

The mortgagor further covenants and agrees not to commit, permit, or suffer any waste, impairment or deterioration of the property or any part thereof, nor to use or permit the premises to be used for, or in violation of any law or municipal ordinance or regulation or for any unlawful or improper purpose.

The mortgagor further covenants and agrees that, if at any time prior to the full payment and discharge of this mortgage, the Corporation deems it advisable to make repairs to the property or any part thereof, the Corporation shall have the right to enter the premises and make such repairs, without being deemed in any manner guilty of trespass; and the mortgagor further agrees to execute and deliver to the Corporation an additional note and mortgage on the property securing any sum or sums so spent by the Corporation for repairs, such additional mortgage to be subject only to the within mortgage, and shall be in the form and manner approved by the Home Owners' Loan Corporation.

The mortgagor agrees that in the event of the ownership of the mortgaged premises, or any part thereof, becomes vested in a person other than the mortgagor, the Corporation, its successors and assigns, may without notice to the mortgagor, deal with such successor or successors in interest with reference to the mortgage and the debt hereby secured, in the same manner as with the mortgagor, without in any way vitiating or discharging the mortgagor's liability hereunder or upon the debt hereby secured. No sale of the premises hereby mortgaged and no forbearance on the part of the Corporation or its assigns, and no extension of the time for the payment of the debt hereby secured given by the Corporation or its assigns shall operate to release, discharge, modify, change or affect the original liability of the mortgagor herein, either in whole or part.

Wherever there is a reference in the agreements, covenants, conditions and terms herein contained, to any of the parties thereto, the same shall be construed to mean as well the heirs, representatives, successors and assigns (either voluntary by act of the parties, or involuntary by operation of law) of the same, and all obligations of the mortgagor herein and hereunder shall extend to and be binding upon the heirs, executors, administrators, and assigns of the mortgagor; all rights, powers, privileges and remedies herein conferred upon and given unto the Corporation shall extend to and may be exercised and enjoyed by the successors and assigns of the Corporation and by any agent, attorney or representatives of the Corporation, its successors or assigns. Wherever the context so admits or require, the singular number as used throughout this instrument shall include the plural, and the plural shall include the singular, and the masculine shall include the feminine.

This mortgage is upon the statutory conditions, for any breach of which, or for any breach of any of the aforementioned provisions or conditions, the holder hereof shall have the statutory power of sale.

And for said consideration I, James L. Curran husband of said Kathryn E. Curran hereby release unto the Corporation all rights of H O M E - S T E A D, C U R T E S Y and all other interests in the mortgaged premises.

W I T N E S S our hands and seals this 16th day of January nineteen hundred and thirty-five.

John H. Mathews to both

Kathryn E. Curran (seal)  
James L. Curran (seal)

Commonwealth of Massachusetts

Worcester, ss. January 16, A. D., 1935. Then personally appeared the above-named Kathryn E. Curran and acknowledged the foregoing instrument to be her free act and deed. Before me,

John H. Mathews Notary Public

My commission expires Nov. 4, 1938.

Rec'd Feb. 23, 1935 at 11h. 44m. A. M. Ent'd & Ex'd.

\* \* \* \* \*

Keane

to

Keane

-^ Thomas W. Keane, of Milford, Worcester County, Massachusetts for consideration paid, grant to Callie Keane, his wife, of said Milford, with Q U I T C L A I M covenants all of the premises described in the deed from Ella B. Kinsley, Trustee under the will of Elizabeth W. Taft, to me dated September 2, 1911, to be recorded herewith, and more particularly described in said deed as follows: "A certain lot or parcel of land situated in said MENDON near Lake Nipmuck (so called) and which is bounded and described as follows, to wit:- Beginning at the southeasterly corner of the premises at a stake and stones in the wall of the land of the said grantor; thence N. 13 1/2" W. (51 1/2) fifty-one and one-half feet; thence N. 33" W. (21) twenty-one feet, the last two lines bounding on the wall as it now stands; thence N. 71" 30' E. (62) sixty-two feet to a stake; thence S. 17" 45' E. (41.3) forty-one and three-tenths feet to stake; thence S. 43" E. (17) seventeen feet to a stake; thence N. 86" E. (57) fifty-seven feet to the place of beginning. Said lot being bounded on all sides by other land now or formerly of this