

Affidavit

I, John L. Carrier, as President of the Milford Savings Bank,
the grantor named in the foregoing deed, make

oath and say that the principal and interest and
obligation

mentioned in the mortgage above referred to was not paid or tendered or performed when due or prior to
the sale, and that notice of sale was published on ~~the~~
June 19, June 22 and June 29, 1964,

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x19x

in the Milford Daily News

a newspaper published or by its title page purporting to be published in Milford, Worcester County,
Massachusetts, there being no newspaper published in Mendon,
and having a circulation therein, a notice of which the following is a true copy

Mortgagee's Sale of Real Estate

By virtue and in execution of the Power of Sale contained in a certain mortgage given by Stanley E. Chapin and Marion L. Chapin, husband and wife, of Mendon, Worcester County, Massachusetts, to Milford Savings Bank, of Milford, in said County, dated April 5, 1955, recorded with Worcester District Registry of Deeds, Book 3670, Page 35, of which mortgage the undersigned is the present holder, for breach of conditions of said mortgage and for the purpose of foreclosing the same will be sold at Public Auction at 2:00 p.m. on the fourteenth day of July, 1964, on the premises described below, all and singular the premises described in said mortgage.

To wit:- "The land in Mendon, said County, together with the buildings thereon, situated on the southerly side of the State Highway from Mendon to Uxbridge and bounded and described as follows, viz:-

Beginning on the southerly side of the said State Highway at a Massachusetts Highway bound;

thence S. 63° 01' 45" W. along said State Highway, 161.75 feet to an iron pipe;

thence S. 32° 08' 15" E. 240.5 feet to an iron pipe;

thence northeasterly, 313 feet, more or less, to a stone wall at land now or formerly of Quirk;

thence northwesterly along said Quirk land, 316 feet, more or less;

thence northeasterly along said Quirk land 61.5 feet to the southerly side of said State Highway;

thence S. 68° 10' 50" W. 20 feet, more or less, to the first mentioned Massachusetts Highway bound and the point of beginning.

Being shown as Lot A on plan entitled "Sketch of Land in Mendon, Mass. to be sold by Lillian M. Irons et al June 1953 Eastman and Corbett, Inc. Civil Engineers.", filed with Worcester District Deeds.

Said premises are conveyed subject to pole and wire rights granted to the New England Power Company, August 28, 1924, and recorded in said Deeds, Book 2345, Page 133; right and easement to erect poles and wires granted the New England Telephone and Telegraph Company dated February 10, 1926, recorded in said Deeds, Book 2403, Page 200, and dated December 27, 1926, recorded in said Deeds, Book 2426, Page 582, if any of the same affect the locus.

Said premises are also conveyed subject to a taking by the Commonwealth of Massachusetts, dated June 8, 1921, recorded with said Deeds, Book 2247, Page 1.

For our title see deed of Henry F. Chandler to us, dated April 5, 1955, to be recorded herewith."

Said premises will be sold subject to all unpaid municipal taxes, tax sales, assessments and liens, if any.

Terms of Sale: \$500.00 to be paid in cash by purchaser at the time and place of sale, and the balance of the purchase price ten days after approval of the sale by the Land Court.

Other terms to be announced at the sale.

Milford Saving Bank
Present Holder of said
Mortgage.

By Louis N. Ianzito,
Treasurer

19-22-29