



2018 00103521

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Recorded: 12/11/2018 01:28 PM

ATTEST: John R. Buckley, Jr. Register  
Plymouth County Registry of Deeds

**MASSACHUSETTS QUITCLAIM DEED**

I, Joseph W. Manduca of 81 Plymouth St., Middleboro, MA 02346,

for consideration paid and in full consideration of the sum of less than One Hundred and no/100 Dollars (\$100.00),

grant to Joseph W. Manduca of 81 Plymouth St., Middleboro, MA 02346; as Trustee of the JW Manduca Trust dated 11/13/2018, the Trustee Certificate being recorded concurrently herewith (pursuant to MGL ch 184 s 35)

WITH QUITCLAIM COVENANTS, the property located at 12 Wareham St., Middleboro, Plymouth County, Massachusetts, 02346, with the buildings thereon, bounded and described as follows:

Beginning at the corner of Wareham and Clifford Streets; thence southwesterly by Clifford Street to land now or formerly of Charles B. Cobb;

thence northwesterly by said Cobb's land to land now or formerly of Alton M. Peckham;

thence northeasterly by said Peckham's land to land now of formerly of Chester S. Weston;

thence southeasterly by said Weston's land to a corner;

thence still in line of said Weston's land, northeasterly to Wareham Street; and,

thence southeasterly by said Wareham Street to the corner of Clifford and Wareham Streets at the bound first mentioned.

Subject to and with the benefit of two Certificates of Granting of Special Permit by the Town of Middleborough Board of Appeals recorded with the Plymouth County Registry of Deeds in Book 5599, Page 1, and Book 8026, Page 180.

AFTER RECORDING PLEASE RETURN TO:  
Vivian F. Youngberg, Esq.  
10 Main Street  
Lakeville, M A 02347

12 Wareham St., Middleboro, MA 02346

The consideration for this deed being less than \$100.00, no deed stamps are affixed or required.

For Grantor's title see deed of Joseph W. Manduca recorded in the Plymouth County Registry of Deeds in Book 29906, page 339. See also deed recorded herewith from Joseph W. Manduca, Trustee of the JM Realty Trust to Joseph W. Manduca individually.

Title not examined by preparer of deed.

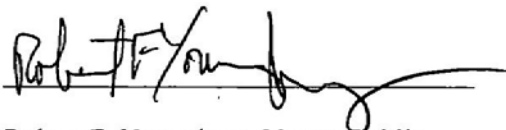
Witness my hand and seal this 13<sup>th</sup> day of November, 2018.

  
\_\_\_\_\_  
Joseph W. Manduca

COMMONWEALTH OF MASSACHUSETTS

Plymouth, ss

On this 13<sup>th</sup> day of November, 2018, before me, the undersigned notary public, personally appeared Joseph W. Manduca, either personally known to me or proved to me through satisfactory evidence of identification, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he signed it voluntarily for its stated purpose.

  
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Robert F. Youngberg, Notary Public  
My commission expires 03/26/2021

