



2017 00004955

Bk: 48015 Pg: 186 Page: 1 of 2  
Recorded: 01/18/2017 01:34 PM  
ATTEST: John R. Buckley, Jr. Register  
Plymouth County Registry of Deeds

CANCELLED

return to  
Glen Mules  
Helen Mules  
263 Beechmont Dr  
New Rochelle, NY 10804

MASSACHUSETTS EXCISE TAX  
Plymouth District ROD #11 001  
Date: 01/18/2017 01:34 PM  
Ctrl# 099239 14593 Doc# 00004955  
Fee: \$1,450.08 Cons: \$318,000.00

QUITCLAIM DEED

I/We, Jennifer Johnson, Personal Representative of the Estate of Tom M. Johnson, Plymouth County Probate Court Docket #: PL15P0473EA, Jennifer Johnson, being unmarried, of 58 Wareham Street, Middleborough, 02346, Massachusetts, and Aini Johnson-Yuskaitis, being unmarried, of 53 Sagewood Circle Hookset, NH 03106, (Collectively the "Grantors") for consideration paid, and in full consideration of Three Hundred and Eighteen Thousand (\$318,000.00) Dollars, grants to Glen Mules and Helen Mules, being married, as Tenants By the Entirety of 263 Beechmont Drive New Rochelle, NY 10804, ("Grantees"), with quitclaim covenants;

The land in Middleborough, Plymouth County, Massachusetts, located on the Southwesterly side of Wareham Street, bounded and described as follows:

Beginning at a point in the Southwesterly side of Wareham Street bearing Southeasterly and distant 162.8 feet from the Easterly corner of land formerly of Adelaide F. Caswell;

Thence South 29° 45' West, 184 feet to a stake and stones, a corner of land formerly of Alden C. Sisson;

Thence continuing in the same course of line of said Sisson's land, 48 feet to a stake for a corner;

Thence in line of said Sisson, Northwesterly 139 feet to a stake in line of a way or a proposed street;

Thence in line of said way, North 34° East, 73.05 feet;

Thence continuing in the same course, 139.7 feet to Wareham Street;

Thence Southeasterly in line of said Wareham Street, 122.8 feet to point of beginning.

The above-described premises are conveyed together with the right to pass and repass over a way 40 feet in width adjacent to the Northwest sideline of the herein granted premises.

The above-described premises are conveyed together with the benefit of and subject to all rights, rights if way, restrictions, easements, and reservation of record if the same are in

Property Address: 58 Wareham Street, Middleborough, MA 02346

force and applicable.

Together with the right to use streets and ways as shown on said plan in common with others entitled thereto.

Subject to and with the benefit of easements and restrictions of record insofar as now in force and applicable.

The undersigned hereby release any and all rights of homestead and state under the pains and penalties of perjury that there are no other persons entitled to homestead rights in the premises. Further that none of the heirs at law named in the petition for probate in the Estate of Tom M. Johnson and none of the parties interested in said estate is entitled to claim the benefit of any right of homestead in said premises.

Meaning and intending to convey the same premises conveyed to Tom M. Johnson by deed of Christian M. Adams and Ilene F. Adams dated June 24, 2011 and recorded in the Plymouth County Registry of Deeds at Book 40059, Page 246.

Executed as a sealed instrument this 17<sup>th</sup> day of January, 2017.

Jennifer Johnson, PR  
Jennifer Johnson, Personal Representative  
of the Estate of Tom M. Johnson

Jennifer Johnson  
Jennifer Johnson

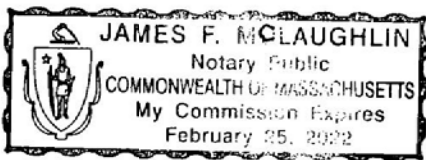
Aini Johnson-Yuskaitis  
Aini Johnson--Yuskaitis

COMMONWEALTH OF MASSACHUSETTS

Plymouth County

January 17, 2017

On this 17<sup>th</sup> day of January, 2017 before me James F. McLaughlin, the undersigned officer, personally appeared Jennifer Johnson and Aini Johnson-Yuskaitis, the above-named individuals and proved to me through satisfactory evidence of identification, being MA driver's license and New Hampshire Drivers License, to be the persons whose name is signed on this document, and acknowledged to me that they signed it voluntarily for its stated purpose as their free act and deed.



James F. McLaughlin  
James F. McLaughlin, Esq.  
Notary Public  
My Commission Expires: February 25, 2022