

grantor, S. 71° - 26' W. ninety three and sixty two one hundredths (93.62) feet to a corner of fences; thence by the grantor's land N. 17° - 7' W. one hundred sixty three (163) feet to a corner of fences at land of Charles V. Dudley; thence N. 33° - 25' W. about 59 feet by said Dudley to a corner of fences at land now or formerly of Rose Lawton et al.; thence by land now or formerly of said Rose Lawton et al.; N. 76° E. one hundred twenty four and five tenths (124.5) feet to the said westerly line of said Pine Street and the place of beginning. Also a right of way southerly of and adjoining the above described premises, described as follows:- Beginning at the southeast corner of the above described premises, at the stake on the westerly line of the above mentioned Pine Street; thence S. 14° E. fifteen (15) feet, along the westerly line of said Pine Street; thence S. 71° - 26' W. ninety two and sixty two one hundredths (92.62) feet; thence N. 22° - 22' W. fifteen (15) feet, to the southwest corner of the above described premises; thence N. 71° - 26' E. ninety three and sixty two one hundredths (93.62) feet, to the place of beginning. Meaning and intending to convey as a right of way a strip of land fifteen (15) feet wide and parallel to the southerly line of the above granted premises. Also another tract of land situated on the easterly side of said Pine Street, bounded and described as follows:- Beginning at the northwest corner of the premises on the said easterly line of the said Pine Street at land of William McClellan, Jr.; thence N. 76° E. one hundred forty (140.0) feet, by land of said McClellan to a corner of fences at land of one Barnes; thence S. 14° E. seventy (70) feet by land of said Barnes, to a corner of fences at land of the William J. Love Estate; thence S. 76° W. one hundred forty (140.0) feet by land of the William J. Love Estate to the easterly line of said Pine Street; thence N. 14° W. seventy (70) feet along said easterly line of said Pine Street to the place of beginning.

T O H A V E and T O H O L D the granted premises, with all the privileges and appurtenances thereto belonging to the said Whitin Machine Works, and their successor and assigns, to their own use and behoof forever. And I hereby for myself and my heirs, executors, and administrators, covenant with the grantees and their successors and assigns that I am lawfully seized in fee-simple of the granted premises; that they are free from all incumbrances; that I have good right to sell and convey the same as aforesaid; and that I will and my heirs, executors, and administrators shall W A R R A N T and D E F E N D the same to the grantees and their successors and assigns forever against the lawful claims and demands of all persons.

And for the consideration aforesaid I, Lena W. Taft, wife of the said Edmund M. Taft, do hereby release unto the said grantees and their successors and assigns all right of or to both D O W E R and H O M E - S T E A D in the granted premises, and all rights by statutes and all other rights therein.

I N W I T N E S S W H E R E O F we the said Edmund M. Taft and Lena W. Taft hereunto set our hands and seals this - day of - in the year one thousand nine hundred and ten

Signed and sealed in presence of

John Tynan
John Tynan

Edmund M. Taft. (seal)
Lena W. Taft. (seal)

Commonwealth of Massachusetts.

Worcester ss. Northbridge Aug 3 1910. Then personally appeared the above-named Edmund M. Taft and acknowledged the foregoing instrument to be his free act and deed, before me-

Arba S. Noyes Notary Public (seal)

Rec'd Aug. 4, 1910, at 8h. 30m. A. M. Ent'd & Ex'd

* * * * *

KNOW ALL MEN BY THESE PRESENTS that we, John O'Brien and Elizabeth O'Brien his wife both of Mendon in the County of Worcester and Commonwealth of Massachusetts in consideration of One Dollar and other valuable consideration paid by Wellman C. Blake of Lydonville in the State of Vermont the receipt whereof is hereby acknowledged, do hereby G I V E, G R A N T, B A R G A I N, S E L L, and C O N V E Y unto the said Wellman C. Blake, a certain tract of land with the buildings thereon, situated in the easterly part of said MENDON, containing eight acres, more or less, bounded. Beginning at a corner of wall at a corner of land now or formerly of Simon P. Bicknell, it being some 4 or 5 rods southerly from the dwelling house on said premises; then northerly and bounding westerly by a Town road until it comes to land set off as dower to the Widow Harriet Thurber; then easterly, southerly, and easterly and bounding by said dower land until it comes to Elijah Taft's land; then southerly and bounding by said Taft's land 38 rods to a corner of wall at Nathan Hayward's land; then S. 50° W. 2 rods & 7 links to a white oak tree at land formerly of Benjamin Bates, bounding last line by said Hayward's land; then S. 81 1/3° W. 13 rods & 20 links to a corner of wall at said Bicknell's land; then northerly and westerly and bounding by said Bicknell's land to the place of beginning. Being the same premises conveyed by Benjamin Bates to George Bates by deed dated June 21 A. D.

O'Brien et ux.
to
Blake