

ISABELLE B. GRANT

Of Mendon, Worcester County, Massachusetts,
in consideration of

ONE HUNDRED FIFTY THOUSAND (\$150,000.00) DOLLARS, PAID

grant(s) to JAMES H. GRANT and DIANE B. GRANT, husband and wife as tenants by the entirety both of 7 Pine Needle Drive, Mendon, Worcester County, Massachusetts

with quitclaim covenants

A certain parcel of land with the buildings thereon situated on the southeasterly side of Millville Road, a Worcester County Highway, in said Mendon, Worcester County, Massachusetts, and being bounded and described as follows:

BEGINNING at a point on the southeasterly location line of said Road as laid out December 30, 1932 by the Worcester County Commissioners, said point being 762.82 feet measured southwesterly along the location line of said Road from land of Phineas A. and Bertha D. Millis, formerly of Thomas F. Kelley;

THENCE proceeding S. 58° 52' W. by the line of said Road, 155.12 feet to a Worcester County Highway Bound;

THENCE southwesterly by the line of said Road by a curve to the left of 570 feet radius 462.39 feet to a Worcester County Highway Bound;

THENCE S. 12° 23' W., 51.40 feet to a wall;

THENCE S. 80° 57' E., with the line of a wall by land of said Kelley 154.83 feet to a drill hole in the wall;

THENCE N. 83° 28' E., with the line of a wall 32.21 feet to a drill hole in the wall;

THENCE N. 63° 27' E., with the line of a wall and partly by the remains of a wall 434.80 feet to a drill hole in the wall at land of said Kelley;

THENCE N. 27° 30' W., with the line of a wire fence by land of said Kelley 364.40 feet to the point of beginning.

Containing 3.75 acres, more or less.

The foregoing premises are shown on Plan of Land sold by Thomas F. Kelley to James H. Grant, Mendon, Mass. April 1950 by Francis J. Brennan, Surveyor, recorded in Worcester Registry of Deeds, Plan Book 165, Plan 110.

Property Address: 32 Millville Road, Mendon, Massachusetts

Dec 7 10 15 AM '90

Meaning and intending to convey and hereby conveying the premises conveyed to James H. Grant by deed of Thomas F. Kelley, dated September 1, 1950, recorded in the Worcester District Registry of Deeds, Book 3286, Page 342.

Excepting from the above described premises the portion thereof as was conveyed to Alfred C. Comolli et ux, under deed dated March 1, 1952, recorded in said Deeds, Book 3439, Page 460, as well as the portion of the premises conveyed to Harry R. Grant et ux, under deed dated June 12, 1956, recorded in said Deeds, Book 3782, Page 143.

Being the same and all the same premises as were conveyed by Deed of James H. Grant to James H. Grant and Isabelle B. Grant under instrument dated November 1, 1983, recorded Worcester District Registry of Deeds, Book 7974, Page 321. The said James H. Grant died a resident of Mendon, Massachusetts on August 2, 1990.

This instrument does not create any new boundaries.

TAX 684.00
CASH 684.00
336A1A0 10:02
EXCISE TAX
12/07/90
DEEDS REG 20
WORCESTER

Executed as a sealed instrument this 4th day of December 1990

Isabelle B. Grant
ISABELLE B. GRANT

Commonwealth of Massachusetts

Worcester, ss. December 4, 19 90

Then personally appeared the above-named Isabelle B. Grant

and acknowledged the foregoing instrument to be her free act and deed,

before me *Aldo B. Consigli, Jr.* Notary Public
Aldo B. Consigli, Jr.

My commission expires 12/3/93

ATTEST: WORC., Anthony J. Vigliotti, Register

T.N.E.