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Albee Albert
to
Charles Gould

Know all men by these presents that I, Albert Albee of Mendon in the Commonwealth of Massachusetts, in consideration of Three Hundred Dollars paid by Charles Gould of Boston, Mass., the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell and convey unto the said Charles Gould, a certain lot of land situated in said Mendon on the Southerly side of the road leading from South Milford to Bellingham, and in the rear of the Charles Dering Place, so called, bounded and described as follows, viz: Beginning at the end of a wall at land formerly of Charles Dering, about 7 rods 7 links from said road; thence S. 85° W. by land formerly of said Dering and on said wall, about 7 rods to land of John Jennison; thence Southerly by said Jennison's land and on a wall about 26 rods to a corner of wall; thence N. 61½° E. by said Jennison's land and on a wall about 5 rods 9 feet to a corner of wall at other land of the grantor; thence Northerly on the wall about 15 rods 12 feet to a corner of wall; thence Westerly on the wall about two rods to a corner; thence Northerly about 8 rods to the place of beginning; the last three lines bounding on other land of the grantor. Being a part of the same premises conveyed to me by Martin Dering & als. by deed dated April 1st 1889, and recorded with Worcester District Deeds Book 1295, Page 44. The grantee agrees to build & forever maintain a good and sufficient fence between his land and land of the grantor. To have and to hold the granted premises, with all the privileges and appurtenances thereto belonging, to the said Charles Gould 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; 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 grantee and his heirs and assigns forever against the lawful claims and demands of all persons. And for the consideration aforesaid, I, Anna Albee, wife of the grantor, do hereby release unto the said grantee and his heirs and assigns, all right of or to both dower and homestead in the granted premises. In witness whereof we the said Albert Albee and