



Bk: 39389 Pg: 35 Doc: DEED
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QUITCLAIM DEED

I, **ROSEMARY W. TUMOLO**, formerly known as **ROSEMARY WAGNER**, of Mendon, Worcester County, Massachusetts

in consideration of **LESS THAN ONE HUNDRED DOLLARS (\$100.00)**, paid



grant(s) to **ANTHONY N. TUMOLO, SR. and ROSEMARY W. TUMOLO, husband and wife, as tenants by the entirety**, both of 4 Kinsley Lane, Mendon, Massachusetts 01756

with *quitclaim* covenants

the land with the buildings thereon, situated on the southerly side of Kinsley Lane in Mendon, Worcester County, Massachusetts, bounded and described as follows:

- BEGINNING at a point on the southerly side of Kinsley Lane at land now or formerly of Donald E. Wells;
- THENCE N. 77° 30' 10" E., 66.11 feet;
- THENCE N. 87° 32' 30" E., 139 feet to land now or formerly of Wagner, the last two courses bounded by the southerly side of Kinsley Lane, which is a 15 foot right of way to Millville Street;
- THENCE S. 8° 54' 30" W., 70.0 feet to land to be conveyed to Kenneth Taylor et alii;
- THENCE S. 55° 10' 10" W., 50.0 feet;
- THENCE S. 10° 41' 36" W., 291.07 feet to land to be conveyed to Brian R. and Paula A. Hutchinson;

property: 4 KINSLEY LANE, MENDON


CONSIGLI AND BRUCATO P.C.
ATTORNEYS AT LAW
189 MAIN STREET
POST OFFICE BOX 170
MILFORD, MASSACHUSETTS 01757-0170


3 pages

THENCE N. 84° 12' 32" W., 47.0 feet to land now or formerly of Donald E. Wells, this course being by land to be conveyed to Brian R. and Paula A. Hutchinson;

THENCE N. 5° 55' 50" W., 156.99 feet;

THENCE N. 13° 08' 50" W., 69.17 feet;

THENCE N. 55° 10' 10" E., 45.30 feet;

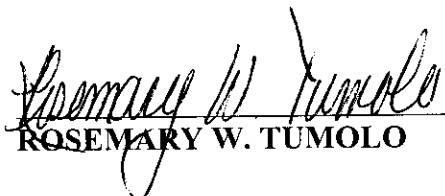
THENCE N. 27° 06' 50" W., 122.85 feet to the place of beginning, the last four courses being by land now or formerly of Donald E. Wells;

Containing 40,127 square feet, more or less;

Being the same premises shown and described as "to be conveyed to Nancy E. Wagner and William M. Wagner, Jr." on a Plan entitled "LAND OF CARL F. WAGNER, ET AL MENDON, MASS. SEPT. 11, 1974" John R. Andrews, Jr., Registered Land Surveyor No. 123033, recorded in Worcester District Registry of Deeds in Plan Book 411, Plan 89.

Being the same and all the same premises conveyed to me by Deed of Anthony N. Tumolo, Jr. et al dated August 13, 1988 recorded in Book 11250 Page 338.

Executed as a sealed instrument this 12th day of July, 2006.

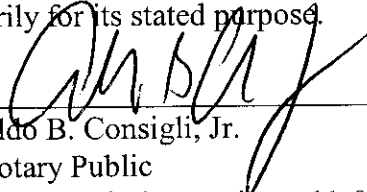


ROSEMARY W. TUMOLO

Commonwealth of Massachusetts

Worcester, ss

On this 12th day of July, 2006, before me, the undersigned notary public, personally appeared Rosemary W. Tumolo and proved to me through satisfactory evidence of identification, which were Commonwealth of Massachusetts driver's license photo identification(s), to be the person(s) whose name(s) is (are) signed on the preceding or attached document(s), and acknowledged to me that he/she/they signed it voluntarily for its stated purpose.



Aldo B. Consigli, Jr.
Notary Public
My commission expires: 11-01-07

Real

ATTEST: WORC. Anthony J. Vigliotti, Register