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12/5/20  
RD

DEED

I, DOROTHY M GOOD, surviving spouse of Gordon R. Good, of Mendon, Worcester County, Massachusetts

in consideration of under One Hundred —00/100 (\$100.00) Dollars

grant to ROGER D. GOOD of West Roxbury, Suffolk County, Massachusetts and GARY R. GOOD, of 90 North Avenue, Mendon, Worcester County, Massachusetts, as tenants in common with Quitclaim Covenants, subject to a life estate being reserved to Dorothy M. Good the following three Parcels of land, described as follows:

PARCEL 1:

A certain tract or parcel of land, with the buildings thereon, situated on the westerly side of the road leading from Worcester to Providence, now called North Avenue, in said Mendon, being bounded and described as follows:

Beginning at the southeasterly corner of the granted premises at said road and at the northeasterly corner of driveway to "Locust Hill" cemetery, so-called, thence by said driveway and stone fence posts, S. 79 1/2 ° W., one hundred five (105) feet to a stake; thence turning an interior angle of 90 ° and running N. 10 1/2 ° W., seventy-one (71) feet to a stone bound; thence turning an interior angle of 90 ° and running N 79 1/2 ° E., one hundred five (105) feet to said road, the last two (2) lines bounding on other land of the grantors; thence southeasterly by said road, seventy-one (71) feet to the stone post at the place of beginning.

For grantor's title, see deed recorded with Worcester Registry of Deeds in Book 2887, Page 209.

PARCEL 2:

A certain tract or parcel of land situated on the westerly side of the road leading from Worcester to Providence, now called North Avenue, in said Mendon, adjoining and lying northerly of the premises described in deed dated June 9, 1943 and recorded with Worcester District Deeds, Book 2887, Page 209 and being more particularly bounded and described as follows, to wit;

Beginning at the southeasterly corner of the granted premises at said road and land of the grantor, thence S. 79 1/4 ° W., one hundred five (105) feet to a stone bound; thence turning an interior angle of 90 ° and running N. 10 1/2 ° W., twenty (20) feet to a point; thence turning an interior angle of 90 ° and running N. 79 1/2 ° E., one hundred five (105) feet to said road, the last two (2) lines bounding on land now or formerly of Goodnow; and thence southeasterly by said road twenty (20) feet, more or less, to the point of beginning.

For grantor's title see deed recorded in Worcester Registry of Deeds in Book 3086, Page 599.

PARCEL 3:

A certain tract or parcel of land situated on the westerly side of North Avenue in said Mendon and being more particularly bounded and described as follows, to wit;

Beginning at a southeasterly corner of the granted premises at a point in the westerly line of said Avenue and at other land of the grantor; thence S. 61 °

Locus: 90 North Avenue, Mendon, Massachusetts

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AMBLER & AMBLER, P.C.  
ATTORNEYS AT LAW  
SIX MENDON STREET  
BELLINGHAM, MA 02019  
TEL. (508) 966-1951  
FAX (508) 966-0919

32' 49" W., 3.14 feet to a stone bound; thence continuing the same course 105.00 feet to a point; thence S. 28° 27' 11" E., 20.00 feet to a stone bound; thence continuing the same course 71.00 feet to a stake in the line of stone posts, the last four measurements bounding on said other land of the grantor; thence S. 61° 32' 49" W. by the driveway to "Locust Hill" cemetery, so-called, in part by line of stone posts and in part by a stone wall 159.91 feet to a drill hole at the intersection of stone walls; thence N. 21° 17' 11" W., by a stone wall and land now or formerly of one Mahern, formerly of one Quigley, 171.19 feet to an iron pipe in said stone wall; thence N. 65° 00' 19" E. by remaining land now or formerly of Goodnow et al. to be conveyed to Everett F. Goodnow et ux. 251.01 feet to a stake in the westerly line of said Avenue; thence S. 24° 59' 41" E. by the westerly line of said Avenue 64.00 feet to the point of beginning.

For grantor's title see deed recorded in Worcester Registry of Deeds in Book 3845, Page 316.

WITNESS my hand and seal this 25th day of March, 2003.

*Dorothy M. Good*  
Dorothy M. Good

THE COMMONWEALTH OF MASSACHUSETTS

Norfolk ss.

March 25, 2003

Then personally appeared the above-named DOROTHY M. GOOD and acknowledged the foregoing instrument to be her free act and deed, before me

*Scott A. Ambler*  
Scott A. Ambler Notary Public  
My Commission Expires: 12/1/06