



2010 00120147

Bk: 46557 Pg: 159

Page: 1 of 2 10/29/2010 10:35 AM WD

MASSACHUSETTS QUITCLAIM DEED

I/We, Barry McGuire and Ellen McGuire of 29 Bellingham Street, Mendon, Massachusetts 01756,

for consideration paid, and in full consideration of TWO HUNDRED NINETY-SIX THOUSAND AND 00/100 Dollars (U.S. \$296,000.00)

grant to Antonio Tomas , of 55 South Bow Street #2, Milford, Massachusetts 01757

with *quitclaim covenants* the following property in Worcester County, Massachusetts.

A certain parcel of land together with buildings thereon located on the southwesterly side of Bellingham Road, a public way in the Town of Mendon, County of Worcester, Massachusetts, said parcel of land being shown as Lot #6 on a plan of land entitled "Plan of Land in Mendon, Mass., Property of Joseph Rosenfeld, Scale 1" = 40', June 11, 1973, Guerriere & Halnon, Inc., Engineering and Land Surveying, 85 South Bow Street, Milford, Mass., offices in Millis and Milford, Mass." Said plan filed in Worcester District Registry of Deeds, Plan Book 382, Plan 97, and bounded and described as follows:

Beginning at a point on the southwesterly side of said Bellingham Road, said point being in the northwesterly corner of the granted premises,

Thence S. 64 degrees 23' 44" E., bounded by said Bellingham Road, 75.07 feet;

Thence continuing southeasterly along a curve in the said road having a radius of 960 feet, a distance of 86.39 feet and bounded by said Bellingham Road.

Thence S 38 degrees 00' 00" W, bounded by Lot 5 and Lot 7, 405.91 feet;

Thence N 43 degrees 36' 54" W, bounded by Lot 7, 58.70 feet;

Thence N 22 degrees 41' 19" E, bounded by land of owner unknown, 344.65 feet and 33.33 feet more or less, to the point of beginning.

Said Lot 6 containing an area of 42,566 square feet, more or less, according to said plan.

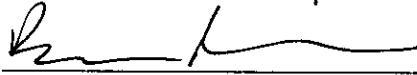
Meaning and intending to convey the same premises deeded to me/us by deed dated May 7, 2002 and recorded with the Worcester Registry of Deeds in Book 26559, Page 297.

MASSACHUSETTS EXCISE TAX
Worcester District ROD #20 001
Date: 10/29/2010 10:35 AM
Ctrl# 098371 18363 Doc# 00120147
Fee: \$1,349.76 Cons: \$296,000.00

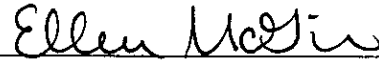
29 Bellingham Street Mendon, Massachusetts 01756

PAH
2

Witness my/our hand(s) and seal(s) this 6 day of October, 2010.



Barry McGuire



Ellen McGuire

COMMONWEALTH OF MASSACHUSETTS

Notary ss.

On this 6 day of October, 2010, before me, the undersigned notary public, personally appeared Barry McGuire and Ellen McGuire, proved to me through satisfactory evidence of identification, which was/were ☒ Mass. driver's license(s) or ☐ _____, to be the person(s) whose name(s) is/are signed on the preceding or attached document, and acknowledged to me that he/she/they signed it voluntarily for its stated purpose.


Notary Public:

My Commission Expires:

