

I, Mildred I. Partridge,

of Mendon,

Worcester County, Massachusetts

being unmarried, for consideration paid, and in full consideration of ONE DOLLAR (\$1.00)

grants to Richard Joiner, Sr. and Carol A. Joiner, husband and wife, AS TENANTS BY THE ENTIRETY, both of 63 Quaker Street, Northbridge, Worcester County, Massachusetts with quitclaim covenants

A certain parcel of land, with the buildings thereon, situated in Mendon in said County of Worcester, bounded and described as follows: (Description and encumbrances, if any)

Beginning at the southeasterly corner thereof at a stake in the westerly line of Hartford Avenue at the northeasterly corner of land now or formerly of the Heirs of Lewis Gaskill; thence

NORTHWESTERLY by land of said Gaskill Heirs, 177.7 feet, more or less, to a stone wall and land now or formerly of Heirs of Olney Cook; thence

NORTHEASTERLY by land of said Cook Heirs and by a stone wall, 45.35 feet to an angle in said wall; thence continuing by said wall, 159.65 feet to a corner of walls at other land of said Cook Heirs; thence

SOUTHEASTERLY by other land of said Cook Heirs, by a stone wall, 120 feet, more or less, to a stake in the westerly line of Hartford Avenue; thence

SOUTHWESTERLY by Hartford Avenue, 202 feet to point of beginning.

Being the same premises granted to Robert N. Partridge and Mildred I. Partridge, husband and wife, as tenants by the entirety, by Deed of J. S. Gleason, Jr., Administrator of Veterans' Affairs, dated June 27, 1961, recorded with Worcester District Registry of Deeds Book 4206, Page 74.

Massachusetts Waiver of the Estate of Robert N. Partridge filed in Worcester District Registry of Deeds December 2, 1985.

Hartford Ave, Mendon, Mass.

Witness my hand and seal this 19th day of December, 1985.

Mildred I. Partridge

The Commonwealth of Massachusetts

Worcester, ss.

December 19, 1985

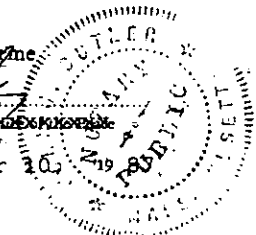
Then personally appeared the above named Mildred I. Partridge

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

John J. Butler, Notary Public

My commission expires

December 30, 1989



(*Individual — Joint Tenants — Tenants in Common.)

CHAPTER 183 SEC. 6 AS AMENDED BY CHAPTER 497 OF 1969

Every deed presented for record shall contain or have endorsed upon it the full name, residence and post office address of the grantee and a recital of the amount of the full consideration thereof in dollars or the nature of the other consideration therefor, if not delivered for a specific monetary sum. The full consideration shall mean the total price for the conveyance without deduction for any liens or encumbrances assumed by the grantee or remaining thereon. All such endorsements and recitals shall be recorded as part of the deed. Failure to comply with this section shall not affect the validity of any deed. No register of deeds shall accept a deed for recording unless it is in compliance with the requirements of this section.

Recorded DEC 23 1985 at 9h- mAM