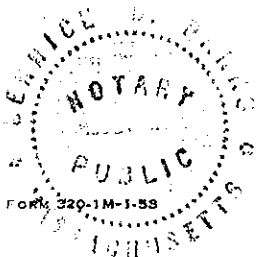


Suffolk ss. May 18, 19 54

Then personally appeared the above named N. Preston Breed and acknowledged the foregoing instrument to be the free act and deed of THE PROVIDENT INSTITUTION FOR SAVINGS IN THE TOWN OF BOSTON.

before me,



Bernice D. Parks Notary Public - Justice of the Peace

My commission expires 19.....

My commission expires Oct. 19, 1956

Recorded June 11, 1954 at 4h. 1m. P. M.

END OF INSTRUMENT

We, Albert J. Valeika and Dorothy A. Valeika, husband and wife, and Ursula Anesta, unmarried, all of Mendon, Worcester County, Massachusetts,

being unmarried, for consideration paid, grant to Louis V. Merolli, Jr., and Theresa M. Merolli, husband and wife, as tenants by the entirety, both of Milford, Worcester County, Massachusetts,

with Quitclaim covenants

A certain tract or parcel of land situated on the westerly side of Bates Street, so-called, a former Massachusetts state highway, in said Mendon, more particularly bounded and described as follows, to wit:-

Beginning at a cement bound at the northeasterly corner of the granted premises on the westerly side of said Street and at land of one Barrows, formerly of these grantors, which cement bound is 125.0 feet distant S. 0° 48'E. of a Mendon highway bound; thence S. 0° 48'E. by the westerly line of said Bates Street 100.0 feet to a cement bound; thence S. 88° 18'W. by remaining land of the grantors 364.60 feet to a cement bound; thence N. 0° 48'W. by land of one McTurk 100.0 feet to a cement bound; thence N. 88° 18'E. by said Barrows land 364.60 feet to the bound at the point of beginning.

Being a portion of the premises shown on Plan filed with Worcester District Deeds, Plan Book 161, Plan 22, and entitled Plan of Land sold by Robert McTurk to Lester P. Cramb et ux. Mendon, Mass. August 1949, Francis J. Brennan, Surveyor, Uxbridge, Mass.

For our title see Deeds of Lester P. Cramb et ux., to us dated June 4, 1953, recorded with said Deeds, Book 3509, Page 287 and 333 respectively.