

05/11/2008 12:03PM

B/P:001428/000178

Inst#:00027823

Cumberland, RI

STATUTORY FORM OF WARRANTY DEED



SDMS DocID

289823

KNOW ALL MEN BY THESE PRESENTS, THAT J. M. MILLS, INC., a corporation organized under the laws of the State of Rhode Island, for consideration paid, grant to Joseph Marszalkowski and Linda Maria Marszalkowski, husband and wife, both of the Town of Cumberland, County of Providence and State of Rhode Island, as Tenants by Entirety and not as Tenants in Common nor as Joint Tenants, with WARRANTY COVENANTS:

That tract or parcel of land, with all buildings and improvements thereon, situated in the said Town of Cumberland, bounded and described as follows:

Beginning on the westerly side of Mendon Road; beginning at the intersection of the westerly line of said Mendon Road with the southwesterly line of land now or formerly belonging to New York, New Haven and Hartford Railroad; thence southerly, bounded easterly by said Mendon Road to other land now or formerly belonging to Edward A. McNulty; thence N. 45° 29' W. with said McNulty land four hundred fourteen and 20/100 (414.20) feet; thence N. 41° 58' 30" W. with said land of McNulty two hundred ninety and 11/100 (290.11) feet; thence N. 88° 05' 30" W. with said McNulty land two hundred twenty-one and 50/100 (221.50) feet; thence southwesterly, with said McNulty land one hundred eighty and 73/100 (180.73) feet; thence southwesterly with said McNulty land two hundred eighty-nine and 60/100 (289.60) feet; thence S. 37° 30' W. with said McNulty land about one hundred fifty-seven (157) feet to a granite bound at the northerly corner of the "Gate House Lot"; thence S. 52° 30' E. bounded northeasterly by said McNulty land one hundred (100) feet to a granite bound; thence S. 37° 30' W. bounded southeasterly by said McNulty land about one hundred sixty (160) feet to the easterly bank of Blackstone River; thence northwesterly upstream with said easterly bank of said Blackstone River; and northeasterly following the said easterly bank of said Blackstone River and along the foot of the embankment upon which is constructed a spur tract on the hereindescribed premises, and thence northwesterly upstream with the easterly bank of said Blackstone River to a point on the southwesterly line of said Railroad land approximately at Station 437 where the north wall of a culvert or trench under said Railroad land is situated which is the outlet of the New River or Lonsdale Pond, to a point on the southwesterly line of said Railroad land; thence southeasterly bounding northeasterly on said southwesterly line of said Railroad land to the point of beginning.

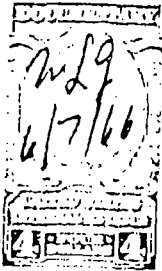
All of the courses and distances hereinabove contained are to be construed as more or less.

Superfund Records Center
SITE: Peterson
BREAK: 11.14
OTHER: SDMS 289823

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Together with all of the Grantor's rights to flow or to withdraw water from the herein described premises, all of the Grantor's rights to damages for flowage upon said premises under existing contract or otherwise, and all of the Grantor's rights to drain and discharge water into the Blackstone River from the said premises, and all of the remainder, if any, of the real estate, with the afore described rights to flow, withdraw, drain and discharge water, of the Grantor contiguous to or abutting on said Blackstone River in that portion of said Town of Cumberland southerly and downstream from said north wall of said culvert or trench hereinabove describ



Together with a right-of-way, twenty (20) feet in width which extends from the said "Gate House Lot" described in the hereinabove conveyed premises in a general easterly direction across said McNulty land to said Mendon Road.

Reserving to the Grantor, its successors and assign all other existing water rights or riparian rights in or with the above described portions of said Blackstone River and said New River or Lonsdale Pond.

All of the above premises are sold subject to any taxes, easements and restrictions of record.

IN WITNESS WHEREOF on this

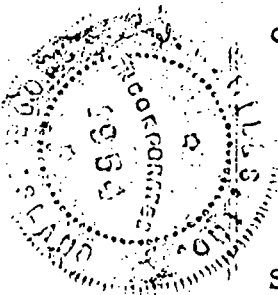
7th day of June

1966, J. M. Mills, Inc. has caused these presents to be signed and its corporate seal to be hereto affixed by its authorized officer.

J. M. MILLS, INC.

BY: Joseph Marzalkowski

ITS: President



STATE OF RHODE ISLAND

COUNTY OF PROVIDENCE

IN Cumberland on the 7th day of June 1966 before me personally appeared Joseph Marzalkowski, President of J.M. MILLS, INC., to me known and known by me to be the party executing the afore-described instrument and he acknowledged said instrument by him executed, to be his free act and deed, in said capacity, and the free act and deed of J. M. Mills, Inc.

William L. Gendreau
Notary Public

Recorded: June 10th A.D.1966 @ 11:50 A.M.