

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: 03/10/2021 11:34 AM
Ctrl# 220825 14551 Doc# 00033208
Fee: \$456.00 Cons: \$100,000.00

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

QUITCLAIM DEED

Randi W. Nuttall Sr., a married man, of Mendon, Massachusetts

for consideration paid in the amount of One Hundred Thousand and 00/100 (\$100,000.00) Dollars

grants to **North Pond LLP**, a Massachusetts Limited Liability Partnership with a principal office at 18 Pleasant Street, Mendon, Massachusetts,

with quitclaim covenants

a certain parcel of land, together with the buildings and improvements thereon, situated on the northerly side of Hartford Avenue West in Mendon, Worcester County, Massachusetts and shown on a plan of land entitled "PLAN OF LAND sold by WILLIAM J. HAZARD MENDON, MASS NOV. 1954" and filed with the Worcester County (Worcester District) Registry of Deeds in Plan Book 217, Plan 123, to which plan reference may be made for a more particular description.

Said parcel contains 1.02 acres of land, more or less, according to said plan.

Said parcel is conveyed subject to a decision by the Mendon Zoning Board of Appeals recorded herewith.

The Grantor hereby releases all rights of Homestead to and in the granted premises and swears and acknowledges under the pains and penalties of perjury that no other persons are entitled to the benefit of an existing estate of Homestead.

Being a portion of the premises conveyed to the Grantor by deed dated December 26, 2003 and recorded with the Worcester County (Worcester District) Registry of Deeds in Book 32561, Page 303.

Witness my hand and seal this 3rd day of March, 2021.

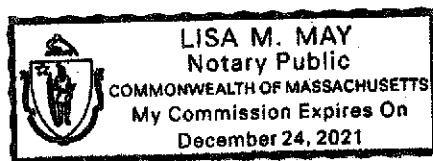
Randi W. Nuttall Sr.
Randi W. Nuttall Sr.

COMMONWEALTH OF MASSACHUSETTS

Worcester, ss.

On this 3rd day of March, 2021, before me, the undersigned notary public, personally appeared Randi W. Nuttall Sr., proved to me through satisfactory evidence of identification, which was personal knowledge, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he signed it voluntarily for its stated purpose.

Lisa M. May
Lisa M. May, Notary Public
My Commission Expires: 12/24/2021



ATTEST: WORC Kathryn A. Toomey, Register