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MASSACHUSETTS EXCISE TAX

Plymouth District ROD #11 001

Date: 01/10/2019 01:16 PM

Ctrl# Doc# Plymouth County Registry of Deeds

Fee: \$.00 Cons: \$1.00

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### QUITCLAIM DEED

**We, Thomas C. Richards and Jeanne G. Richards**, as husband and wife of 10 Barden Hill Road, Middleboro, MA 02346

In consider of One dollar (\$1.00) receipt of which is hereby acknowledged,

Grant to **Jeanne G. Richards**, as the trustee of the **JGR/TCR Revocable Trust** udt dated January 13, 2019 (see Trustee Certification recorded herewith), with a mailing address of 10 Barden Hill Road, Middleboro, MA 02346

**with QUITCLAIM COVENANTS,**

the land in Middleboro, Massachusetts, with the buildings thereon, on the northeasterly side of Barden Hill Road, bounded and described as follows:

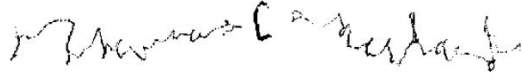
Beginning at the end of a wall on the northwesterly side of Barden Hill Road, a corner of land, now or formerly of Ephraim Barden; thence by said Barden's land N. 30° 37' E. 235 ½ feet to a stake; thence by said corner of land N. 56° W. 238 feet to a stake, and said stake being a corner of land now for formerly of Clayton Barden; thence by said Barden's land N. 31° E. 183 feet to a stake; thence by said Barden's land N. 38° W. 127 feet to the Nemasket River; thence downstream by the Nemasket River to land now or formerly of Nemasket Worsted Mill; thence by the land now or formerly of the Nemasket Worsted Mill N. 53° E. 74 ½ feet to a beech tree; thence by land now or formerly of the Nemasket Worsted Mill S. 59° 50' E. 88 feet; to an end of a wall; thence by land now or formerly of the Nemasket Worsted Mill N. 11° 45' E. 309 feet to a stake; thence by the land now or formerly of the Nemasket Worsted Mill S. 76° E. 546.6 feet to a stake; thence by land now or formerly of Winslow Pratt S. 25° 30' W. 424 feet to a stone in a stone wall; thence by land of said Pratt S. 60° E. 268 feet to the corner of a stone wall; thence by land now or formerly of Carolina H. Polley et al., S. 21° 30' W. 213 ½ feet to a stake; thence by land of said Polley et al., S 21° 30' W. 198 feet to a corner of a fence; thence by land now or formerly of Galen Lovell et al., N. 56° 15' W. 377 ½ feet to a gas pipe; thence by land now or formerly of Edward Lovell S. 30° 25' W. 111 feet to a stake; thence by land now or formerly of William Chamberlain N. 59° 55' W. 55 feet to a stake; thence S. 62° W. 47.3 feet to a stake in the easterly side line of a private way; thence 20 feet across said private way; thence by westerly line of said private way S. 36° 35' W. 141 ½ feet and S. 30° 30' W. 121.3 feet to Barden Hill Road; thence northwesterly by said Barden Hill Road 84 ½ feet to the place of beginning.

Property Address: 10 Barden Hill Road, Middleboro, MA 02346

Subject to all rights and easements of record as may remain in full force and effect.

For Grantors' title, see Deed dated July 30, 1973 and recorded with the Plymouth County Registry of Deeds in Book 3916 Page 597.

**EXECUTED** as an Instrument under seal this 10<sup>th</sup> day of January 2019.



**Thomas C. Richards**



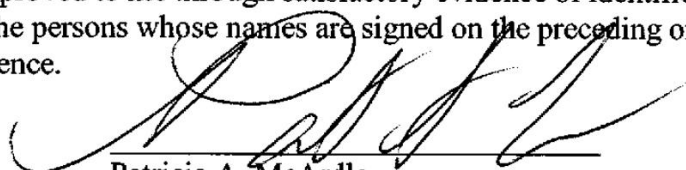
**Jeanne G. Richards**

COMMONWEALTH OF MASSACHUSETTS

County of Plymouth

January 10, 2019

On this day, before me, the undersigned notary public, personally appeared **Thomas C. Richards** and **Jeanne G. Richards** proved to me through satisfactory evidence of identification, which was a driver's license, to be the persons whose names are signed on the preceding or attached Quitclaim Deed in my presence.



Patricia A. McArdle  
Notary Public  
My Commission Expires: 3/16/2023

