



2012 00090462

Bk: 49379 Pg: 107
Page: 1 of 2 08/01/2012 10:40 AM WD

QUITCLAIM DEED

MASSACHUSETTS EXCISE TAX
Worcester District ROD #20 001
Date: 08/01/2012 10:40 AM
Ctri# 113256 30498 Doc# 00090462
Fee: \$820.80 Cons: \$180,000.00

I, LILLIAN N. DRAKE, TRUSTEE OF THE DRAKE FAMILY FUNDING TRUST, dated January 26, 1994, recorded at the Worcester County Registry of Deeds, Book 16031, Page 342, of Mendon, Massachusetts 01756

for consideration paid of One Hundred Eighty Thousand and 00/100 (\$180,000.00) Dollars

grant to ROSENE Z. NOLT and JOY C. LAUVER, as TENANTS IN COMMON, both of 213 South Main Street, Hopedale, Massachusetts 01747

with quitclaim covenants

The land in said Mendon, together with the buildings thereon, situated on the easterly side of Providence Road, bounded and described as follows:

Beginning at a stake on said easterly side of Providence Road and at the southerly corner of land of Charles F. Leonard, et ux;

THENCE northeasterly, 582 feet by said Leonard land to a stake at land now or formerly of one Woleck;

THENCE southeasterly by said last mentioned land, 215 feet to a stake at land now or formerly of one Hoisington, formerly of said Leonard;

THENCE southwesterly, 560 feet by said last mentioned land to a stake at said Providence Road;

THENCE northwesterly, 215 feet by said Providence Road to a stake at the point of beginning.

For grantor's title see Quitclaim Deed of Donald P. Drake, et ux., to Donald P. Drake, et al., Trustees Of The Drake Funding Trust, dated January 26, 1994, recorded at the Worcester County Registry of deeds, Book 16031, Page 352. Donald P. Drake is now deceased, having passed away on March 20, 1994, a resident of Mendon, Massachusetts.

Property Address: 92 Providence Road, Mendon, MA 01756

Witness my hand and seal this 31st day of JULY, 2012.

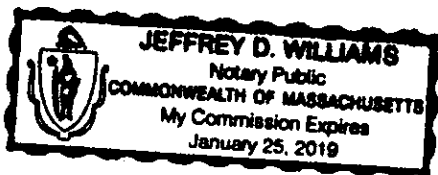
THE DRAKE FAMILY FUNDING TRUST

BY: Lillian N. Drake, Trustee
LILLIAN N. DRAKE, Trustee

COMMONWEALTH OF MASSACHUSETTS

Barnstable, ss.

On this 31st day of JULY, 2012, before me, the undersigned notary public, personally appeared LILLIAN N. DRAKE, TRUSTEE OF THE DRAKE FAMILY FUNDING TRUST, proved to me through satisfactory evidence of identification which was personally identified to me, 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.



Jeffrey D. Williams
Jeffrey D. Williams, Notary Public
My Commission Expires: 1/25/19