

Worcester South District Registry of Deeds Electronically Recorded Document

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Recording Information

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MASSACHUSETTS EXCISE TAX
Worcester District ROD #20 001
Date: 03/31/2021 12:02 PM
Ctrl# 221499 04867 Doc# 00044248
Fee: \$1,035.12 Cons: \$227,000.00

Worcester South District Registry of Deeds
Kathryn A. Toomey, Register
90 Front St
Worcester, MA 01608
(508) 798-7717

Quitclaim Deed

I, Robert Caron, III, a unmarried person, of Mendon, Worcester County, Massachusetts for consideration paid and in full consideration of Two Hundred Twenty Seven Thousand Dollars (\$227,000.00), hereby grant to Sara A. Jordan, a married person, now of 3 Blackstone Street, Worcester County, Mendon, Massachusetts,

With *Quitclaim Covenants*

Parcel 1

Beginning at the southeasterly corner of the granted premises on said Blackstone Street, at the corner of land now or formerly of one Vincent;

Thence along a stone wall along said Vincent Land, 144.41 feet to land now or formerly of one Barry;

Thence Westerly along said land now or formerly of said Barry, 88.50 feet to a stake at land now or formerly of one McGaughey;

Thence Southerly along other land now or formerly of said McGaughey, 149.34 feet to a drill hole in a stone wall at land now or formerly of one Alger, formerly of one Doyle;

Thence Northeasterly along a stone wall along land of said Alger, 30.10 feet;

Thence Southeasterly along a stone wall and land now or formerly of said Alger, 46.20 feet to said Blackstone Street;

Thence Northeasterly along said Blackstone Street, 51.95 feet to the place of beginning.

Parcel 2

Beginning at the most easterly corner of the premises herein described on the northwesterly side of said Street;

Thence Northwesterly with stone wall, 46.20 feet to corner of walls;

Property Address: 3 Blackstone Street, Mendon, Worcester County, Massachusetts

Thence Southwesterly with stone wall, 30.10 feet to drill hole in wall at corner of land now or formerly of one McGaughey;


Thence Southeasterly with land now or formerly of one Curliss to a point in the northwesterly side of said street, 40.00 feet distant from the point of beginning.

Thence Northeasterly with said street, 40.00 feet to the point of beginning.

Being the same premises conveyed to Grantor herein by virtue of a deed of a deed dated January 23, 2018 and recorded with Worcester District Registry of Deeds at Book 58376, Page 67.

The Grantor does hereby voluntarily release their rights of homestead, if any, as set forth in M.G.L. Chapter 188 and state that there are no other person or persons entitled to any homestead rights other than those executing this deed.


Witness my hand and seal this 31st day of March, 2021.


Robert Caron, III

COMMONWEALTH OF MASSACHUSETTS

Worcester County, ss

On this 31st day of March, 2021, before me, the undersigned notary public, personally appeared Robert Caron, III and proved to me through satisfying evidence of identification in the form of Driver's License to be the person(s) identified in the preceding document, and acknowledged executing the document voluntarily, of their own free act and deed, for its stated purpose.


Notary Public:

My Comm Exp. 