

KNOW ALL MEN BY THESE PRESENTS

Tancrede

to

Therault.

See Assignment  
B.1789 P. 593

See Assignment  
B.1841 P. 302

See Assignment  
B.2288 P. 567

See Deed & AFF  
of Sale  
B.2630 P. 158+  
159

that I, Alphé Tancrede of Mendon, in the County of Worcester, State of Massachusetts, hereinafter called the mortgagor, in consideration of Nine Hundred (900) Dollars to me paid by Georgianna Theriault of Woonsocket, in the County of Providence, State of Rhode Island, hereinafter called the mortgagee, the receipt whereof is hereby acknowledged, do hereby GIVE, GRANT, BARGAIN, SELL and CONVEY unto the said mortgagee and her heirs and assigns forever, a certain parcel or tract of land consisting of wood land, pasture land and mowing land with all the buildings and improvements thereon, said tract containing ninety-two acres and 1 1/2 rods, more or less, situated in the southerly part of said MENDON, on both sides of the Dam Swamp Road, so called, and bounded in part as follows, viz: Southerly by land formerly of Dennis D. Ferrier and one Cunningham; westerly by land of Albert Brent; northerly by land of Lewis E. Wood and one Taft; easterly by land supposed to be of one Daniels. Meaning and intending hereby to convey the same premises which were conveyed to this grantor by deed of Romain Theriault (alias Roman Tario) dated March 20th, 1900.

T O H A V E and T O H O L D the afore-granted premises, with all the privileges and appurtenances thereunto belonging, unto and to the use of the said mortgagee, and her heirs and assigns forever. And I, the said mortgagor, do hereby, for myself and for my heirs, executors and administrators, covenant with the said mortgagee and her heirs and assigns that I am lawfully seized in fee simple of the said granted premises; that the same are free from all incumbrances, that I have good right, full power and lawful authority to sell and convey the same in manner as aforesaid; that the said mortgagee and her heirs and assigns shall by these presents at all times hereafter peaceably and quietly have and enjoy the said premises, and that I, the said mortgagor 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 said mortgagee and her heirs and assigns forever against the lawful claims and demands of all persons. And for the consideration aforesaid, -^ Hermine Tancrede, wife of said Alphé Tancrede, do hereby release all my right of D O W E R in and to the said granted premises unto the said mortgagee and her heirs and assigns forever.

P R O V I D E D N E V E R T H E L E S S and this conveyance is made upon the express condition that if the said mortgagor or my heirs, executors, administrators or assigns shall pay unto the said mortgagee or her executors, administrators or assigns, the sum of Nine Hundred (900) Dollars wherefor the said mortgagor has made a negotiable promissory note for said aggregate sum, bearing even date with these presents and made payable to