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Then personally appeared ADELE E. MORONEY, CLERK of the Grafton Planning Board and acknowledged the foregoing instrument to be the free act and deed of the Grafton Planning Board, before me,

THOMAS L. NELSON
MY COMMISSION EXPIRES
OCT. 31, 1970

Thomas L. Nelson
~~ADELE E. MORONEY~~ NOTARY PUBLIC
My commission expires ~~XXXXXX~~

Recorded Sept. 26, 1968 at 12h. 49m. P. M.

■ END OF INSTRUMENT ■

We, Edward J. LeBlanc and Georgianne D. LeBlanc, husband and wife, both of Mendon Worcester County, Massachusetts, ~~being authorized~~ for consideration paid, grant to Owen F. Croughwell and Mary C. Croughwell, husband and wife, as tenants by the entirety, both of 125 Hemlock Drive, Holliston, Middlesex County, Massachusetts

with quitclaim covenants

FIRST PARCEL: A certain tract or parcel of land, with the buildings thereon, on the easterly side of George Street in Mendon, Worcester County, Massachusetts, bounded and described as follows, to wit:-

Beginning at an iron pin on the easterly side of said George Street, which pin is 60 feet southwesterly of an iron pin in wall at the Hopedale-Mendon Town Line,

THENCE S. 9° 14' E., 168.55 feet to an iron pin;

THENCE S. 21° 23' E., 173.99 feet to an iron pin;

THENCE S. 40° 39' 24" W., 50 feet to an iron pin; the last three courses bounding by land now or formerly of one Pond;

THENCE N. 34° 13' 50" W., 159.2 feet by the second parcel herein to an iron pin;

THENCE N. 33° 33' 46" W., 170.54 feet by Lot "I", on plan hereinafter referred to, to a drill hole in wall;

THENCE N. 53° 38' E., 156.47 feet by a stone wall and said George Street to the point of beginning.

The aforementioned parcel is shown and set forth on Subdivision of Land in Mendon, Mass. owned by Arthur V. Pond et al., May 1960, P. MacNevin, filed in Worcester District Deeds, Plan Book 250, Plan 23 and therein shown as Lot "J" and Lot "J₂".

Said premises are conveyed subject to a mortgage from these grantors to the Milford Federal Savings and Loan Association dated January 23, 1963, recorded with Worcester District Deeds, Book 4347, Page 480, which mortgage the grantees hereby assume and agree to pay as part consideration for this deed.

Meaning and intending to convey and hereby conveying the same and all the same premises as were conveyed to us by Deed of Arthur V. Pond et alii dated September 22, 1960, recorded with Worcester District Deeds, Book 4216, Page 150.

SECOND PARCEL: A certain parcel of land situated off the easterly side of George Street in Mendon, Worcester County, Massachusetts and said parcel of land being located in the rear of Lots "G", "H", and "I", as shown on plan entitled "Subdivision of Land in Mendon, Massachusetts, owned by Arthur V. Pond et al. Scale 1" = 80', May, 1960, P. MacNevin," filed with Worcester District Deeds, Plan Book 250, Plan 23, and said parcel being more particularly bounded and described as follows:

Beginning at an iron pipe at the southerly corner of Lot "G" and running N. 40° 37' 24" E. along said Lots "G", "H", and "I", a distance of 418.90 feet to an iron pipe at the easterly corner of said Lot "I",

THENCE running S. 34° 13' 50" E. along Lot "J₂", as shown on said plan, a distance of 159.2 feet to an iron pipe;

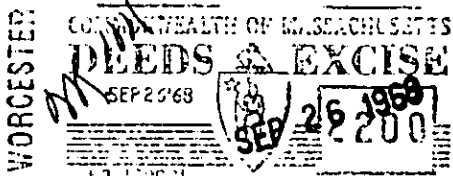
THENCE running S. 40° 39' 24" W. by land now or formerly of one Pond, a distance of 393 feet more or less to "Arthur's Lane", on said plan;

THENCE running N. 43° 01' W. by said "Arthur's Lane", a distance of 153 feet more or less to the point of beginning.

For our title, see Deed of Anna H. Pond to the grantors dated April 25, 1963, recorded with Worcester District Deeds, Book 4365, Page 1 and Deed of Norman Lester Cox to the grantors dated June 12, 1967, recorded with said Deeds, Book 4870, Page 236.

Said parcels are conveyed subject to the taxes for the current municipal year, which taxes the grantees hereby assume and agree to pay as part consideration for this deed.

Witness our hands and seals this twenty-fourth day of September, 1968



Edward J. LeBlanc
Georgianne D. LeBlanc

Commonwealth of Massachusetts

WORCESTER, ss.

September 24, 1968

Then personally appeared the above-named Edward J. LeBlanc

and acknowledged the foregoing instrument to be his free act and deed, before me,

J. Laurence Doyle
J. LAURENCE DOYLE, Notary Public

My commission expires February 23, 1974

Recorded Sept. 26, 1968 at 12h. 18m. P. M.