

within the above described premises. To have and to hold the granted premises, with all the privileges and appurtenances thereto belonging, to the said George H. Day and his heirs and assigns, to their own use and behoof forever. And I do hereby, for myself and my heirs, executors and administrators, covenant with the said grantee and his heirs and assigns that I am lawfully seized in fee simple of the granted premises, that they are free from all incumbrances, except a mortgage of \$1400. to Austin Taft, which the grantee assumes and promises to pay as a part of the consideration aforesaid, that I have good right to sell and convey the same as aforesaid; and that I will and my heirs, executors and administrators shall warrant and defend the same to the said grantee and his heirs and assigns forever against the lawful claims and demands of all persons except said mortgage.

In witness whereof, I, the said Samuel B. Taft, unmarried, hereunto set my hand and seal this First day of April in the year one thousand eight hundred and eighty-nine.

Signed, sealed and delivered } Samuel B. Taft (seal)
in presence of }
W. J. Taft } Commonwealth of Massachusetts
Worcester ss. April 26, 1889. Then
personally appeared the above named Samuel B. Taft and
acknowledged the foregoing instrument to be his free act and
deed. Before me, W. J. Taft Justice of the Peace
Rec'd April 30th 1889 at 2nd P.M. Ent. & Ex. By Murray B. Miller Reg^r

Day George H. Know all men by these presents that I, George H. Day
to of Mendon, in the County of Worcester, and Commonwealth of
Sam^l B. Taft Massachusetts, in consideration of Thirteen Hundred Dollars
See affidavit paid by Samuel B. Taft of said Mendon, the receipt whereof
in Book 1324, is hereby acknowledged, do hereby give, grant, bargain, sell
Page 180. and convey unto the said Samuel B. Taft, a certain farm,
with the buildings thereon, situated in the Southerly part of
said Mendon, containing one hundred and forty-three acres
more or less, and is bounded as follows, viz: Beginning at a
corner of land of heirs of Robert P. Williams, on East side
of road leading through the premises; thence on said Williams
land S. 80° E. twenty rods; thence S. 79½° E. eighteen rods & 18
links; thence S. 20° W. five rods & 18 links; thence South twenty-
three rods to land of Willis Southwick; thence on said Southwicks