

ROBERT B. McANDREW and MARION M. McANDREW, husband and wife,

of Clifford, Pennsylvania

~~County~~ ~~Massachusetts~~

~~being married~~, for consideration paid, and in full consideration of \$175,000.00

grant to JAN HORVATH and KATHLEEN COUGHLIN-HORVATH, TRUSTEES OF HORVATH REALTY TRUST, under a Declaration of Trust dated February 1, 1988. recorded with the Worcester District Registry of Deeds herewith as Instrument No. 9282
of 251 Stearns Street, Carlisle, Middlesex County, Massachusetts, ~~quitclaim to tenants~~

~~the land~~ with the buildings thereon, on the northeasterly side of Main Street, in Mendon, in said worcester County, and being more particularly bounded and described as follows:

BEGINNING at the most southerly corner thereof on the northeasterly line of said Main Street at land now or formerly of the Town of Mendon;

THENCE northwesterly by the northeasterly line of said Main Street by a curve to the right having a radius of 780 feet, sixty-nine and 8/10 (69.8) feet, more or less, to a W.C.H. bound;

THENCE N. 35° 18' 50" W. still continuing by the northeasterly line of said Main Street, one hundred twenty-eight and 39/100 (128.39) feet to a point at other land of William T. Hensel and Anne T. Hensel;

THENCE N. 53° 47' 10" E. by other land of William T. Hensel and Anne T. Hensel, two hundred fifty-three and 61/100 (253.61) feet to a point at land now or formerly of one Vincent;

THENCE S. 45° 43' 50" W. by said land now or formerly of one Vincent, one hundred eighty-three and 27/100 (183.27) feet to a point at land now or formerly of the Town of Mendon;

THENCE S. 47° 53' 10" W. by said land now or formerly of the Town of Mendon one hundred thirty-four and 87/100 (134.87) feet to a stone bound;

THENCE: S. 52° 04' 40" W. still continuing by said land now or formerly of the Town of Mendon, one hundred forty-eight and 5/10 (148.5) feet, more or less, to the point of beginning.

CONTAINING 51.872 square feet of land, more or less.

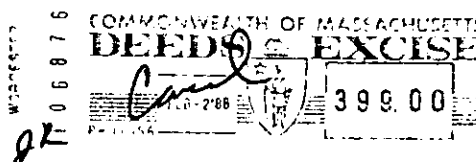
BEING lot "C" shown and designated on a plan of land entitled "Plan to show Property in Mendon, Mass. owned by Wm. T. Hensel et ux., May 4, 1961, survey and plan by Kenneth Shaw", recorded in said Deeds, Plan Book 255, Plan 87.

BEING a portion of the premises conveyed to William T. Hensel and Anne T. Hensel by William R. Hensel and Wilhelmina M. Hensel, by deed dated October 9, 1956, and recorded with Worcester District Registry of Deeds, Book 3814, Page 34.

For title reference see Worcester Registry of Deeds Book 8842, Page 387.

PROPERTY ADDRESS: 14 MAIN STREET, MENDON, MASSACHUSETTS
GRANTEES' ADDRESS: 251 STEARNS STREET, CARLISLE, MASSACHUSETTS

FEB 2 1 40 PM '88



Witness hand and seal this

1988

day of

FEBRUARY

1988

MARION M. MCANDREW

ROBERT B. MCANDREW

The Commonwealth of Massachusetts

Worcester ss.

FEB. 1, 1988

Then personally appeared the above named

ROBERT B. MCANDREW

and acknowledged the foregoing instrument to be

HIS

free act and deed, before me

David T. Pagnini

Notary Public - Justice of the Peace

DAVID T. PAGNINI

My commission expires NOV. 2, 1990

CHAPTER 183 SEC. 6 AS AMENDED BY CHAPTER 497 OF 1969

Every deed presented for record shall contain or have endorsed upon it the full name, residence and post office address of the grantee and a recital of the amount of the full consideration thereof in dollars or the nature of the other consideration therefor, if not delivered for a specific monetary sum. The full consideration shall mean the total price for the conveyance without deduction for any liens or encumbrances assumed by the grantee or remaining thereon. All such endorsements and recitals shall be recorded as part of the deed. Failure to comply with this section shall not affect the validity of any deed. No register of deeds shall accept a deed for recording unless it is in compliance with the requirements of this section.

ATTEST: WORC., Anthony J. Vigliotti, Register