



2018 00121384
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MASSACHUSETTS EXCISE TAX
Worcester District ROD #20 001
Date: 11/15/2018 11:13 AM
Ctrl# 189898 23723 Doc# 00121384
Fee: \$1,094.40 Cons: \$240,000.00

M49.20
Metropolitan Title Co., LLC
Worcester, MA
mettitleco@gmail.com

QUITCLAIM DEED

WE, DANIEL FAHEY and KATRINA THOMPSON, Joint Tenants with rights of survivorship, of 84 Mill Street, Hopedale, MA, for consideration paid in full of TWO HUNDRED FORTY THOUSAND AND 00/100 DOLLARS (\$240,000.00),

Grant to PAUL S. D'ALIO, Individually, now of 136 Uxbridge Road, Mendon, MA 01756

with quitclaim covenants

The two parcels of land in Mendon, Worcester County, Massachusetts located on the southerly side of Uxbridge Road, a public way, and more particularly described as follows:

PARCEL ONE

The land together with the buildings thereon, in Mendon, Worcester County, Massachusetts situated on the southerly side of Uxbridge Road, a Massachusetts State Highway and being more particularly described as lot #1-A on a plan of land entitled "Plan of land in Mendon, Mass., Section Two of Land owned by Henry J. Bennett, et ux, dated November 1956, Milton C. Taft, C.E.", recorded with the Worcester District Registry of Deeds Plan Book 221, Plan 10.

PARCEL TWO

The land in the Town of Mendon on the southerly side of Uxbridge Road, also known as (Mass Rte. 16) and more particularly described as Parcel "A" on plan of land entitled "Land of Arthur L. Clark and Marjorie A. Lark to be conveyed to John W. Austin and Olivine B. Austin, Mendon, Mass. Dated October 26, 1983, Sacale 1" = 20' drawn by John R. Andrews III" and recorded with the Worcester District Registry of Deed Plan Book 515, Plan 47.

Both parcels being the same premises conveyed to the Grantor by deed dated July 14, 2006 and recorded in the Worcester District Registry of Deeds in Book 39469, Page 64.

The grantor named herein, **Daniel Fahey and Katrina Thompson**, do hereby voluntarily release all rights of Homestead, if any, as set forth in M.G.L. Chapter 188 and state under the pains and penalty of perjury that there is no other person entitled to any homestead rights other than those executing this deed.

Being the same premises conveyed to us by deed of Tiphonie A. Gelinis f/k/a Tiphonie A. Miller and Pierre L. Gelinis dated March 27, 2015 and recorded with the Worcester South Registry of Deeds in Book 53528, Page 43.

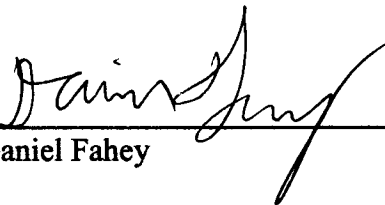
Millott & Platten, LLP
196 Boston Turnpike
Shrewsbury MA 01545 *D'Alio*

Property Address: 136 Uxbridge Road, Mendon, MA 01756

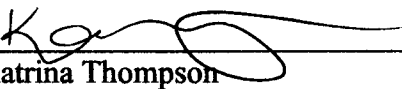
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WITNESS my/our hand(s) and seal(s) this 1 day of November, 2018.



Daniel Fahey



Katrina Thompson

COMMONWEALTH OF MASSACHUSETTS

Worcester, ss.

On this 1 day of NOVEMBER, 2018, before me, the undersigned notary public, personally appeared DANIEL FAHEY and KATRINA THOMPSON, proved to me through satisfactory evidence of identification, which was DRIVERS LICENSE, to be the person whose name is signed on the preceding document, and acknowledged to me that they signed it voluntarily for its stated purpose.



- Notary Public

My commission expires: 3/12/21

