

We, EARL M. MASON and ALICE P. MASON, husband and wife,
as tenants by the entirety, both

of UPTON, Worcester County, Massachusetts,

being ~~un~~married, for consideration paid, grant to WILLIAM T. HENSEL and ANNE T. HENSEL,

Husband and wife, as tenants by the entirety, both

of MENDON, in said County,

with warranty covenants, a certain parcel of land, with the buildings thereon

~~the land in~~ and all the privileges and appurtenances thereto belonging:

[Description and encumbrances, if any]

situated in said MENDON on the southerly side of Northbridge Road and being lots numbered 12 and 13 on plan of land entitled "Windy Hill Plat Subdivision of Land Owned by Albert L. & Helen H. Johnson, Mendon, Mass., dated September, 1948, Francis J. Brennan, Surveyor", filed with Worcester District Registry of Deeds, Plan Book 154, Plan 104, said lots being together further bounded and described as follows:

Northerly by said Northbridge Road one hundred fifty (150) feet;
Westerly by lot numbered 11 as shown on said plan one hundred fifty (150) feet;
Southerly by lots numbered 18 and 19 as shown on said plan one hundred fifty (150) feet; and
Easterly by lot numbered 14 as shown on said plan one hundred fifty (150) feet.

CONTAINING twenty-two thousand five hundred (22,500) square feet of land.

The above granted premises are hereby conveyed subject to the following restrictions: Each lot shall be used only as a site for one dwelling house of not less than five rooms, Quonset Huts excluded, standing at least twenty-five (25) feet from the southerly line of said Northbridge Road. There may be erected on said lots a private automobile garage to be used in connection with such house, provided, however, that no garage shall be placed on said lots within twenty-five (25) feet from the southerly line of said Northbridge Road. Lot numbered 13 is conveyed subject to the covenant that no building or other structure will be erected or placed on lot numbered 13 as shown on said plan within thirty (30) feet of the westerly boundary line of lot numbered 14.

Meaning and intending to convey and hereby conveying the same and all the same premises as were conveyed to Albert L. Johnson, Sr., by deed of Albert L. Johnson, Jr., et ux, dated November 4, 1949, recorded with said Registry, Book 3220, Page 345.

BEING the same premises conveyed to grantors by deed of Albert L. Johnson, Sr., dated May 31, 1950, recorded with said Registry, Book 3259, Page 275.

