

137706

Return to: Joyce L. Tusoni
20 Northbridge Road
Mendon, MA 01756

QUITCLAIM DEED

I, Joyce Tusoni (a/k/a Joyce L. Tusoni) of Mendon, Worcester County, Massachusetts,

For consideration paid and in full consideration of less than (one hundred dollars) \$100.00

Grant a one-half (1/2) undivided interest to Joyce L. Tusoni of 20 Northbridge Road, Mendon, Massachusetts and a one-half (1/2) undivided interest to Richard J. Tusoni, Jr and Wendy J. Tusoni, husband and wife, both of 20 Northbridge Road, Mendon, Massachusetts, all as tenants in common

With *Quitclaim* Covenants

The land in Mendon, Worcester County, Massachusetts, with the buildings thereon, situated on the southerly side of Northbridge Road and the northerly side of Pinewood Street, and being the major portion of Lot #4 and all of Lot #27 as shown on Plan entitled "Windy Hill Plat, Subdivision of land owned by Albert L. and Helen H. Johnson, Mendon, Mass.", dated September 1948, Francis J. Brennan, Surveyor, said plan filed with Worcester District Deeds, Plan Book 154, Plan 104, and bounded and described as follows:

Beginning at the northwesterly corner of said Lot No. 4 on the southerly location line of said Northbridge Road and at the northeasterly corner of Lot No. 3 on said plan;

THENCE S. 06° 03' E., with Lot No. 3 on said plan, 106 feet;

THENCE N. 83° 57' E., 10 feet;

THENCE S. 6° 03' E., 44 feet;

THENCE S. 83° 57' W. with the northerly line of Lot No, 27 on said plan, 10 feet to corner of Lot No. 28 on said plan;

THENCE S. 6° 03' E. with Lot No. 28 on said plan, 150 feet to the northerly line of said Pinewood Street;

THENCE N. 83° 57' E. with the northerly line of said Pinewood Street, 75 feet to corner of Lot No. 26 on said plan;

THENCE N. 6° 03' W. with Lots No. 26 and No. 5 on said plan, 300 feet to the southerly location line of side Northbridge Road; thence

PROPERTY ADDRESS: 20 Northbridge Street, Mendon

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THENCE S. 83° 57' W. with said location line of said Road, 75 feet to the point of beginning.

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

Being the same and all the same premises as were conveyed to Richard S. Tusoni and Joyce L. Tusoni by deed of Ruth Bridge, Executrix dated April 22, 1974 and recorded with the Worcester District Registry of Deeds in Book 5480 Page 91. See also deed of Andrew S. Richardson, Trustee, recorded herewith.

WITNESS my hand and seal this eighth day of November 2000.

Joyce Tusoni AKA Joyce L. Tusoni

Joyce Tusoni (a/k/a Joyce L. Tusoni)

THE COMMONWEALTH OF MASSACHUSETTS

Worcester,ss.

November 8, 2000

Then personally appeared the above named Joyce Tusoni and acknowledged the foregoing instrument to be her free act and deed before me

Francis X. Small

Notary Public: Francis X. Small
My Commission Expires: July 8, 2005

Small

ATTEST: WORC. Anthony J. Vigliotti, Register