

Southern Middlesex - 20/20 Perfect Vision i2 Document Detail Report

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Doc#	Document Type	Town	Book/Page	File Date	Consideration
2319166	NONE		02319/274	11/09/1894	
Property-Street Address and/or Description					
Grantors					
Grantees					
References-Book/Pg Description Recorded Year					
Registered Land Certificate(s)-Cert# Book/Pg					

receive the rents and profits thereof; and that if the principal sum hereby secured shall not be paid promptly at maturity, it shall not be afterwards tendered before the commencement of proceedings for foreclosure by entry or sale, except upon thirty days' notice in writing of the intention to make such tender; but this agreement shall not be held to prevent or delay the commencement of such proceedings in case of default in the performance or observance of the above condition. In witness whereof, the said Frank Prescott, being unmarried, have hereunto set my hand and seal this tenth day of November in the year one thousand eight hundred and ninety four. Frank Prescott. (seal). Signed and sealed in presence of Commonwealth of Massachusetts. Suffolk ss. November 12, 1894. Then personally appeared the above-named Frank Prescott and acknowledged the foregoing instrument to be his free act and deed, before me, John Lathrop Wakefield, Justice of the Peace. Middlesex ss. Nov. 12, 1894. Read & Recorded.

Attest C. H. J. B. Stearns, Reg.

Prescott
to
Sumner.
a

Know all Men by these Presents, That I, Frank Prescott of Boston, in the County of Suffolk and State of Massachusetts, in consideration of one dollar and other valuable considerations paid by William H. Sumner of said Boston, the receipt of which is hereby acknowledged, do hereby convey, remise, release and forever quitclaim unto the said William H. Sumner and his heirs and assigns, a certain parcel of land, with the buildings thereon, situated in that part of Newton in the County of Middlesex and State aforesaid, called Newton Centre, bounded south-easterly by Chesley Road, eighty five $\frac{4}{100}$ feet; north-easterly by land now or late of Bolby and land now or late of Pratt, one hundred and fifty nine $\frac{6}{100}$ feet; north-westerly by land now or late of Ezra B. Dudley et al., seventy four $\frac{9}{100}$ feet; and south-westerly by land now or late of Ezra B. Dudley et al., one hundred and fifty nine $\frac{12}{100}$ feet. Containing twelve thousand seven hundred and forty one $\frac{0}{100}$ square feet. Said premises are shown on a plan made by E. A. W. Hammatt, dated October 1, 1894, recorded with Middlesex (South District) Deeds Being the same premises conveyed to me by Ezra B. Dudley

See Plan at end of this book.

et al., by deed dated October 11, 1894, to be herewith recorded, and being hereby conveyed subject to a mortgage for the sum of fifty five hundred dollars given by me to Charles H. Bayley, dated November 10, 1894, to be herewith recorded. To Have and To Hold the above released premises, with all the privileges and appurtenances to the same belonging, to the said William H. Sumner and his heirs and assigns, to his and their use and behoof forever. And I, the said grantor, for myself and my heirs, executors and administrators, do covenant with the said grantee and his heirs and assigns, that the above released premises are free from all incumbrances made or suffered by me, except as aforesaid, and the taxes assessed May 1, 1894, which are to be paid by the said grantee, and that I will and my 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, claiming by, through, or under me, except as aforesaid, but against none other. In witness whereof I, the said Frank Prescott, being unmarried have hereunto set my hand and seal this tenth day of November in the year eighteen hundred and ninety-four. Frank Prescott. (seal). Signed and sealed in presence of (The words "fifty five" written over an erasure and two words beside the lower clause stricken out before signing, John L. Wakefield. Commonwealth of Massachusetts: Suffolk ss. November 12, 1894. Then personally appeared the above-named Frank Prescott and acknowledged the foregoing instrument to be his free act and deed, before me, J. H. Aubin, Justice of the Peace. Middlesex ss. Nov. 12, 1894. Rec'd & Recorded.

Attest Chas B. Stevens Reg

Know all Men by these Presents, That I, Laura B. Coon of Somerville, in the County of Middlesex and Commonwealth of Massachusetts, wife of John J. Coon of said Somerville, in consideration of one dollar and other valuable considerations paid by Emma A. Blair, wife of Lafayette S. Blair of Watertown in said County, the receipt whereof is hereby acknowledged, do hereby remise, release and forever quitclaim unto the said Emma A. Blair, her heirs and assigns, three parcels or lots of land, with the build-

Coon
to
Blair.
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