

I, JEFFREY A. GUI,

of Hopedale, Worcester County, Massachusetts,

in consideration of --ONE HUNDRED FORTY THOUSAND (\$140,000.00) DOLLARS----

grant to MYRON H. STONE and ELIZABETH P. STONE, husband and wife,
as tenants by the entirety and not as tenants in common,

of 140 Blackstone Street, Mendon,
Worcester County, Massachusetts,

with quitclaim covenants

~~the land in~~

Two certain parcels of land situated on the easterly side of
Blackstone Street, Mendon, Worcester County, Massachusetts and
being more particularly bounded and described as follows:

PARCEL ONE

The land on the easterly side of Blackstone Street in said
Mendon being shown as Lot No. 1 on a plan entitled "Plan of Land in
Mendon, Mass. Owned by Myron Stone, Scale: 1"=40', May 23, 1979 by
Shea Engineering & Survey Company", filed with Worcester District
Registry of Deeds in Plan Book 478, Plan 12, and being more particu-
larly bounded and described as follows:

Being in a drill hole at the corner of stone walls on the
easterly line of Blackstone Street in said Mendon,

THENCE N. 79° 30' 00" E., 310.00 feet by a stone wall and
land now or formerly of Robert F. Kelly et ux. to a
point;

THENCE N. 02° 29' 15" E., 188.69 feet by land now or formerly
of Myron Stone to a point;

THENCE S. 81° 47' 30" W., 315.95 feet by other land now or
formerly of said Myron Stone to an I bar on the
easterly line of said Blackstone Street;

THENCE S. 01° 34' 10" W., 124 feet to a point;

THENCE S. 02° 20' 35" E., 76 feet to the point of beginning,
the last two courses being by the easterly line of
said Blackstone Street.

Containing 60,067 square feet of land according to said plan.

Being the same premises as conveyed to me by Deed of Richard
D. Ahearn et ux. dated May 31, 1984 and recorded with Worcester
District Registry of Deeds, Book 8213, Page 377.

Said premises are conveyed subject to a grant of right and
easement to American Telephone and Telegraph Company by Instrument
dated January 31, 1967, recorded with said Deeds, Book 4734, Page
212, if the same affects the locus.

PARCEL TWO

A certain parcel of land situated on the easterly side of
Blackstone Street, in said Mendon, and being shown as Lot No. 140
on plan of land entitled "Plan of Land in Mendon, Mass., Surveyed

PROPERTY ADDRESS: Lots 1 and 140 Blackstone Street, Mendon, MA

Apr 4 9 09 AM '90

for Myron H. Stone et al, Scale 1" = 80', April 20, 1984, Shea Engineering & Surveying Company, Mendon, Mass.", filed with Worcester District Registry of Deeds, Plan Book 520, Plan 73, and being more particularly bounded and described as follows:

Beginning at an iron bar at the northwesterly corner of said lot on the easterly sideline of Blackstone Street and the southwesterly corner of Lot No. 136,

THENCE N. 81° 47' 30" E., a distance of 1,181.00 feet by Lot No. 136 to an iron bar at a corner;

THENCE S. 08° 12' 30" E., a distance of 185.93 feet by Lot No. 136 to a drill hole at a corner;

THENCE S. 78° 38' 00" W., a distance of 46.74 feet by a wall to a corner;

THENCE S. 79° 02' 40" W., a distance of 287.76 feet by a wall to a drill hole at a corner;

THENCE S. 78° 22' 10" W., a distance of 369.18 feet by a wall to a drill at a corner;

THENCE S. 79° 22' 40" W., a distance of 212.10 feet to a corner; the last four (4) courses being by land of Kelly;

THENCE N. 02° 29' 15" E., a distance of 188.69 feet to a corner;

THENCE S. 81° 47' 30" W., a distance of 315.95 feet by Lot No. 1 to an iron pipe at a corner on the easterly sideline of Blackstone Street;

THENCE N. 08° 36' 00" E., a distance of 50.00 feet by the easterly sideline of Blackstone Street to the point of beginning.

Said Lot No. 140 contains 201,852 square feet or 4.63 acres according to said plan.

Being the same premises as conveyed to me by Deed of Cornelis S. Vandervalk et ux. dated March 27, 1990 and recorded herewith as Instrument No. 28997.

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BREDS REG 20
WORCESTER

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CAS-	639.49

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Executed as a sealed instrument this 4th day of April 19 90

Jeffrey A. Guin

The Commonwealth of Massachusetts

WORCESTER, ss.

April 4

Then personally appeared the above named Jeffrey A. Gui

and acknowledged the foregoing instrument to be his free act and deed,

Before me,

DAVID A. RANDI Notary

Notary Public — ~~THOMAS J. POLK~~

My commission expires _____

11/10

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ATTEST: WORC., Anthony J. Vigliotti, Registrar