

said Lowell's land, thence with said Elm street to the point of beginning. It being premises known as the Adams House property and all that was conveyed to me by deed of Frank E. Stevens dated May 15<sup>th</sup> A. D. 1896. and recorded with Worcester District Deeds, Book 1510, Page 54, and this conveyance is made subject to a mortgage to Edward E. Cook on which is due the sum of thirteen hundred dollars principal the interest being paid up to April 8<sup>th</sup> 1898, and a mortgage to Abbott A. Jenkins on which there is now due the sum of Six hundred and twenty five dollars principal which mortgages granted is to assume and pay as a part of the consideration for this deed.

To have and to hold the granted premises, with all the privileges and appurtenances thereto belonging, to the said Julia E. Flemming and her 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 her heirs and assigns that I am lawfully seized in fee simple of the granted premises, that they are free from all incumbrances, except said mortgages 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 her heirs and assigns forever against the lawful claims and demands of all persons except claimants under said mortgages. and for the consideration aforesaid I, John Brayson husband of Grantor do hereby release unto the said grantee and her heirs and assigns all my right and possibility of right in and unto the granted premises whether held by the curtesy or however otherwise obtained or held.

In witness whereof we the said John Brayson and Mary E. Brayson hereunto set our hands and seals this Thirtieth day of September in the year one thousand eight hundred and ninety-eight.

Signed, sealed and delivered } Mary E. Brayson (seal)