

seventh day of March in the year one thousand eight hundred and eighty.

Signed, sealed and delivered
in presence of
Joseph H. Wood
J. H. Wood

Amariah A. Tuft (seal)
Thankful S. Tuft (seal)
Commonwealth of Massachusetts,
Worcester, ss. Milford, Mar. 27, 1880.
Then personally appeared the above

named Amariah A. Tuft and acknowledged the foregoing instrument to be his free act and deed.

Before me, Joseph H. Wood, Justice of the Peace,
Rec'd March 29th 1880 at 9-20 A.M. Ent'd in E. B. Murray B. Miller Reg

Callahan Jeremiah
to
Arthur E. Summer
Assigned on
Page 26 of this
Book.

Know all men by these presents, that we, Jeremiah Callahan, of Milford, County of Worcester and State of Massachusetts, and Margaret Callahan, wife of said Jeremiah, in her own right, in consideration of seventy five dollars paid by Arthur E. Summer of said Milford, the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell and convey unto the said Summer, his heirs and assigns, a certain piece of land with the buildings thereon situated in said Milford on the southerly side of Lawrence street, bounded as follows, viz: Northerly by said Lawrence street; Easterly by land of Martin Faby, Southerly by land of Polly Davenport and Westerly by land of James Turney, it being the same premises quitclaimed to me by Bridget Crow by deed dated January 18th 1872. To have and to hold the above granted premises, with all the privileges and appurtenances to the same belonging, to the said Arthur E. Summer, his heirs and assigns, to his and their use and behoof forever. And we the said grantors, for ourselves and our heirs, executors, and administrators, do covenant with the said grantee, and his heirs and assigns, that we are lawfully seized in fee simple of the aforegranted premises, that they are free from all incumbrances, except a mortgage of one hundred dollars given said Summer, that we have good right to sell and convey the same to the said grantee, and his heirs and assigns forever, as aforesaid; and that we will, and our heirs, executors, and administrators shall warrant and defend the same to the said grantee, and his heirs and assigns forever, against the lawful claims and demands of all persons, except the above mortgage. Provided nevertheless, that if the said grantors or their heirs, executors or