

*See Book 5464
Page 174
See Book 5464
Page 176
Book 7091
Page 816*

I, Grace S. Southwick, being a widow, of Mendon, Worcester County, Massachusetts, for consideration paid grant to Justin A. Southwick and Clarice D. Southwick, husband and wife, as tenants by the entirety, both of said Mendon, with QUITCLAIM COVENANTS, the land partly in said Mendon, Uxbridge and Millville, in said County of Worcester, on Southwick Street and known as Elm Farm and being the same premises conveyed to me by deed of Justin F. Southwick and Selwyn Southwick, dated February 2, 1933, recorded with Worcester District Deeds, Book 2578, Page 588 and described in said deed as follows:

"Henry S. Benson, homestead farm, lying and being in Mendon aforesaid, containing 140 acres by estimation, be the same more or less, bounded as followeth: Beginning at a heap of stones on the south side of the road leading through the premises on the east side of land owned by Moses Chapin; thence South 42° west about $45\frac{1}{2}$ rods to a heap of stones; thence South 25° west $30\frac{1}{2}$ rods to a heap of stones; thence South $36\frac{1}{2}^{\circ}$ west about $21\frac{1}{4}$ rods to end of old wall; thence various points by and with said wall about $11\frac{3}{4}$ rods to Brook; thence south 32° west about 5 rods to a heap of stones; all the above described lines bounded by said Chapin's land; thence easterly various points as the partition fence now stands about 69 rods to a stake by ditch and is bounded southerly, partly by said Chapin's land and partly by James Taft's land; thence South 6° east about 12 rods to another stake by ditch on the north side of Elijah Thayer's land and bounded west on said Taft's land; thence North 88° east about 26 rods; thence North 73° east about 76 rods to said road, the two last lines bounded southerly on said Thayer's land; thence North 62° east across said road, two rods; thence North 79° east about $68\frac{1}{2}$ rods to east end of a wall; thence north 13° west about $12\frac{3}{4}$ rods to stake and stones, the last two lines bounded on said Thayer's land; thence North 2° west about 58 rods to stake and stones and bounded easterly on Nathaniel Taft's land; thence North 89° west about $20\frac{1}{2}$ rods to a heap of stones by a large Black Oak tree; thence North $1\frac{1}{2}$ rods to stake and stones, the last two lines bounded northerly and easterly by said Taft's land; thence South 19° (?- 79°) west about 73 rods to the west side of said road and is bounded northerly by Naaman Aldrich's land; thence various points by and with said road about $118\frac{1}{2}$ rods to the first mentioned bounds.

The above described premises being conveyed to George Southwick, the great-grandfather of the above grantors, by deed of Henry S. Benson, dated May 22, 1812 and recorded in the Registry of Deeds Book 184, Page 10.

Also the land and buildings known as the Holland farm with the buildings thereon standing thereon containing 70 acres, the Asa Legg lot containing 7 acres, 56 rods, and the Elbridge G. Daniels lot containing 8 acres, with all the privileges and appurtenances belonging thereunto, bounded and described, as follows; viz: Beginning at a Chestnut stump on the easterly side of a town road leading from the grantor's dwelling house passing on the westerly side of said premises it being the southwest corner; thence easterly and bounding southly on grantor's other land, 71 rods to stake and stones at land of heirs of Nathaniel Taft (deceased) thence northerly and bounding easterly partly on said heir's land and on land of Arnold Taft and Stephen Taft to land Enoch Southwick; thence westerly and bounding northerly on said Enoch Southwick's land to land formerly owned by Asa Legg (deceased) and now owned by the grantor; thence northerly and bounding easterly on Enoch Southwick's land 36 rods and 19 links to land formerly owned by Elbridge G. Daniels and now owned by grantor; the North 10° east $15\frac{1}{2}$ rods to a turn in wall; thence north 18° east 16 rods to corner of wall at land belonging to Mellens Taft; thence west $3\frac{2}{3}^{\circ}$ north and bounding northerly on Mellen Taft's land $33\frac{1}{3}$ rods to the above mentioned road nearly opposite to a stone bridge on said road; thence southerly and bounding westerly on said road home to the first mentioned bounds, the whole containing by estimation 85 acres and 56 rods be the same more or less.