

Michael Borg
Town Manager



TOWN OF NORTH ATTLEBOROUGH
43 South Washington Street
North Attleborough MA 02760
508-699-0100

INTEROFFICE MEMORANDUM

DATE: Monday, June 30, 2025
TO: Town Clerk Pat McNielly
FROM: Michael Borg *M Borg 30 JUN 25*
CC: Cheryl Smith, Assistant Assessor
Chris Sweet, Town Treasurer/Collector
RE: **Measure 2025-095- To request the Town Council grant the Town Manager authority to sign a release deed for Lot 20B located at 25 Sheldonville Road, North Attleborough, Massachusetts.**

Town Council Meeting- President Justin Paré
Measure 2025-095- To request the Town Council grant the Town Manager authority to sign a release deed for Lot 20B located at 25 Sheldonville Road, North Attleborough, Massachusetts.

Purpose and Justification:

In August 2002, William R. White and Paula J. White purchased two pieces of land located at 25 Sheldonville Road, Lot 20B and Parcel 20C.

In November 2015, in response to a request from the Town, William R. White and Paula J. White inadvertently granted both Lot 20B and Parcel 20C to the Town when they only intended to grant Parcel 20C. The Town attorney produced this erroneous quitclaim deed.

In June 2017, William R. White and Paula J. White attempted to correct this error by signing a confirmatory quitclaim deed declaring their intention to grant to the Town Parcel 20C only. This was insufficient as they had already legally granted both Lot 20B and Parcel 20C to the Town.

In June 2017, William R. White and Paula J. White, sold their property on 25 Sheldonville Road to Eric R. Dion and Keri J. Dion.

Eric R. Dion and Keri J. Dion are attempting to correct the original error of granting Lot 20B to the Town by requesting the Town legally grant Lot 20B to them.

Request the Town Council grants the Town Manager authority to sign the attached draft release deed in order to correct the error.

Attachments:

- Draft Release Deed
- Map of 25 Sheldonville Road
- Quitclaim Deed dated 28 August 2002
- Quitclaim Deed dated 19 November 2015
- Confirmatory Quitclaim Deed dated 30 June 2017

- Quitclaim Deed dated 30 June 2017

The Town Council met on June 09, 2025, and on behalf of the Town Council, a motion was made by Vice-President Simmons to refer Measure 2025-095- To request the Town Council grant the Town Manager authority to sign a release deed for Lot 20B located at 25 Sheldonville Road, North Attleborough, Massachusetts to the Finance Sub-Committee for further review and discussion.

Councilor Donovan seconded the motion.

Motion carried 8-0.

The Finance Sub-Committee met on June 18, 2025, and on behalf of the Finance Sub-Committee, a motion was made by Councilor Donovan to refer Measure 2025-095- To request the Town Council grant the Town Manager authority to sign a release deed for Lot 20B located at 25 Sheldonville Road, North Attleborough, Massachusetts back to the Full Town Council with a favorable recommendation.

Councilor Costello seconded the motion.

Motion carried 7-0.

The Town Council met on June 23, 2025, and on behalf of the Town Council, a motion was made by Vice-President Simmons to approve Measure 2025-095- To request the Town Council grant the Town Manager authority to sign a release deed for Lot 20B located at 25 Sheldonville Road, North Attleborough, Massachusetts.

The motion was seconded.

Motion carried. 9-0 UNANIMOUS