

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: 11/13/2018 09:33 AM
Ctrl# 189794 01569 Doc# 00120100
Fee: \$1,140.00 Cons: \$250,000.00

Worcester South District Registry of Deeds
Anthony J. Vigliotti, Register
90 Front St
Worcester, MA 01608
(508) 798-7717

QUITCLAIM DEED

Richard M. Mattson and Vivian C. Mattson, husband and wife, of Mendon, Worcester County Massachusetts

for consideration of TWO HUNDRED FIFTY THOUSAND AND 00/100 DOLLARS (\$250,000.00) PAID

grant to Jeffrey P. Dufficy, Trustee of the 31 Northbridge Street Realty Trust u/d/t dated November 8, 2018, with a mailing address of 9 Forest Park Drive, Mendon, Worcester County, Massachusetts

with Quitclaim Covenants

that certain parcel of land situated on Northbridge Road, Mendon, Worcester County, Massachusetts, being shown as Lot 31A and Parcel A, on a plan entitled "Plan of Land Located at 31 Northbridge Road, Mendon, MA Owned by Richard & Vivian Mattson, prepared by Land Planning, Inc. dated August 23, 2018 and recorded with the Worcester County Registry of Deeds in Plan Book 938 Page 64, on October 18, 2018, which plan is hereby made for a more particular description of said Lot 31A and Parcel A.

Being a portion of the premises conveyed to said grantor by deed recorded in the Worcester County Registry of Deeds in Book 3482 Page 18.

Grantors hereby release their rights of Homestead and further state under the pains and penalties of perjury that no other person is entitled to the benefits of an existing estate of Homestead.

For authority, see Powers of Attorney recorded in Worcester County Registry of Deeds Book 59663, Page 209 and Book 59663, Page 219.

Locus: 31 Northbridge St. Mendon MA

Witness my hand and seal this 8th day of November 2018.

Susan C Campbell, Attorney in Fact for Richard M Mattson
Susan C. Campbell, Attorney in Fact for Richard M. Mattson

Susan C Campbell Attorney in fact for Vivian C Mattson
Susan C. Campbell, Attorney in Fact for Vivian C. Mattson

COMMONWEALTH OF MASSACHUSETTS

WORCESTER, SS:

November 8, 2018

On this 8th day of November, before me, the undersigned notary public, personally appeared Susan C. Campbell and provided to me through satisfactory evidence of identification which was a Driver's License to be the person whose name is signed on the preceding or attached document, and acknowledged to me that she signed it voluntarily for its stated purpose as Attorney in Fact for Richard M. Mattson and Vivian C. Mattson and as their free act and deed.

Thomas L. McLaughlin
Thomas L. McLaughlin, Notary Public
My Commission Expires: 2/15/2019

