

KNOW ALL MEN BY THESE PRESENTS

Taft

to

Flocks

1-\$1.00 Stamp
Cancelled

*Should be 52

See Book 2349
Page 458

that I, George M. Taft of Mendon, County of Worcester and Commonwealth of Massachusetts, in consideration of One Dollar, and other valuable considerations paid by James Edward Flocks, of said Mendon, 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 James Edward Flocks, a certain tract or parcel of land with the buildings thereon situated on the southerly side of Milford Street in said MENDON, bounded and described as follows: Beginning at a stake at the corner of said parcel and grantors land 221.6 feet from the corner of Main and Milford Streets; thence, southerly 98.8 feet to a drill hole in a rock; thence, easterly 266 feet to land of Manuel Rogers bounded on the last two courses by other land of grantor; thence, northerly 104-15 feet by said Rogers land to said Milford Street; thence, westerly by said Milford Street to the point of beginning being a part of the land deeded to me by Sarah J. Dudley, et al; deed dated December 4th 1899-recorded Worcester District Deeds, Book 1641-Page 521.*

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 James Edward Flocks 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 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 grantee and his heirs and assigns forever against the lawful claims and demands of all persons I N W I T N E S S W H E R E O F I the said George M. Taft, being unmarried hereunto set my hand and seal this ninth day of August in the year one thousand nine hundred and nineteen

Signed and sealed in presence of

Frank E. Mann

Geo. M. Taft

(seal)

Commonwealth of Massachusetts

Worcester ss. August 9th 1919. Then personally appeared the above named George M. Taft and acknowledged the foregoing instrument to be his free act and deed, before me

Frank E. Mann Justice of the Peace

My commission expires Feb. 26, 1921.

Rec'd Sept. 3, 1919 at 4h. 39m. P. M. Ent'd & Ex'd.

* * * * *

KNOW ALL MEN BY THESE PRESENTS

Flocks

to

Taft

See Assignment.
B: 224 P. 432

See Discharge
82349.457

that I, James Edward Flocks of Mendon, County of Worcester and Commonwealth of Massachusetts in consideration of Four Hundred Dollars paid by George M. Taft, of said Mendon, 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 George M. Taft, a certain tract or parcel of land with the buildings thereon situated on the southerly side of Milford Street in said MENDON, bounded and described as follows: Beginning at a stake at the corner of said parcel and grantees land 221.6 feet from the corner of Main and Milford Streets; thence, southerly 98.8 feet to a drill hole in a rock; thence easterly 266 feet to land of Manuel Rogers bounded on the last two courses by other land of grantee; thence, northerly 104-15 feet by said Rogers land to said Milford Street; thence, westerly by said Milford Street to the point of beginning being the same parcel of land deeded to me this day by grantee. Said deed to be recorded.

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 George M. Taft 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 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 grantee and his heirs and assigns forever against the lawful claims and demands of all persons.

P R O V I D E D N E V E R T H E L E S S that if I, or my heirs, executors, administrators, or assigns, shall pay unto the grantee, or his executors, administrators or assigns, the sum of Four Hundred Dollars on demand, from this date, with interest semi-annually at the rate of 5 1/2 per centum per annum, and until such payment shall pay all taxes and assessments, to whomsoever laid or assessed, whether on the granted premises or on any interest therein, or on the debt secured hereby; shall keep the buildings on said premises insured against fire, in a sum not less than four hundred dollars for the benefit of the grantee and his executors, administrators, and assigns, in such form and at such insurance offices as they shall