



Bk: 42633 Pg: 130
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MASSACHUSETTS EXCISE TAX
Worcester District ROD #20 001
Date: 03/31/2008 03:13 PM
Ctrl# 073435 09466 Doc# 00034545
Fee: \$1,523.04 Cons: \$334,000.00

Deed

SUMMIT HOME BUILDERS, INC., a corporation duly established under the laws of Commonwealth of Massachusetts, and having its usual place of business at 10 Holbrook Street, Medway, Norfolk County, Massachusetts

for consideration paid, and in full consideration of **THREE HUNDRED THIRTY-FOUR THOUSAND AND 00/100 (\$334,000.00) DOLLARS**

grant to **JOHN A. WORRALL and KAREN CHIA**, husband and wife, tenants by the entirety,

both of 58 Mowry Street, Mendon, MA

with quitclaim covenants

The land with the buildings thereon, situated on Mowry street in Mendon, Worcester County, Massachusetts, bounded and described as follows:

Beginning at the southeasterly corner of the granted premises at a drill hole in the wall on the westerly side of Mowry Street, said point being the northeasterly corner of land of one T. Hackenson,

THENCE N. 8° 43' W. along the westerly line of said Mowry Street, 275 feet to a drill hole;

THENCE S. 81° 05' W. along a stone wall, 167.6 feet to a drill hole at the corner of stone wall;

THENCE S. 11° 45' E. along a stone wall, 275 feet, more or less, to an iron pin in the wall; said last two lines bounding on land now or formerly of one Carlson, formerly of one Smith; and

THENCE N. 81° 13' E. and bounding on land of said T. Hackenson, 151 feet, more or less, to the point of beginning.

Said premises are shown on plan entitled "Subdivision of Land in Mendon, Mass. owned by Thomas D. & Dorothy A. Hackenson, July 1973 P. MacNevin, R.L.S." filed with Worcester District Deeds Plan Book 386, Plan 48.

Said premises are conveyed subject to rights of record of Worcester Suburban Electric Company for the maintenance and construction of power transmission lines.

Said premises are conveyed subject to a Notice of Approved Alternative Septic System dated March 27, 2008, recorded with the Worcester District Deeds Book 42611, Page 17.

RETURN TO:
CHRISTOPHER P. YATES, ESQ.
YATES LAW OFFICES, P.C.
69-71 MAIN STREET
HUDSON, MA 01749

PROPERTY ADDRESS: 58 MOWRY STREET, MENDON, MA

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The within conveyance does not represent all or substantially all of the assets of the grantor corporation and is done in the ordinary course of business.

Being the same premises conveyed to the grantor by deed of David A. Guido dated August 27, 2007 as recorded with Worcester South Registry of Deeds in Book 41711, Page 304.

IN WITNESS WHEREOF, the said Summit Home Builders, Inc. has caused its corporate seal to be hereto affixed and these presents to be signed, acknowledged and delivered in its name and behalf by Paul E. Zonghi, its President and Treasurer, hereto duly authorized this 28th day of March in the year two thousand eight.

Signed and sealed in
the presence of

Summit Home Builders, Inc.

Paul E. Zonghi

BY Paul E. Zonghi
Paul E. Zonghi, President and
Treasurer

Commonwealth of Massachusetts

Norfolk, SS.

March 28, 2008

On this 28th day of March, 2008, before me, the undersigned notary public, personally appeared Paul E. Zonghi, President and Treasurer as aforesaid and proved to me through satisfactory evidence of identification, which was a driver's license, to be the person(s) whose name(s) is/are signed on the preceding or attached document, and acknowledged to me that he signed it voluntarily for its stated purpose.

Paul V. Kenney
PAUL V. KENNEY
Notary Public

My commission expires:

12-25-09

