

Worcester District Deeds, Libro 1612, Folio 245. This conveyance is made subject to Jothan Howard's right of way referred to in said deed. Our
 * title to the premises being by descent from our mother, Abbie A. Murdaugh, now deceased, of whom we, together with said Nathan Murdaugh, are sole heirs.

Terms made known at the time and place of sale.

L. Francis Thayer,

Executor of will of Ruel F. Thayer, Mortgagee.

13-17-24

Oct. 13, 1910.

And I further depose and say that pursuant to said notice, and at the time and place therein appointed, on the premises, while the said default continued, I sold the premises conveyed by said mortgage deed at public auction, by John H. Cunniff a duly licensed auctioneer, to Robert F. Turnbull named in the foregoing deed, for the sum of One Thousand Dollars, which amount was bid by the said Robert F. Turnbull and was the highest bid made therefor at said auction, and I have this day delivered to said Robert F. Turnbull the foregoing deed of said mortgaged premises.

W I T N E S S my hand this fourth day of November A. D. 1910.

L Francis Thayer

Ex. of will of Ruel F Thayer

Commonwealth of Massachusetts.

Worcester ss. November 5, 1910. Then personally appeared the above-named L. Francis Thayer and made oath that the foregoing statement by him subscribed is true; before me,

John E. Swift. Justice of the Peace.

Rec'd Nov. 7, 1910, at 8h. 30m. A. M. Ent'd & Ex'd

* * * * *

KNOW ALL MEN BY THESE PRESENTS that I, Victor Tornwall otherwise known as Victor Thornvall, of the City and County of Worcester and Commonwealth of Massachusetts, in consideration of Fourteen Hundred (1400) Dollars paid by Nils Bjork, of said City 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 Nils Bjork two certain tracts or parcels of land, with the buildings thereon, situated in said City of WORCESTER, bounded and described as follows, to wit:-

Tornwall

to

Bjork

First tract:- Situated on the easterly side of Everard Street and beginning at a point on the easterly side of said Everard Street, which point is one hundred ninety-one (191) feet northerly from a stone monument set in the ground at the northeasterly corner of Belmont and Everard Streets: thence easterly one hundred (100) feet: thence northerly fifty (50) feet: thence westerly one hundred (100) feet to the easterly line of Everard Street: thence southerly by said easterly line of said Everard Street, fifty (50) feet to the place of beginning. Said tract is lot numbered seven (7) on a plan of lots made for Davis and Hall by Buttrick and Pratt, C.E., in April 1894, and being the same premises conveyed to grantor by Hannah C. Davis and Charles S. Hall, dated June fifth 1899, and recorded with Worcester District Registry of Deeds, Book 1611, Page 464.

See Partial Release.

B2085 P.521

See Discharge

B2258 P.60

Second tract:- Situated on the westerly side of Stanton Avenue and being lot numbered 8 on plan of lots for Davis and Hall by Buttrick and Pratt C.E., said plan recorded with Worcester District Registry of Deeds, Book 1612, Page 655, bounded and described as follows, to wit:- Beginning at a point on said westerly line of Stanton Avenue one hundred forty-two and five tenths (142.5) feet southerly from a stone monument set on said westerly line of Stanton Avenue at the intersection with the southerly line of Ivah Street: thence westerly one hundred (100) feet to a point: thence southerly fifty (50) feet to a point: thence easterly one hundred (100) feet to said Stanton Avenue: thence northerly by the westerly line of Stanton Avenue, fifty (50) feet to the point of beginning. Containing according to said plan five thousand (5000) square feet of land more or less. And being the same premises conveyed to me by deed of Hannah C. Davis and Emma G. Hall, said deed dated June seventh 1910, and recorded with Worcester District Registry of Deeds, Book 1940, Page 333.

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 Nils Bjork 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 certain mortgages to Worcester Mechanics Savings Bank amounting to \$6100. 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.

P R O V I D E D N E V E R T H E L E S S that if I, or my heirs, executors, administrators, or assigns, shall pay unto the grantee, or his executors, administrators, or assigns, the sum of Fourteen Hundred (1400)