



Bk: 34629 Pg: 173 Doc: DEED
Page: 1 of 2 09/17/2004 03:15 PM

QUITCLAIM DEED

I, JAMES S. FERRUCCI, JR., of Mendon, Worcester County, Massachusetts

FOR CONSIDERATION PAID, AND IN FULL CONSIDERATION OF LESS THAN ONE HUNDRED (\$100.00) Dollars

125/2

GRANT TO JAMES S. FERRUCCI, JR. AND SUE ANN FERRUCCI, as husband and wife, tenants by the entirety, 26 Bellingham Street, Mendon, Worcester County, Massachusetts with *quitclaim covenants*

A certain parcel of land situated northerly and adjoining said James & Johanna Ferrucci land and being 177 feet more or less northerly of Bellingham Road in the Town of Mendon in the County of Worcester, Commonwealth of Massachusetts, bounded and described as follows:

Beginning at a drill hole in a concrete bound at the northeasterly corner of said James & Johanna Ferrucci land;

THENCE N. 53° 03' 26" W. a distance of 270.18 feet along said James and Johanna Ferrucci land to a drill hole in a concrete bound at land of James S. & Georgia O. Ferrucci;

THENCE N. 19° 28' 32" E. a distance of 52.40 feet to a point;

THENCE S. 53° 03' 26" E. a distance of 287.24 feet to a point;

THENCE S. 38° 28' 02" W. a distance of 50.00 feet to the point of beginning, the previous three courses bounding on said James & Georgia O. Ferrucci land.

The above described parcel of land contains an area of 13,930 square feet more or less and is more particularly shown as Parcel B on a plan entitled: "Plan of Land in Mendon, Mass. Property of: James S. & Georgia O. Ferrucci Scale: 30 feet = an Inch, Date: July 12, 1982, Guerriere & Halnon, Inc., Enginerring and Land Surveying", which plan is recorded in Plan Book 503, Page 62.

Meaning and intending to convey a portion of that property, as shown on the aforesaid plan, recorded in the Worcester District Registry of Deeds, Book 13256 Page 367.

Mail to: Lisa M. Alberto, Esq.
203 Main Street
Milford, Ma 01757

rd

Property Address: 26 Bellingham Road, Mendon, MA 01756

2

Witness my hand and seals this 13th day of September, 2004.



JAMES S. FERRUCCI, JR.

COMMONWEALTH OF MASSACHUSETTS

Worcester, ss

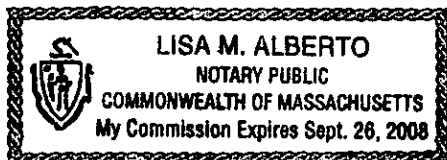
On this 13th day of September, 2004, before me, the undersigned notary public, personally appeared JAMES S. FERRUCCI, JR. and proved to me thorough satisfactory evidence of identification, which was Commonwealth of Massachusetts driver's license photo identification, to be the person whose name is signed on the preceding or attached document(s), and acknowledged to me that he signed it voluntarily for its stated purpose.



Lisa M. Alberto

Notary Public

My commission expires: 09/26/08



ATTEST: WORC. Anthony J. Vigliotti, Register