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MASSACHUSETTS EXCISE TAX
Worcester District ROD #20 001
Date: 07/02/2018 09:36 AM
Ctrl# 184184 23066 Doc# 00066661
Fee: \$752.40 Cons: \$165,000.00

QUITCLAIM DEED

I, **ANNE L. HAGANEY**, individually, of 135 Pond Street, Uxbridge, Worcester County, Massachusetts

For consideration of ONE HUNDRED SIXTY-FIVE THOUSAND (\$165,000.00) DOLLARS

GRANT TO: **ALAN PERRY**, individually, of 15 PARK STREET, MENDON, Worcester County, Massachusetts

with **Quitclaim Covenants**

See Exhibit "A" attached

I, ANNE L. HAGANEY, hereby release all homestead rights in the property pursuant to M.G.L. c 188 §2, 3, or 4, and state under the penalties of perjury that there is no other person entitled to any homestead rights in the subject property.

WITNESS my hand and seal this 29th day of June, 2018.

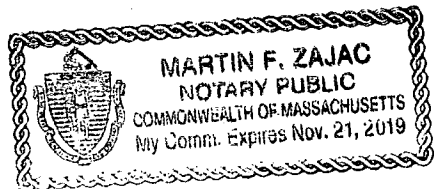
Anne L. Haganeey
ANNE L. HAGANEY

THE COMMONWEALTH OF MASSACHUSETTS

Worcester, S.S.

June 29, 2018

On this the 29th day of June, 2018, personally appeared before me the above-named ANNE L. HAGANEY, proved to me through satisfactory evidence of identification, which was x [personally known] or [valid driver's license], to be the person(s) whose name(s) is signed above, and acknowledged to me that she signed it voluntarily for its stated purpose.



Martin F. Zajac
Martin F. Zajac, Notary Public
My Commission Expires
November 21, 2019

M

PROPERTY ADDRESS: 15 PARK STREET, MENDON, MASSACHUSETTS

Exhibit "A"

The land in the Town of Mendon, being part of premises described in a deed from Helen E. Carraba, Mary P. Fantini, William J. Quirk and John E. Quirk to Ellizabeth B. Quirk, said deed being dated September 10, 1951, and recorded with Worcester Registry of Deeds, Book 3369 Page 66, and the land hereby conveyed is bounded and described as follows, to wit:

- BEGINNING:** At the North East corner of the granted premises on the westerly side of Park Street, at a drill hole in the wall at other land now or formerly of Quirk;
- THENCE:** N. 59° 40' W. along the wall 251.3 feet to a drill hole at the end of a wall, at a gate;
- THENCE:** N. 13° 30' E. along a wall 13.5 feet across the gateway to a drill hole in the end of a wall;
- THENCE:** N. 62° 25' W. along a wall 431 feet more or less to a drill hole in corner of walls at land now or formerly of one Gaskill, the last three lines bounding on land now or formerly of Quirk;
- THENCE:** S. 22° 25' W. along a wall and bounding westerly by land of Gaskill 178.5 feet to a drill hole in corner of walls at land now or formerly of one Wright;
- THENCE:** S. 58° 49' E. along a wall and bounded southerly by Wright land 712 feet more or less to a drill hole in the wall at Park Street;
- THENCE:** N. 13° 50' E. along the wall on the westerly side of said Park Street 201.3 feet to the point of beginning.

Containing 3 acres, more or less. All of which is shown on a plan marked "Plan of Land of John G. & Helen E. Carrabba Park Street, Mendon, Mass., October 1951, Scale 1 inch equals 40 feet" by Eastman & Corbett Inc. Milford. Said plan is recorded in Worcester District Registry of Deeds as Plan Book 178, Plan 12.

BEING the same premises conveyed to this grantor by deed of John G. Carrabba and Helen E. Carrabba dated June 26, 2002 and recorded July 2, 2002 in the Worcester District Registry of Deeds as Instrument #127443 in Book 26929, Page 286.