

I, William R. Feeley, of Franklin, in the County of Norfolk and Commonwealth of Massachusetts, being unmarried, for consideration paid, grant to Delphus G. Laundry, of said Franklin, with Quitclaim Covenants, that certain piece or parcel of land, together with all buildings and improvements thereon, situated on the Southerly side of Northbridge Road, a Worcester County highway, in Mendon, in said County of Worcester, comprising the major portion of Lot number 4 and all of Lots numbered 27 and 28, shown on plan entitled, "Windy Hill Plat", subdivision of land owned by Albert L. & Helen H. Johnson, Mendon, Mass., made by Francis J. Brennan, Surveyor, dated Sept. 1948, duly recorded with Worcester District Deeds, and bounded and described as follows:- Beginning at the Northwesterly corner of said Lot number 4, on the Southerly location line of said Northbridge Road and at the Northeasterly corner of Lot number 3, all as shown on said plan, and thence running South, 6° 03' 00" East, by said Lot number 3, one hundred six (106) feet; thence turning and running North, 83° 57' 00" East, ten (10) feet; thence turning and running again South 6° 03' 00" East, forty-four (44) feet; thence turning and running South, 83° 57' 00" West, by the Southeasterly line of said Lot number 4, in part, and by the Southeasterly line of Lot number 3, eighty-five (85) feet to the Northeasterly corner of Lot number 29, as shown on said plan; thence turning and running South, 6° 03' 00" East, by said Lot number 29 ^{and by Lot No. 30} one hundred fifty (150) feet to the Northerly line of Pinewood Street, as shown on said plan; thence turning and running North, 83° 57' 00" East, with the Northerly line of said Pinewood Street, one hundred fifty (150) feet to the Southwesterly corner of Lot number 26, as shown on said plan; thence turning and running North, 6° 03' 00" West by said Lot number 26 and by Lot numbered 5, three hundred (300) feet to the Southerly location line of said Northbridge Road, all as shown on said plan; and thence turning and running South, 83° 57' 00" West, with the Southerly location line of said Northbridge Road, seventy five (75) feet to the point of beginning.

Together with a right of way for all purposes over said Pinewood Street, to be used in common with the owners of other lots on said plan.

Being a portion of the same premises conveyed to me by Delphus G. Laundry and Mary J. Laundry, by deed dated December 29, 1949 and