

right and interest in the granted premises, whether at law or in equity. And out of money arising from such sale the grantees or their representatives shall be entitled to retain all sums then secured by this deed, whether then or thereafter payable, including all costs, charges, and expenses incurred or sustained by them by reason of any default in the performance or observance of the said condition, rendering the surplus, if any, to the heirs of said Estate or their heirs or assigns; and I hereby, for myself and the heirs and assigns of said Estate covenant with the grantees, and their successors and assigns that, in case a sale shall be made under the foregoing power, I or they will upon request execute, acknowledge, and deliver to the purchaser or purchasers a deed or deeds of release confirming such sale. And it is agreed that the grantees, or their successors or assigns, or any person or persons in their behalf, may purchase at any sale made as aforesaid, and that no other purchaser shall be answerable for the application of the purchase money; and that, until default in the performance of the condition of this deed, I and the heirs and assigns of said Estate may hold and enjoy the granted premises and receive the rents and profits thereof.

I N W I T N E S S W H E R E O F I the said Margaret G. Callahan, individually and as Administratrix as aforesaid hereunto set my hand and seal this seventeenth day of May in the year one thousand nine hundred and seventeen

Signed and sealed in the presence of
 Walter V. Prouty Margaret G. Callahan (seal)
 Commonwealth of Massachusetts.

Worcester, ss. May 26 1917. Then personally appeared the above-named Margaret G. Callahan and acknowledged the foregoing instrument to be her free act and deed, before me -

Walter V. Prouty Justice of the Peace.

Rec'd May 28, 1917, at 10h. 58m. A. M. Ent'd & Ex'd.

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K N O W A L L M E N B Y T H E S E P R E S E N T S that I, Walter E. Wilbur of Mendon, in the County of Worcester in the Commonwealth of Massachusetts, in consideration of One Dollar and other considerations, paid by Kleber A. Campbell of Hopedale in the County and Commonwealth aforesaid, the receipt whereof is hereby acknowledged, do hereby G I V E, G R A N T, B A R G A I N, S E L L, and C O N - V E Y unto the said Kleber A. Campbell, a certain parcel of land, including all buildings thereon, on the northerly side of the road formerly known as the Boston and Hartford Turnpike, in said MENDON, containing about twelve acres of land, and bounded and described as follows, to wit: Beginning on said road at a corner of the walls at land formerly of Annie M. Cook; thence by said Cook land N. 23° W. 18 rods to a corner of walls; thence by same land N. 38° E. 36 rods 5 links to a stake at land now or formerly of Sarah Henry; thence by said Henry land S. 48 1/2° E. 38 rods 10 links to a stake and stones; thence by said Henry land S. 27 1/4° W. 37 rods 11 links to said road, and thence by said road westerly 43 rods 22 links to place of beginning. Being all the same premises conveyed by Walter E. Wilbur to me, by mortgage deed dated March 31, 1916, recorded with Worcester District Deeds, Book 2101, Page 223.

Wilbur

to

Campbell

T O H A V E and T O H O L D the granted premises, with all the privileges and appurtenances thereto belonging, to the said Kleber A. Campbell and his heirs and assigns, to their own use and behoof forever. And I hereby for myself and my heirs, executors, and administrators, covenant with the 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, except the taxes for 1917, which the grantee assumes and hereby agrees to pay; that I have good right to sell and convey the same as aforesaid; and that I will and my heirs, executors, and administrators shall W A R R A N T and D E F E N D the same to the grantee and his heirs and assigns forever against the lawful claims and demands of all persons, except as aforesaid.

I N W I T N E S S W H E R E O F I the said Walter E. Wilbur being unmarried, hereunto set my hand and seal this twenty-sixth day of May in the year one thousand nine hundred and seventeen.

Signed and sealed in presence of
 Clifford A. Cook Walter E. Wilbur (seal)
 Commonwealth of Massachusetts.

Worcester ss. May 26, 1917. Then personally appeared the above-named Walter E. Wilbur and acknowledged the foregoing instrument to be his free act and deed, before me -

Clifford A. Cook Justice of the Peace.

Rec'd May 28, 1917, at 11h. 8m. A. M. Ent'd & Ex'd.

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