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Phetteplace Allen H. to
Alice Thayer

Know all men by these presents that I Allen H. Phetteplace of Blackstone in the County of Worcester and State of Massachusetts House-carpenter in consideration of six hundred dollars paid by Alice Thayer of Mendon in said County wife of Pelatiah Thayer the receipt whereof I do hereby acknowledge do hereby give grant sell and convey unto the said Alice Thayer her heirs and assigns a certain tract of land with buildings thereon situate in said Mendon containing eighteen acres be the same more or less bounded as follows viz, Westerly on the Dam swamp road so called, Northerly and Easterly on Nahor Fletchers land and Southerly on Stephen Comstocks land or however otherwise bounded or reputed to be bounded, it being the same tract conveyed by Welcome Staples to George Staples by deed dated August 8. 1831 and recorded in the Registry of Deeds for said County of Worcester Book 293 Page 552 with all the privileges and appurtenances thereunto belonging, To have and to hold the aforegranted premises to the said Alice Thayer her heirs & assigns without the intervention of a trustee to her & their sole & separate use forever free from the interference or control of her husband and I do for myself my heirs executors and administrators covenant with the said Alice Thayer her heirs and assigns that I am lawfully seized in fee of the aforegranted premises that they are free of all incumbrances except a certain mortgage made by me to the said George Staples which is to be paid by the said Alice Thayer without recourse to me that I have good right to sell and convey the same to the said Alice Thayer and that I will and my heirs shall warrant and defend the same premises to the said Alice Thayer her heirs and assigns forever against the lawful claims and demands of all persons except the mortgage aforesaid. In witness whereof I the said Allen H. Phetteplace have hereunto set my hand and seal this eighteenth day of March in the year of our Lord one thousand eight hundred and fifty seven Signed sealed and delivered } Allen H. Phetteplace seal
in presence of { Worcester ss. March 18. 1857.
Dan Hill - - - } Then the above named Allen H. Phetteplace acknowledged the above instrument to be his free act and deed. Before me Dan Hill Justice of Peace Rec^d March 28th 1857 at 1^h 20^m P.M. Ent^d & Ex^d By Alex^r H. Wilder Reg^y