

Perry Woods land; thence S. 8° W. 6 rods; thence S. 2° W. 101 rods 14 l. to said County road; thence same course 3 rods across said County road; thence same course 76 rods 17 links to corner of wall; the above lines bounded Westerly on land of J. Wheelock and Patrick Deveny; thence S. 78° 3/4' W. 22 rods 1 link, bounded Northerly on said Deveny land; thence S. 3° E. 33 rods 10 l. to N. G. Daniels land bounded Westerly on Mrs. Jefferson's land; thence N. 82° E. 29 rods 15 links; thence N. 1/2° W. 13 rods 15 links; thence S. 73° 1/2' E. 6 rods 5 links; thence S. 85° E. 6 rods 10 links; thence N. 87° E. 9 rods 9 links; thence N. 72° 1/2' E. 11 rods; thence S. 12° 1/2' E. 1 rod 18 links; thence N. 72° E. 29 rods 17 links to said mentioned road; thence by and with the middle of said road 224 rods 15 links to said Woods land; thence S. 65° W. 31 rods 17 links to the point of beginning. The second tract containing three acre be the same more or less, and being on the Easterly side of said road, and opposite the buildings on the first described tract, being the premises conveyed by Benj. F. Aldrich to Eliza Mowry. Meaning and intending to convey all of the real estate that my aunt Eliza Mowry late of Mendon, deceased, died seized and possessed of in the town of Mendon. I however reserve the grave-yard on the first described tract, and a right of way to the same.

To have and to hold the granted premises, with all the privileges and appurtenances thereto belonging, to the said Edward L. Southwick and his 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 his heirs and assigns that I am lawfully seized in fee simple of the granted premises; that they are free from all incumbrances, that I have good right to sell and convey the same as aforesaid; and that I will and my heirs, executors, and administrators shall warrant and defend the same to the said Grantee, and his heirs and assigns forever, against the lawful claims and demands of all persons.

In witness whereof, I the said Albert C. Holmes herewith set my hand and seal this Twenty-second day of June in the year one thousand eight hundred and eighty-five.

Signed and sealed } Albert C. Holmes (seal)
 in presence of } Commonwealth of Massachusetts, Worcester ss.
 Samuel H. Taft } June 22nd 1885. Then personally appeared the
 Nancy Holmes } above named Albert C. Holmes and acknowl-
 edged the foregoing instrument to be his free act and deed.
 Before me Samuel H. Taft Justice of the Peace