

said James T. Warner and his heirs and assigns, to their own use and behoof forever. And I hereby for myself and my heirs, executors and administrators, covenant with the grantee and his heirs and assigns that I 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 warrant and defend the same to the grantee and his heirs and assigns forever against the lawful claims and demands of all persons. And for the consideration aforesaid I Frank A. Warner hereby release unto the grantee and his heirs and assigns all right of or to both dower and homestead in the granted premises.

In witness whereof I the said Frank A. Warner being unmarried, hereunto set my hand and seal this Twenty ninth day of July in the year one thousand eight hundred and ninety three.

Signed, sealed and delivered } Frank A. Warner (seal)
in presence of } Commonwealth of Massachusetts.
Mrs Grace P. Daniels } Worcester ss July 29th 1893. Then
Nelson D. Warner } personally appeared the above
named Frank A. Warner and acknowledged the foregoing
instrument to be his free act and deed.

Before me Liberty Freeman Justice of the Peace.
Rec'd Aug 5th 1893 at 8th AM Ent'd & For'd By Lizzie A. Barker Asst. Reg^r

Warner Frank A. Know all men by these presents that I Frank A.
to Warner of Marlboro' Mass in consideration of One hundred
James T. Warner and sixty dollars paid by James T. Warner of Mendon, Mass.
the receipt whereof is hereby acknowledged, do hereby remise
release and forever quitclaim unto the said James T.
Warner his heirs and assigns, a certain tract of land sit-
uated in town of Mendon on the East side of the road
leading from Mendon Centre to Chestnut hill, commencing
at the Southwest corner of land of Caroline Freeman and
running nearly East about twenty rods; thence East by
South along the ledges and wall to the swamp and
natural water course, thence in a more easterly direction
across the swamp and natural water course and along
the wall to the corner of a wall, at land of Charles J.
Staples; thence South along the wall and by land of Charles