

then the mortgagee may, at its option, either

(a) enter upon the premises and complete the same and add to the mortgage balance then due all sums advanced and reasonable costs incurred, and the mortgagor agrees to pay as part of the principal obligation under its mortgage all sums so added, or

(b) declare the entire mortgage balance immediately due and payable and take any legal steps or foreclosure proceedings it deems necessary to enforce its rights under this mortgage and the note secured thereby

This mortgage is upon the statutory condition and also upon the further conditions set forth in a certificate of standard mortgage conditions of said Worcester Federal Savings and Loan Association duly recorded in the Registry of Deeds or filed with the Land Registration Records where this mortgage is to be recorded or filed, which standard mortgage conditions are expressly incorporated herein by reference, and upon any other conditions herein set forth, for any breach of any of which the mortgagee shall have the statutory power of sale

(For said certificate see Worcester District Registry of Deeds, Book 3171, Page 37)

WITNESSE our hands and seals this second day of September 1949  
Ivan E. Gardell (seal)  
Eve M. Gardell (seal)

Commonwealth of Massachusetts  
Worcester, ss September 2, 1949 Then personally appeared the above named Ivan E. Gardell and Eve M. Gardell and acknowledged the foregoing instrument to be their free act and deed, before me

R. S. Huntington Notary Public  
My commission expires June 27, 1952

Rec'd Sept 9, 1949 at 1h 11m P M Ent'd & Ex'd

\* \* \* \* \*

Casey

to

Kerkhof et ux

2-\$5 00 Stamps  
1-\$2 00 Stamp  
1-\$1 00 Stamp  
1-50¢ Stamp  
1-25¢ Stamp  
Cancelled

See Book 3437  
Page 538

I, William H. Casey, of Milford, Worcester County, Massachusetts, for consideration paid, grant to John F. Kerkhof and Katherine L. Kerkhof, husband and wife, as tenants by the entirety, of Mendon, Massachusetts, with QUITCLAIM covenants, a certain parcel of land with all buildings and other improvements thereon situated on the westerly side of North Avenue, in MENDON, Worcester County, Massachusetts, bounded and described as follows Beginning at an iron pin on the westerly side of said North Avenue, at the southeast corner of the granted premises and at land formerly of Lunette R. Danforth, thence S. 66° 26' W by said land formerly of Lunette R. Danforth, 242.84 feet to a stake at land of the Town of Mendon, thence N 17° 45' W by said land of the Town of Mendon, 95.70 feet to a stake at other land of the grantor, thence N 72° 00' E by other land of the grantor, 240.70 feet to a stake on the westerly line of said North Avenue, thence S 18° 00' E, by the westerly line of said North Avenue, 75.30 feet, to the point of beginning Containing 20,665 square feet, more or less.

Being a part of the premises described in deed of Lunette R. Danforth to William H. Casey, dated September 7, 1939 and recorded with Worcester District Deeds, Book 2755, Page 147

Subject to the taxes assessed for the year 1949, which the grantees assume and agree to pay

I, Sadie T. Casey, wife of said grantor, release to said grantee all rights of DOWER and HOMESTEAD and other interests therein

WITNESSE our hands and seals this eighth day of September 1949  
William H. Casey (seal)  
Sadie T. Casey (seal)

The Commonwealth of Massachusetts  
Worcester, ss September 8, 1949 Then personally appeared the above named William H. Casey and acknowledged the foregoing instrument to be his free act and deed, before me

Daniel F. Carney Notary Public  
My commission expires August 28, 1953

Rec'd Sept. 9, 1949 at 2h. 30m P M Ent'd & Ex'd

\* \* \* \* \*

Kerkhof et ux

to

Uxbridge Sav Bank

KNOW ALL MEN BY THESE PRESENTS that we, John F. Kerkhof and Katherine L. Kerkhof, husband and wife, as tenants by the entirety, both of Uxbridge, in the County of Worcester and Commonwealth of Massachusetts, for consideration paid, grant to the Uxbridge Savings Bank, a corporation duly established under the laws of the Commonwealth of Massachusetts and located at Uxbridge, Worcester County, Massachusetts, with MORTGAGE covenants, to secure the payment