

this deed, as also our note of even date herewith, signed by us whereby we promise to pay to the grantee or order, the said principal sum and instalments of interest at the times aforesaid, shall be void. But upon any default in the performance or observance of the foregoing condition, the grantee, or his executors, administrators, or assigns, may sell the granted premises, or such portion thereof as may remain subject to this mortgage in case of any partial release hereof, together with all improvements that may be thereon, by public auction in said Worcester first publishing a notice of the time and place of sale once each week for three successive weeks in some one newspaper published in said Worcester the first publication of such notice to be not less than twenty-one days before the day of sale and may convey the same by proper deed or deeds to the purchaser or purchasers absolutely and in fee simple; and such sale shall forever bar us and all persons claiming under us from all right and interest in the granted premises, whether at law or in equity. And out of money arising from such sale the grantee or his representative shall be entitled to retain all sums then secured by this deed, whether then or thereafter payable, including all costs, charges and expenses incurred or sustained by them by reason of any default in the performance or observance of the said condition, rendering the surplus, if any, to us or our heirs, or assigns; and we hereby, for ourselves and our heirs and assigns, covenant with the grantee and his heirs, executors, administrators and assigns, that, in case a sale shall be made under the foregoing power, we or they will upon request, execute, acknowledge and deliver to the purchaser or purchasers a deed or deeds of release confirming such sale, and said grantee and his assigns are hereby appointed and constituted the attorney or attorneys irrevocable of the said grantors to execute and deliver to the said purchaser a full transfer of all policies of insurance on the buildings upon the land covered by this mortgage at the time of such sale. And it is agreed that the grantee, or his executors, administrators or assigns, or any person or persons in their behalf, may purchase at any sale made as aforesaid, and that no other purchaser shall be answerable for the application of the purchase money; and that, until default in the performance or observance of the condition of this deed, we and our heirs and assigns may hold and enjoy the granted premises and receive the rents and profits thereof.

And for the consideration aforesaid I, Sarah Grace, wife of the said Max Grace, and I, Rachel Grace, wife of the said Hyman Grace, do hereby release unto the said grantee and his heirs 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 other rights and interests therein.

I N W I T N E S S W H E R E O F we the said Max Grace, Sarah Grace, Hyman Grace and Rachel Grace hereunto set our hands and seals this fourteenth day of July in the year one thousand nine hundred and thirteen. Signed and sealed in presence of

Louis E. Feingold to all.	Max Grace	(seal)
	her	
	Sarah + Grace	(seal)
	mark	
	Hyman Grace	(seal)
	her	
	Rachel + Grace	(seal)
	mark	

Commonwealth of Massachusetts.

Worcester ss. July 14, 1913. Then personally appeared the above-named Max Grace and acknowledged the foregoing instrument to be his free act and deed, before me-

Louis E. Feingold Justice of the Peace.

Rec'd July 15, 1913, at 3h. 48m. P. M. Ent'd & Ex'd

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K N O W A L L M E N B Y T H E S E P R E S E N T S that I James S. Carey of Mendon of Worcester, County, Massachusetts being unmarried, for consideration paid, grant to Charlotte A. Butters of said Mendon and Lavina R Stearns of Newton in County of Middlesex, wife of George W. Stearns with W A R R A N T Y covenants the land in MENDON known as the Lewis Bates farm with all the buildings thereon-containing by estimation one hundred acres more or less- situated on the westerly side of the road leading from Milford to Woonsocket, (in said Mendon) bounded and described as follows, to wit:- Beginning at the northeasterly corner of the premises at said highway at land of one Freen-thence westerly by land of said Freen about 368.5 rods to a maple tree at land of Laban Bates known as the Sprague meadow; thence southerly by land of said Bates as the fence stands about 36 rods to a stone wall; thence easterly by land of one Ray as the wall stands about 73 rods to an angle in said wall; thence southeasterly, by said last mentioned land about 80.5 rods to a post in the swamp at land of Lyman Cook; thence northeasterly by land of said Cook about 60

Carey

to

Butters et al.