

I, Kenneth Waine
of Mendon,

Worcester County, Massachusetts,
paid

being unmarried, for the full consideration of ^{10,650.00}
~~30,500.00~~

grant to Henry H. Babcock, II and Ritva H. Babcock, husband and wife as tenants by the entirety

of Washington Street, Mendon, Worcester County, Massachusetts
with quitclaim covenants ~~the tenants~~

A certain tract or parcel of land, with the buildings thereon, situated on the easterly side of Washington Street, in said Mendon, and being lots numbered 31 and 32 on plan of Windy Hill Plat owned by Albert L. and Helen H. Johnson, Mendon, Mass. September 1948, filed with Worcester District Deeds, Plan Book 154, Plan 104, and being more particularly bounded and described as follows, to wit:-

Northerly by Pinewood Street, as shown on said plan, 128.95 feet;

Easterly by lot numbered 33, as shown on said plan, 150 feet;

Southerly by land of one Johnson, as shown on said plan, 114.91 feet; and

Westerly by said Washington Street, as shown on said plan, 150.66 feet.

Together with a right of way over said Pinewood Street for the usual street purposes.

Meaning and intending to convey and hereby conveying the same and all the same premises as were conveyed to me by Deed of George G. Thomson dated June 24, 1968 and recorded with Worcester District Registry of Deeds, Book 4862, Page 200.

Said premises are conveyed subject to the municipal real estate taxes assessed or to be assessed for the period July 1, 1974 to December 31, 1974 which taxes the grantee hereby assumes and agrees to pay.

Said premises are conveyed subject to a mortgage from Kenneth Waine to the Milford Federal Savings and Loan Association dated June 8, 1973, recorded with said Deeds, Book 5348, Page 354, on which mortgage there is presently an unpaid balance of principal and interest in the amount of \$19,847.79, which mortgage the grantee hereby assumes and agrees to pay as part consideration for this deed.

Executed as a sealed instrument this twentieth day of June 1974

Kenneth Waine

GRANTEE(S) ADDRESS:

044766 WORCESTER COMMONWEALTH OF MASSACHUSETTS DEEDS & EXCISE JUN 20 1974 25.08

The Commonwealth of Massachusetts

WORCESTER, ss.

June 20, 1974

Then personally appeared the above named Kenneth Waine

and acknowledged the foregoing instrument to be his free act and deed.

Before me, Alfred P. Cenedella, Jr.
Alfred P. Cenedella, Jr., Notary Public

My commission expires October 29, 1976

Recorded JUN 20 1974 at 1 h. 5 m. P.M.