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I, HELEN M. TAFT, of Mendon, Worcester County, Massachusetts, being unmarried, for consideration paid, grant to CARL A. HALSING and DORIS R. HALSING, husband and wife, as tenants by the entirety, both of said Mendon, with QUITCLAIM COVENANTS,

A certain tract or parcel of land, with the buildings thereon, situated on both sides of the Northbridge Road, in said Mendon, and being more particularly bounded and described as follows, to wit:-

Beginning on the northerly side of said road at the southwesterly corner of land of one Boulanger et al., formerly of one Eames, thence N. $15\frac{1}{3}^{\circ}$ W. on said Boulanger land 48 rods 20 links to the end of a wall; thence S. 81° W. by land now or formerly of one Taft and one Thayer by and with a wall 7 rods 6 links to a stake and stones at the end of said wall; thence southwesterly by said last-mentioned land to a corner of walls; thence southwesterly by said last-mentioned land as the wall and fence now stand to an angle in the wall, the last two lines together measuring 43 rods 17 links; thence S. $23\frac{1}{2}^{\circ}$ W. 14 rods 16 links to said road; thence easterly and bounded southerly by said road 56 rods 12 links to an elm tree; thence S. $6\frac{1}{4}^{\circ}$ E. 2 rods 12 links to a stake and stones on the southerly side of said road; thence continuing the same course by land of one Slavin, formerly of said Taft and Thayer, 7 rods 15 links to a corner of walls; thence by said last-mentioned land S. 4° W. 10 rods 5 links to a corner of four walls; thence by said last-mentioned land S. $5\frac{1}{4}^{\circ}$ W. 40 rods 21 links to land now or formerly of one Cook; thence by said Cook land and land of one Allen S. $88\frac{1}{2}^{\circ}$ E. 21 rods 23 links to a corner; thence northerly and bounded easterly on land of one Halsing, formerly of said Cook and Allen, to said road; thence westerly on said road to a point opposite to the point of beginning; thence northerly across said road to the point of beginning. Containing 25 acres, be the same more or less.

Said premises are conveyed subject to a highway location to the Town of Mendon; said instrument of taking being recorded with Worcester District Deeds, Book 2680, Page 25.

For my title see deed of Ebenezer Taft et alii to Putman W. Taft and Enos N. Taft, dated June 16, 1873, recorded with said Deeds, Book 908, Page 462, Probate of the Estate of Putman W. Taft, Worcester County Probate Court Case No. 58102, Probate of the Estate of Ada C. Taft, Worcester County Probate Court Case No. 70780, Probate of the Estate of Althea A. Taft, Worcester County Probate Court Case No. 104369, Ancillary Probate of the Estate of Enos N. Taft, Worcester County Probate Court Case No. 167844, Ancillary Probate of the Estate of Julia M. Taft, Worcester County Probate Court Case No. 167845, deed of Arthur N. Taft et alii to Theodore M. Taft, acknowledged January 16, 1906, recorded with said Deeds, Book 1797, Page 511 and Ancillary Probate of the Estate of Theodore M. Taft, Worcester County Probate Court Case No. 145969.

The grantor reserves, so long as she shall live, the personal right and privilege to use, occupy and remain in full control, rent free, of the following portion of the dwelling house on the granted premises, namely, the front room next easterly of the front entrance to the house, the bedroom opening out of and situated next easterly to said room, and the chamber on the southerly side of the house that is over the room now used as a kitchen and dining room, together with free and unobstructed access to the aforesaid rooms by way of all outside entrances to the house, stairways, connecting halls and passageways; also reserves as aforesaid in common with the grantee the use of the room on the south side of the house now used and to be used as a kitchen and dining room, with all cupboards and closets connected therewith, and also such common use of