

# Know all men by these presents

Marden

that I, Clara J. Marden, of Milford, in the County of Worcester and Commonwealth of Massachusetts,

to

in consideration of One Dollar and other valuable considerations to me paid by Catherine R. Welch of said Milford,

Welch

the receipt whereof is hereby acknowledged, do hereby remise, release, and forever quitclaim unto the said Catherine R. Welch a certain tract of land situated on the northeasterly shore of Nipmuck Pond, so called, in MENDON, in the County of Worcester and Commonwealth of Massachusetts, and bounded as follows;- Beginning at a stake at the shore of said pond, and at land now or formerly of Thomas F. Mathews; thence running N. 79° 35' E. with said Mathews land 92 feet to a stake; thence S. 10° 25' E. with land now or formerly of Luther E. Taft 50 feet to a stake at land now or formerly of Alice M. Bartlett; thence S. 79° 35' W. with said Bartlett land 94 feet to a stake at the shore of the pond; thence northwesterly with said shore about fifty feet to the point of beginning; with such rights of way, but none other, to and from the granted premises over an ancient Town way along or near the shore of said pond as I am entitled to grant. The herein granted premises are conveyed subject to a right of way two rods in width and as further described in a deed from Luther E. Taft to Walter L. Dixon, dated September 24, 1908. Meaning and intending hereby to convey the same and all the same premises as conveyed to me by deed of Arthur B. Sprague, dated May 20, 1910 and recorded with Worcester District Deeds, Book 1932, Page 542.

To have and to hold the granted premises, with all the privileges and appurtenances thereto belonging, to the said Catherine R. Welch and her 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 her heirs and assigns that the granted premises are free from all incumbrances made or suffered by me

and that I will and my heirs, executors, and administrators shall warrant and defend the same to the said grantee and her heirs and assigns forever against the lawful claims and demands of all persons claiming by, through, or under me but against none other.

And for the consideration aforesaid I, William S. Marden, (husband of the said Clara J. Marden) do hereby release unto the said grantee and her heirs and assigns all right of or to an estate by the CURTESY in the granted premises, and all rights by statutes and all other rights therein.

In witness whereof we the said Clara J. Marden and William S. Marden

hereunto set OUR hand and seal this nineteenth day of May in the year one thousand nine hundred and eleven

Signed, sealed, and delivered in presence of  
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Clara J. Marden. (seal)  
William S Marden (seal)

### Commonwealth of Massachusetts.

Worcester ss. May 20 1911  
the above-named William S. Marden Then personally appeared  
foregoing instrument to be his free act and deed, before me— and acknowledged the  
Joseph H. Doyle Justice of the Peace.

Received July 22, 1912, at 8 h. 30 m. A. M. Entered and examined.