

Warren D. Taft and Richard A. Taft, Trustees of the Daniel H. Taft Irrevocable Trust UDT dated August 8, 1984, recorded with Worcester District Registry of Deeds in Book 8331, Page 274, County, Massachusetts, of 107 Hartford Avenue, Mendon, Worcester

in consideration of One Dollar

grant to Warren D. Taft and Lois E. Taft, as joint tenants and not as tenants in common

of 148 Uxbridge Road, Mendon, MA

with quitclaim covenants

~~XXXXXXXX~~ A parcel of land situated on the Southerly side of Uxbridge Road, in the Town of Mendon, Worcester County, Massachusetts, containing 40,000 square feet of land and shown as Lot 4 on a "Plan of Land in Mendon, Mass., owned by Daniel H. and Lois E. Taft, dated September 11, 1979, by Lavallee Brothers Inc." and recorded in the Worcester District Registry of Deeds, Plan Book 484, Plan 67 and more particularly bounded and described as follows:

- BEGINNING at a point on the Southerly side of Uxbridge Road at the Northeasterly corner of the parcel described herein;
- THENCE South 10°43'19" East 161.98 feet by land now or formerly of Hackenson to a point;
- THENCE South 11°28'17" West 254.26 feet by lot 5 on said plan to a stone wall;
- THENCE South 58°30'00" West 57.11 feet along said stone wall and by land now or formerly of Cass to a point;
- THENCE North 7°57'19" West 295.00 feet along a stone wall by land now or formerly of Cass to a point;
- THENCE North 78°00'02" East 39.00 feet by land now or formerly of Nadeau to a point;
- THENCE North 9°36'12" West 124.82 feet by said Nadeau land to a point in the Southerly lien of Uxbridge Road;
- THENCE Northeasterly along the Southerly line of Uxbridge Road, 93.81 feet to the point of beginning.

Being the same premises conveyed to us by Deed dated August 22, 1984 and recorded in Worcester District Registry of Deeds in Book 8331, Page 281.

The grantors hereby certify that: said Trust is in full force and effect; that said Trust has not been amended or revoked; that they are the duly appointed Trustees; and that they have been authorized by the beneficiary of said Trust to execute this Deed.

Property Address: 148 Uxbridge Road, Mendon, Mass.

JUN 6 12 02 PM '93

Executed as a sealed instrument this

(St) day of July 19 93
DANIEL H. TAFT IRREVOCABLE TRUST

Warren D. Taft
Warren D. Taft, Trustee

Richard A. Taft TR
Richard A. Taft, Trustee

Richard A. Taft, Trustee

The Commonwealth of Massachusetts

Worcester

ss.

July 1, 19 93

Then personally appeared the above named Warren D. Taft and Richard A. Taft,
as Trustees of the Daniel H. Taft Irrevocable Trust

and acknowledged the foregoing instrument to be ~~their~~ free act and deed,

Dennis M. Sullivan
Before me
Dennis M. Sullivan

Dennis M. Sullivan
Notary Public — Justice of the Peace

My commission expires May 9, 19 97

ATTEST, WORC., Anthony J. Vigliotti, Register