

pal taxes, charges and assessments, and insurance premiums, upon the mortgaged property, as they shall become due and any balance due for any of said payments shall be paid by the mortgagor. The mortgagee is hereby specifically authorized to pay when due or at any time thereafter, all of said payments and to charge the same to the account of the mortgagor;

That the mortgagor will insure in sums satisfactory to the mortgagee and for the benefit of the mortgagee the buildings now or hereafter standing on said land against such hazards, casualties, and contingencies as the mortgagee may from time to time direct, and deposit all such insurance policies with the mortgagee;

That the mortgagor will pay on demand to the mortgagee, or the mortgagee may at its option add to the principal balance then due, any sums advanced or paid by the mortgagee on account of any default, of whatever nature, by the mortgagor, or any sums advanced or paid, whether before or after default, for taxes, repairs, improvements, insurance on the mortgaged property or any other insurance pledged as collateral to secure the mortgage loan, or any sums paid by the mortgagee, including reasonable attorney's fees, in prosecuting, defending, or intervening in any legal or equitable proceeding wherein any of the rights created by this mortgage are, in the sole judgment of the Association, jeopardized or in issue;

That this mortgage shall also secure any other liability or liabilities, direct or indirect, of the mortgagor to the holder or holders hereof, due or to become due, or which may hereafter be contracted;

That upon default in any condition of the mortgage or note secured hereby existing for more than ninety days, or if the owner of the premises herein mortgaged shall convey any part thereof or any interest therein, or if proceedings to foreclose any junior mortgage thereon, or to enforce any junior trust deed or junior lien or any kind thereon, shall be instituted, or in the event of any levy or sale upon execution or other proceeding of any nature whereby the owner of said premises shall be deprived of his title or right of possession to said premises or any part thereof, then in either event the entire mortgage debt shall become due and payable on demand at the option of the mortgagee.

That the mortgagor shall perform and observe all of the terms and conditions of the mortgage note secured by this mortgage;

This mortgage is also upon the statutory condition for any breach of which, or for the breach of any other condition herein contained, the mortgagee shall have the statutory power of sale.

W I T N E S S my hand and seal this sixteenth day of September 1938
Peter J. Kosky (seal)

Commonwealth of Massachusetts

Worcester ss. September 16 1938 Then personally appeared the above named Peter J. Kosky and acknowledged the foregoing instrument to be his free act and deed, before me

R S Huntington Notary Public

My commission expires July 7 1945

Rec'd Sept. 16, 1938 at 4h. 58m. P. M. Ent'd & Ex'd.

* * * * *

I, Richard Henry, widower, of Uxbridge Worcester County, Massachusetts, for consideration paid, grant to George A. Daige and Florida M. Daige, husband and wife, as tenants by the entirety, both of Mendon in said County of Worcester, with Q U I T C L A I M covenants A certain tract of pasture land on the easterly side of a road leading by the house now or formerly of Elizabeth O. Wood, in said MENDON, bounded and described as follows;- Beginning at the southwest corner of the premises on said street and at land now or formerly of N. G. Daniels; thence on said road N. 14 1/2° E. 27 rods 5 links; thence on said road N. 1/2° E. 28 rods 3 links to a corner of wall at land now or formerly of said Wood; thence on the wall S. 86 1/2° E. 14 rods 13 links; thence N. 87° E. on the wall 2 rods 5 links; thence on the wall S. 85 1/4° E. 14 rods 11 links; thence on the wall S. 69 1/2° E. 3 rods 22 links to a corner of the wall at land now or formerly of said Daniels, the last four lines bounding on land now or formerly of said Wood; thence by land now or formerly of said Daniels and on the wall S. 19° W. 52 rods 10 links and S. 86° W. 24 rods 19 links to the place of beginning.

Also a certain tract of swamp land and situated in cedar swamp so-called, in said MENDON, on the homestead farm formerly of Thomas Taft of said Mendon, deceased, and containing 1 1/2 acres, being the same more or less and bounded as follows: Beginning at the northwest corner of the premises at a stake on the south side of a ditch; thence S. 22 1/2° E. 22 rods and 21 links to a stake in an old ditch; thence N. 61 1/2° E. by said old ditch 6 rods to corner of ditches; thence N. 1° W. 1 rod and 15 links to a stake; thence N. 89° E. 13 rods 22 links to a stake; thence N. 70° E. about 2 rods to Christopher Daniels' land; thence Westerly on said Daniels land 14 rods, 3 links to a stake, being a corner of the homestead farm; thence Southerly by an old ditch 1 rod 10 links; thence on edge of

Henry

to

Daige et ux.

2-25¢ Stamps
Cancelled

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