I, PACIFICO M. DECAPUA,
[redacted] of CONSERVATOR of the ESTATE of [redacted] — COMMISSIONER
of Milford, Worcester County, Massachusetts,

by power conferred by Worcester Probate Court, #279822, by Decree dated July 31, 1981 and extended by said Worcester Probate Court,

and every other power,
for Forty thousand ---------- Dollars
paid, grant to Edward B. Mitchell and Frances F. Mitchell, husband and wife, as tenants by entirety, both of 106 Mendon Street, Bellingham, MA. ~~the said~~ A certain parcel of land situated on the easterly and northeasterly side of Bates Street in the Town of Mendon, Commonwealth of Massachusetts, County of Worcester, and bounded and described as follows:

Beginning at a point on the northeasterly side of said Bates Street which point is the southwesterly corner of land now or formerly of Carlo and Ida Molinari and being the most southerly corner of the parcel hereby described;

THENCE running N. 42° 46' West, 199.05 feet to a point of curve;
THENCE Northerly on a curved line having a 380.70 feet radius, 319.70 to a point of tangent;
THENCE N. 5° 26' East, 59.91 feet, the last three lines bounding on aforesaid Bates Street;
THENCE S. 75° 05' East with land now or formerly of Florence Tancrell, 353.82 feet to the aforesaid Molinari land;
THENCE S. 15° 28' W. with said Molinari land and following a stone wall, 423.78 feet to the point of beginning.

Containing 2.37 acres

Being all and the same premises conveyed by deed of Paul F. Tancrell, dated February 26, 1974 and recorded with Worcester District Registry of Deeds in Book 5445, page 291.

Property address: 369 Bates Street, Mendon, MA

CHAPTER 183 SEC. 6 AS AMENDED BY CHAPTER 381 OF 1967
Every deed presented for record shall contain or have endorsed upon it the full name, residence and post office address of the grantee. 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.

Witness my hand and seal this twenty seventh day of January, 1984

Pacifico M. DeCapua
COMMISSIONER AFORESAID

The Commonwealth of Massachusetts

Worcester, ss. January 27, 1984

Then personally appeared the above named Pacifico M. DeCapua

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

Margaret Ozella Notary Public — [redacted]

My commission expires November 19, 1987

JAN 31 1984
COMMONWEALTH OF MASSACHUSETTS
DEEDS EXCISE
$1.20

Recorded JAN 31 1984 at 3h 57m P M