

I, Joseph L. DeLuca,

of Milford,

Worcester

County, Massachusetts,

~~for and in consideration of the sum of~~

for - - - - ELEVEN THOUSAND (\$11,000.00) - - - - Dollars paid,
grant to Robert F. Kearsley and Muriel E. Kearsley, husband and
wife, as tenants by the entirety, both of 301 Highland Street,
Milford, Worcester County, Massachusetts,

with quitclaim covenants

FIRST PARCEL: A certain tract or parcel of land situated on
the northwesterly side of the Uxbridge Road in Mendon, Worcester
County, Massachusetts, and being more particularly bounded and
described as follows, to wit:-

Beginning at the southeasterly corner of the granted premises
at a point in the northwesterly location line of said Road, at a
point in a stone wall and at land of one Smith,

THENCE southwesterly by the northwesterly location line of
said Road, 271 feet, more or less, to a point;

THENCE N. 27° 21' W. by land of one Fantini, 320 feet, more
or less, to a point in the Mendon-Uxbridge Town Line;

THENCE N. 0° 31' W. by said Town Line, 278 feet to a point
on a stone wall;

THENCE N. 87° 46' E. by said stone wall, 257.10 feet to the
corner of stone walls;

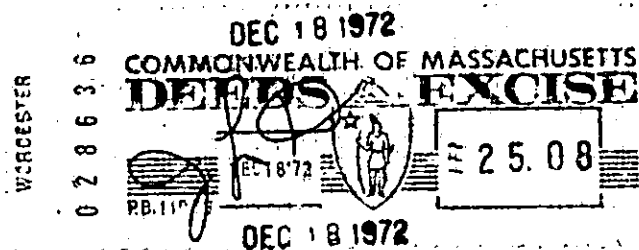
THENCE S. 16° 14' E., 174.75 feet to a point; and

THENCE S. 17° 19' E., 310.70 feet to the point of beginning,
the last two courses bounding by a stone wall and said
Smith land.

Containing 3.62 acres, more or less.

Said premises are shown on plan entitled, "Land of Severio
Fantini, et ux. Mendon, Mass Nov. 18, 1967 John R. Andrews Jr.
Surveyor", recorded with Worcester District Deeds, Plan Book 314,
Plan 35.

Meaning and intending to convey and hereby conveying the
same and all the same premises as were conveyed by Deed of
Everett F. Goodnow to Joseph L. DeLuca et ux. dated September 6,
1968, recorded with Worcester District Deeds, Book 4882, Page 14.



SECOND PARCEL: The land in the westerly part of Mendon, Worcester
County, Massachusetts, on the southerly line of the State Highway
leading from Mendon to Uxbridge, and being the same premises described
in deed of Waldo M. Thayer to Margaret A. Seagrave dated August 3,
1922 and recorded with Worcester District Deeds, Book 2280, Page 206,
and described in said deed as follows:

"Commencing at a stake on said line two hundred feet easterly
of the line between said towns at the corner of land deeded this
day to George A. Seagrave thence southerly at an angle of ninety
three degrees with said highway line one hundred feet to a point

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on the southerly side of the brook; thence easterly about one hundred and eight feet to a stone wall by a birch tree; thence northeasterly with said wall to the line of said highway, one hundred feet; thence westerly with the southerly line of said highway two hundred and forty-five feet to the place of beginning."

Said premises are conveyed subject to any taking of record by the Commonwealth of Massachusetts for highway purposes and also subject to culvert rights granted to Commonwealth of Massachusetts by Deed recorded with said Deeds, Book 3766, Page 104.

Meaning and intending to convey and hereby conveying the same and all the same premises as were conveyed by Deed of John J. DiNardo et ux. to Joseph L. DeLuca et ux. dated February 12, 1969, recorded with Worcester District Deeds, Book 4924, Page 481.

Witness my..... hand and seal this eighth day of December 198⁷²

Joseph L. DeLuca

Commonwealth of Massachusetts

WORCESTER, ss.

December 8, 198 72

Then personally appeared the above-named Joseph L. DeLuca

and acknowledged the foregoing instrument to be his free act and deed, before me,

J. Lawrence Doyle
J. LAWRENCE DOYLE, Notary Public

My commission expires February 23, 1974

Recorded Dec. 18, 1972 at 11h. 43m. A. M.

■ END OF INSTRUMENT ■

We, Robert F. Kearsley and Muriel E. Kearsley, husband and wife, both
of Milford, Worcester County, Massachusetts
for consideration paid, grant to the

Milford Federal Savings and Loan Association

a United States corporation doing business at 246 Main Street, Milford, Worcester County, Massachusetts,
with mortgage covenants to secure the payment of

- - - - THIRTY-ONE THOUSAND SEVEN HUNDRED - - - (\$ 31,700.00) Dollars

with interest thereon, as provided in OUR note of even date, and the observance and performance of all of
the covenants and agreements of this mortgage and of said note:—

FIRST PARCEL: A certain tract or parcel of land, with the buildings thereon, situated on the easterly side of Highland Street in Milford, Worcester County, Massachusetts, and shown on a plan entitled Plan of land deeded to Robert F. and Muriel E. Kearsley by Charles C. and Emily M. Dowden, Milford, Mass. dated October 30, 1956, surveyed by G. L. Dalrymple, filed with Worcester District Deeds, Plan Book 228, Plan 76, and being more particularly bounded and described as follows, to wit:—

*See Partial
Release
B. 5412 P. 226*

*Discharge
B65 37
P. 59*