

use and behoof forever, And I do for myself, my heirs, executors  
 and administrators covenant with the said Ira W. Cook, his heirs  
 and assigns, that I am lawfully seized in fee of the afore-granted prem-  
 ises, that they are free of all incumbrances, that I have good right to sell  
 and convey the same to the said Ira W. Cook, and that I will warrant  
 and defend the same premises to the said Ira W. Cook, his heirs and  
 assigns forever, against the lawful claims and demands of all persons.  
 And I Mary P. Wilcox, wife of the said David Wilcox for the con-  
 sideration aforesaid do hereby release and quit-claim unto the said  
 Ira W. Cook, his heirs and assigns, all my right, claim or possibility  
 of dower in or out of said premises, In witness whereof  
 we the said David Wilcox, and Mary P. Wilcox have hereunto set  
 our hands and seals this nineteenth Day of January in the year of  
 our Lord one thousand eight hundred and fifty.  
 Signed, sealed, and delivered in presence of, } David Wilcox, Seal  
 Jno. Geo. Metcalf, Joann<sup>s</sup> S. Cook, } Mary P. Wilcox, Seal  
 Worcester sp, Jan<sup>y</sup>, 19, 1850. Then the above-named David Wil-  
 cox acknowledged the above instrument to be his free act and deed,  
 Before me, Jno. Geo. Metcalf, Justice of Peace,  
 Rec. Jan<sup>y</sup>, 30<sup>th</sup> 1850, at 11<sup>h</sup> 35<sup>m</sup> A.M. Cont. & Exc. By - Alex. H. Wilder Reg<sup>r</sup>

Cook Ira W.  
 to  
 Ellis & Saft No.  
 See Discharge in  
 Books 1470 Page  
 219.

Know all men by these presents, that I Ira W. Cook of Mendon in  
 the County of Worcester and Commonwealth of Massachusetts, Yeoman,  
 in consideration of two hundred Dollars paid by Ellis and George Saft  
 of Mendon aforesaid Yeomen, the receipt whereof I do hereby acknowl-  
 edge, do give, grant, sell, and convey unto the said Ellis and George Saft  
 their heirs and assigns, a certain tract of land with all the buildings  
 thereon situated in said Mendon a short distance West from the  
 Unitarian Meeting house, and bounded as follows, to wit, Beginning  
 at a Stake by the side of the County road (formerly the Boston and  
 Hartford Turnpike) at a corner of lands of Dennis Carnes and  
 Peter Rockwood, thence Easterly by and with said road seven rods and  
 nineteen links to a corner at land of Holland Albe, thence turning  
 and running Northerly by and with said Albe's land five rods and ten &  
 three quarters links to land of the aforesaid Peter Rockwood, thence turn-  
 ing and running Southwesterly by and with said Rockwood's land  
 seven rods and two links to the first mentioned bound.

To have and to hold the afore-granted premises, to the said Ellis and  
 George Saft, their heirs and assigns, to their and their use and behoof  
 forever. And I do for myself my heirs executors and administrators  
 covenant with the said Ellis and George Saft their heirs and assigns  
 that I am lawfully seized in fee of the afore-granted premises that