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V.M.K

11th 2:15 P.M. March

day of ~~February~~, A. D. 1971

WITNESS our hands and seals this

Signed and sealed in the presence of—

Henry A. Rodowicz
f. 75677

John F. Killeen
Victoria M. Killeen

COMMONWEALTH OF MASSACHUSETTS
COUNTY OF WORCESTER

ss:

March 1;
~~February~~, 1971.

Then personally appeared the above-named John F. Killeen and Victoria M. Killeen and acknowledged the foregoing instrument to be ^{their} free act and deed, before me,

Henry A. Rodowicz
HENRY A. RODOWICZ, NOTARY PUBLIC
MY COMMISSION EXPIRES OCT. 14, 1972



Recorded March 1, 1971 at 1h. 39m. P. M.

■ END OF INSTRUMENT ■

WE, RAYMOND F. THOMAS and FRANCES A. THOMAS, husband and wife, both of Mendon, Worcester County, Massachusetts

~~of xxx~~ ~~County of Massachusetts, being unmarried~~
for consideration paid, grant to the Milford National Bank & Trust Company, a corporation duly established by law situated in Milford, Worcester County, Massachusetts, with mortgage covenants, to secure the payment of THIRTY THREE THOUSAND AND 00/100 (\$33,000.00) dollars

with interest as provided in a note of even date, and also to secure the performance of all agreements and covenants contained herein and in the note secured hereby:—

a certain parcel of land, with the buildings thereon and all the privileges and appurtenances thereto belonging: situated ~~in~~ on the southerly side of Maple Street and the easterly side of Emerson Street, in Mendon, Worcester County, and being more particularly bounded and described as follows:—

- Beginning at the northwesterly corner of the premises at the corner of Maple and Emerson Streets;
- THENCE N. 87° 45' E. by the southerly line of Maple Street to land now or formerly of Edward T. Whiting et ux.;
- THENCE southerly by last mentioned land to land now or formerly of Lyman E. Wheeler;
- THENCE S. 80° W by last mentioned land 211.68 feet more or less, to the northeasterly line of Emerson Street;
- THENCE N. 40° W., 134.64 feet;
- THENCE N. 33° 30' W., 167.64 feet;
- THENCE N. 2° 30' W., 85.14 feet, more or less, to the point of beginning; the last three lines bounding on the easterly lines of Emerson Street.

Meaning and intending to convey and hereby conveying the same and all the same premises as were conveyed to us by Deed of Lucy C. Bozzini, dated April 22, 1965 and recorded in Worcester District Deeds, Book 4556, Page 69.

See Book 5320
Page 461
See Book 5323
Page 528
See Book 5409
Page 65
See Certificate
of Provision
B. 5409 P. 69
bound
affidavit of
Sale
B. 5409 Pgs
75-77

Including as part of the realty all heating apparatus, oil burners, plumbing, gas and electric fixtures, screens, mantels, shades, screen doors, storm doors and windows, awnings and all other fixtures of whatever kind and nature at present or hereafter installed in or on the granted premises in any manner which renders such articles usable in connection therewith, so far as the same are, or can by agreement of parties be made, a part of the realty.

The Mortgagors covenant and agree that they shall keep buildings now or hereafter standing on mortgaged premises insured against fire and (when required by the Mortgagee) also against other casualties and contingencies in sums satisfactory to and for the benefit of the Mortgagee.

The Mortgagors hereby covenant and agree to pay the Mortgagee each month, commencing one month from date hereof, a sum equal to one-twelfth of the annual taxes assessed on the granted premises for the last preceding taxable year, which payments are to be applied towards the payment of the taxes assessed on said premises when said taxes become due and payable, and any balance due on said taxes after the application of such payments shall be paid by the Mortgagors and any surplus shall be applied by the Mortgagee on account of the debt hereby secured.

This mortgage is upon the Statutory Condition, for any breach of which the Mortgagee shall have the Statutory Power of Sale.

~~husband~~ ~~said mortgagor,~~
~~wife~~

~~release of the mortgagor's rights in the premises and other interests in the mortgaged premises.~~

Witness our hands and seals this 26th day of February 1971

Raymond F. Thomas
.....
Frances A. Thomas
.....
.....
.....

Commonwealth of Massachusetts

Worcester ss., February 26, 1971. Then personally appeared the above named Raymond F. Thomas and Frances A. Thomas and acknowledged the foregoing instrument to be their free act and deed, before me.

Shelley D. Vincent
.....
Notary Public Shelley D. Vincent
My commission expires: June 15, 1973



Recorded March 1, 1971 at 2h. 11m. P. M.