

Worcester South District Registry of Deeds Electronically Recorded Document

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Recording Information

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 MASSACHUSETTS EXCISE TAX
 Worcester District ROD #20 001
 Date: 10/15/2020 01:22 PM
 Ctrl# 215240 13581 Doc# 00122692
 Fee: \$2,234.40 Cons: \$490,000.00

Worcester South District Registry of Deeds
 Kathryn A. Toomey, Register
 90 Front St
 Worcester, MA 01608
 (508) 798-7717

QUITCLAIM DEED

Alan D. Tetreault, Jr., being a married man, having an address of 18 Gaskill Street, Mendon, Massachusetts,

In consideration and in full consideration of FOUR HUNDRED NINETY THOUSAND AND 00/100 (\$490,000.00) DOLLARS received,

grants to Cynthia N. McClelland and James Mankus as wife and husband tenants by the entirety, now of 18 Gaskill Street, Mendon, Massachusetts,

with QUITCLAIM COVENANTS:

A certain tract or parcel of land, together with the buildings thereon, situated on the easterly side of Providence Street in said Mendon, and being shown as lot 18A, consisting of 49,275.2 square feet or 1.13 acres of land, more or less, on a plan entitled "Plan of Land in Mendon, MA. Surveyed for Lionel Leclair, 18 Gaskill St., Mendon, MA. Scale 1" = 40' Date June 13, 1997 Shea Engineering & Surveying Co., Inc." filed with Worcester District Deeds, Plan Book 718, Plan 115, to which plan reference may be made for a more particular description.

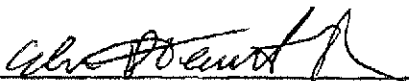
The Grantor does hereby release all homestead rights in the said premises, if any exist.

The undersigned Lauren E. Tetreault, the wife of Alan D. Tetreault, Jr., the Grantor herein, does hereby release any and all homestead rights in the premises.

Being the same premises conveyed to the Grantor by deed of Gertrude F. Leclair, Trustee of the Leclair Realty Trust, recorded with the Worcester District Deeds in Book 48985, Page 385 and dated May 2, 2012.

Property Address: 18 Gaskill Street, Mendon, MA

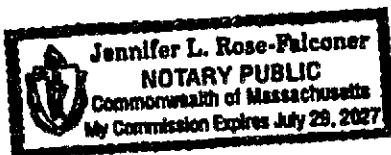
WITNESS MY HAND AND SEAL this 13th day of October, 2020.

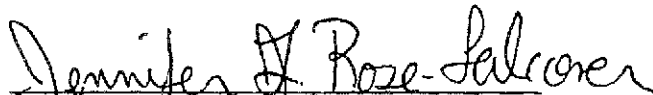

By: Alan D. Tetreault, Jr.

COMMONWEALTH OF MASSACHUSETTS

WORCESTER, ss

On this 13th day of October, 2020, before me the undersigned notary public, personally appeared the above-named Alan D. Tetreault, Jr. who proved to me to be the person/s whose name/s is signed on the foregoing Deed by providing Massachusetts a driver's license, and acknowledged to me that he signed it voluntarily for its stated purpose.




Notary Public: Jennifer L. Rose-Falconer
My Commission Expires: 7/29/27

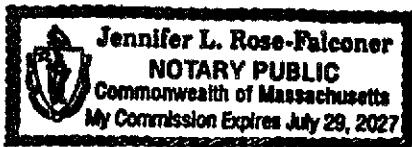
WITNESS MY HAND AND SEAL this 15th day of October, 2020.

Lauren E. Tetreault
By: Lauren E. Tetreault

COMMONWEALTH OF MASSACHUSETTS

WORCESTER, ss

On this 15th day of October, 2020, before me the undersigned notary public, personally appeared the above-named **Lauren E. Tetreault** who proved to me to be the person/s whose name/s is signed on the foregoing Deed by providing Massachusetts a driver's license, and acknowledged to me that she signed it voluntarily for its stated purpose.



Jennifer L. Rose-Falconer
Notary Public Jennifer L. Rose-Falconer
My Commission Expires: 7/29/27