

Ammondon Philip to Chad Mafon ✓

203

All People to whom these Presents

shall come, Greeting. KNOW YE, That I Philip Ammondon of Mendon in the County of Worcester and Commonwealth of Massachusetts Inquire —

For and in Consideration of the Sum of *Three hundred pounds* to me in Hand before the enfealing hereof, well and truly paid by Chad Mafon of Cumberland County of Providence and State of Rhode Island yeoman —

the Receipt whereof I do hereby acknowledge, and myself & therewith fully satisfied and contented; and thereof, and of every Part and Parcel thereof, do exonerate, acquit and discharge him the said Chad Mafon his —

Heirs, Executors, and Administrators, forever by these Presents: HAVE given, granted, bargained, sold, aliened, conveyed and confirmed; and by these Presents, Do freely, fully, and absolutely give, grant, bargain, sell, alien, convey and confirm, unto him the said Chad Mafon his

Heirs and Assigns forever, A certain tract or parcel of land situate in Mendon aforesaid containing by estimation fifty acres be the same more or less bounded as follows viz beginning at the Southwest corner of the premises at a heap of stones in the fork of two Roads thence running East 40° North eighty seven rods and half to a heap of stones by the Road leading to Milford and thence South by the Hartford Post Road so called thence North about 26° East ninety six rods to a heap of stones at the turn of the Road thence about North east sixteen rods to a stake & stones by Luke Aldrich's land and is bounded next by Road leading to Milford & next by the eight rod Road so called thence West about 33° South one hundred and eight rods to a heap of stones thence North 7½° West ten rods to a heap of stones thence West 15° South twenty rods to a heap of stones by the Road leading by Luke Aldrich's old mill dam and the three last mentioned lands are bounded North by land of said Aldrich thence South 22° West eleven rods to a heap of stones thence South about 9° West twelve rods to a heap of stones thence South 43° West sixteen rods to a heap of stones thence West 40° South eight rods & a half to a heap of stones thence South 2° East sixteen rods to a heap of stones thence South 11° West ten rods to the first mentioned bound & is bound. & is the said last line by the last mentioned Road and to include all the buildings on the premises Also one other piece of wood land lying in Milford in said County by estimation nine acres be the same more or less bounded as follows viz West by the eight rod Road so called North by part by land of Luke Aldrich & part by land of Clark & Nightingale East by land of Clark and Nightingale and South by land of George and Luke Kelley —

To HAVE and to HOLD the said granted and bargained Premises with all the Appurtenances, Privileges and Commodities to the same belonging, or in any wise appertaining, to him the said Chad Mafon his Heirs and Assigns forever. To his

and their only proper Use, Benefit and Behoof forever. And I the said Philip Ammondon for myself my Heirs, Executors and Administrators, do Covenant, Promise, and Grant to and with him the said Chad Mafon his —

Heirs and Assigns, that before the enfealing hereof, I am the true, sole and lawful Owner of the above bargained Premises, and am lawfully seized and possessed of the same in my own proper Right, as a good, perfect, and absolute Estate of Inheritance in Fee Simple: And have in myself good Right, full Power and lawful Authority, to grant, bargain, sell, convey and confirm said bargained Premises in Manner as aforesaid: And that he the said Chad Mafon his —

Heirs and Assigns, shall and may from Time to Time, and at all Times forever hereafter, by Force and Virtue of these Presents, lawfully, peaceably and quietly Have, Hold, Use, Occupy, Possess and Enjoy the said demised and bargained Premises, with the Appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of, from all and all Manner of former or other Gifts, Grants, Bargains, Sales, Leases, Mortgages, Wills, Entails, Jointures, Dowries, Judgments, Executions or Incumbrances, of what Name or Nature soever, that might in any Measure or Degree obstruct or make Void this Present Deed.

Furthermore, I the said Philip Ammondon

for myself my Heirs, Executors, and Administrators, do Covenant and Engage the above demised Premises to him the said Chad Mafon his —

Heirs and Assigns, against the lawful Claims or Demands of any Person or Persons whatsoever, forever hereafter to Warrant, Secure and Defend by these Presents. In Witness whereof I the said Philip

Ammondon for myself my Heirs and Sylvia Wife of the said Philip have come to set our hands and seals this sixth Day of January third Domain 1795 and in the Nineteenth year of American Independence
Signed sealed & delivered
Philip Ammondon — (L)
Sylvia Ammondon — (L)

in the presence of
Peter Thompson }
Hannah Ammondon }
Worcester 8th January 1795 then the within named Philip Ammondon acknowledged this instrument to be his free Act and Deed. Before Amariah Frost Just. Peace —

Recd. Feb. 9th 1795 Entered and Examined J^r Ben' Clap Reg^r