

Norfolk Deeds Libs 797 folio 232. N O to have and to hold the grant-
ed premises with all the privileges and appurtenances thereto belong-
ing, to the said Mary Haffermill and her 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 her
heirs and assigns, that I am lawfully seized in fee simple of the
granted premises, that they are free from all incumbrances except
a mortgage for five hundred dollars, which the grantee agrees to ac-
cure and pay, that I have good right to sell and convey the same
as aforesaid: and that I will and my heirs, executors and admin-
istrators shall warrant and defend the same to the grantee
and her heirs and assigns forever against the lawful claims and de-
mands of all persons.

In witness whereof, the said Au-
gustus C. Maier and Selma Maier, hereunto set our hands & seals
this twenty sixth day of September in the year one thousand
eight hundred and ninety eight.

Signed sealed & delivered in presence of } Augustus C. Maier (seal)
Commonwealth of Massachusetts } Selma Maier (seal)
Suffolk ss. Boston 1st December 1898. Then personally appeared the above
named Selma Maier and acknowledged the foregoing instrument to
be her free act and deed, before me, Geo. W. P. Babb Notary Public,
(notarial seal)

Dec. 6, 1898. Recd. entered &

examined by J. H. Burdakin Reg

Know all men by these presents
that I, Mary H. Haffermill of Norwood, in the county of Norfolk &
commonwealth of Massachusetts, wife of George W. Haffermill, convey-
ing in her own right, in consideration of seven hundred dollars
paid by Selma Maier of Westwood, in said county of Norfolk and
commonwealth aforesaid, the receipt whereof is hereby acknowledged,
do hereby give, grant, bargain, sell and convey unto the said
Selma Maier her heirs and assigns forever, a certain lot of land
situated on Hartford street in the town of Westwood formerly of
West Dedham, in said town of Norfolk, containing about eight
(8) acres, more or less and divided by Mills street which leads from
Hartford street to High street, and bounded northerly by said Hart-
ford street, easterly on land of the heirs of George Fisher and of
the heirs of Daniel P. Pond, southerly on land of said Pond to Mill street
thence southerly on Mill street one hundred and twenty (20) feet to
land now or late belonging to the heirs of Charles Colburn: thence
westerly on said Colburn's land, to land now or late of Lizzie L. &
Eliza W. Buckingham: thence northerly on said Buckingham land

Haffermill sup
to
Maier

I do hereby cancel the mortgage here
recorded, having received full payment of
the debt thereby secured. Witness my hand
this 13th day of December 1898.
Notary Public
Geo. W. P. Babb

Oct. 2, 1898 p. 338

to Barford street. ^{N O T} To have and to hold ^{N O T} the granted premises with all the ^{A N} ~~privileges~~ ^{A N} and appurtenances ^{A N} thereto belonging, to the said Selma Mader and her heirs and assigns, to their own use & behoof forever and I hereby, for myself and my heirs, executors and administrators, covenant with the grantee, and her heirs and assigns that I am lawfully seized in fee simple of the granted premises that they are free from all incumbrances, except a prior mortgage for five hundred and fifty dollars, that I have good right to sell and convey the same as aforesaid: and that I will and my heirs, executors and administrators shall warrant and defend the same to the grantee and her heirs and assigns forever against the lawful claims and demands of all persons. ^{Provided nevertheless} that if I, or my heirs, executors, administrators or assigns, shall pay unto the grantee, or her executors, administrators or assigns, the sum of seven hundred dollars in three years from this date with interest semi annually at the rate of six per cent. per annum, and until such payment shall pay all taxes & assessments, to whomsoever laid or assessed, whether on the granted premises, or on any interest therein, or on the debt secured hereby: shall keep the buildings on said premises insured against fire in a sum not less than seven hundred dollars, for the benefit of the grantee, and her executors, administrators and assigns, in such form and at such insurance offices as they shall approve, and at least two days before the expiration of any policy on said premises, shall deliver to her or them a new and sufficient policy to take the place of the one so expiring: and shall not commit or suffer any strip or waste of the granted premises, or any breach of any covenant herein contained, then this deed, as also one note of even date herewith, signed by me, whereby I promise to pay to the grantee, or order, the said principal sum and instalments of interest at the times aforesaid, shall be void. ^{But upon} any default in the performance or observance of the foregoing condition, the grantee, or her executors, administrators or assigns may sell the granted premises, or such portions thereof as may remain subject to this mortgage in case of any partial release hereof, together with all improvements that may be thereon, by public auction in said Westwood, first publishing a notice of the time and place of sale, once each week for three successive weeks in some one newspaper published in said Westwood or Dedham and may convey the same by proper deed or deeds to the purchaser or purchasers absolutely and in fee simple: and such sale shall forever bar me, and all persons claiming under me from all