CITY OF PROVIDENCE. R. I.

RECORD OF DEEDS

START 127

Discharged	Angell	Richard	To	George A Jenckes		1
Discharged	Austin	Avery H	"	Richard Bishop		15
Discharged	Almy	Humphrey	"	Wm Grosvenor		253
Discharged	Arnold	Stephen	"	Byron Diman		11
Discharged	Ashley	Mary	"	Peleg S Sherman		28
Discharged	Arnold	Wm H & Bro	"	Providence Aqueduct Co		116
	Arnold	Stephen	"	Thomas J Hall		54
Discharged	Angell	Wm P	"	Joseph James		67
Discharged	Arnold	Thomas	"	Peter Thurber		72
Discharged	Almy	Charles	"	Henry H Atwood		93
Discharged	Aldrich	Nathaniel	"	Edward S Howard		96
Discharged	Armington	Matthew W & Wife	"	Prov Institution for Savings		103
	Aldrich	Robert, Trustee (transfer)	"	R Aldrich & S Waterman Trustees		267
	Angell	Daniel W & Co	"	Jane M Tripp		114
		Same	"	Same		156
Discharged	Angell	Horatio N	"	George H Angell		177
Discharged	Armington	Matthew W & Wife	"	Thomas W Greene		200
Discharged	Angell	Horatio N	"	Pardon Angell		204
Discharged	Arnold	Charles G	"	Edwin H Arnold		209
Discharged	Ashley	Joseph J	"	Charles Mowry		227
Discharged	Angell	S H & Geo F Joslin	"	E S Leyson & Oren Claflen		228
	Aplin	Frances & Emily (transfer)	"	Sophia Vandoorn		300
	Arnold	Obadiah	Do	John H Mason	back	223

	Briggs Margaret		St	Gilbert Stanton	258
Discharged	Burgess Walter S		"	Seymour B Page	41
	Babbitt Sibella A		"	Charles F Tillinghast Admr	43
	Bennis John		"	John B Hennessey	77
Discharged	Baker Elijah C		"	Sarah Williams	84
Do	Brown & Bailey		"	John C Fluhrer	87
	Benevolent Cong.l Society	transfer	"	Julia Bullock. on back of page	30
Discharged	Barker Wm H		"	Christopher G Dodge	107
Discharged	Bailey Isaac S		"	Hannah P Briggs	113
Discharged	Burke Owen		"	Charles Potter	114
Discharged	Brown Henry L		"	Prov Institution for Savings	117
Discharged	Same		"	Samuel B Tobey. Ex & Guar	268
Discharged	Baker Elijah C		"	American Bank	125
Discharged	Brown Benjamin C		"	Warwick Institution for Savings	136
Discharged	Budlong Joseph R		"	Prov Aqueduct Co	140
Discharged	Barbour George		"	Dennis Leach	141
Discharged	Brown Albert & Wife		"	Asa B Wilbur	280
	Bassett Horatio.	transfer	"	Samuel James	281
Discharged	Baggott Jeremiah		"	Silas B Hennessey	160
Discharged	Borgess Benjamin M		"	Elvyn T Dike	161
	Brown Wm M		"	John Pitman & D Pearce. Trustees	167
Discharged	Brown David A		"	Bennett W Wheeler	173
Discharged	Bush Stephen		"	Jonathan Pike	176
Discharged	Butts James & Sr		"	James C Butts	288
	Brown Wm Whipple		"	John C Fluhrer	179
	Bowen Sophia.	Resigning power of Atty	"	Christopher Alexander	291
	Same		"	Elisha D Venton	192
	Bullock Julia & others	Executors transfer		Wm R Bullock	293
Discharged	Brown Wm & Earl D Barden		"	John T Smith	294
Discharged	Brownell Asa C		"	George Wilson	224
Discharged	Burt Consider W		"	Joseph Olney	226
Discharged	Burlingame James C		"	Abraham Matherson	233
Discharged	Bowen Sophia & E D Venton Trustee		"	Wm Morgan & Benj A Gapham	237
Discharged	Barrows C.S. & E.W.		"	Samuel Tarbox	243
	Belcher Caleb	Transfer	"	Watson & Hatch	306
	Barstow John Agt	Agreement	viet	Roscoe Hall	308
	Brown Beriah by Atty	transfer	To	Charles M Howlet	308
	Bullock Wm & others. Executors	do	"	Wm J Bullock	309

	Cushing Otis H		St	Eugene V Brown	7
	Chase Alonzo		"	John W Young	37
Discharged	Cranston Wm B		"	Benevolent Congregational Society	47
Discharged	Clark Gardner &		"	Thomas G Stoddard	79
Discharged	Corrigan Wm		"	Chas F Tillinghast & W Greene. Admrs	83
Discharged	Cambelle Thomas		"	Sarah Crossman	89
Do	Cady Shubael		"	Moses Greene	110
Discharged	Cook Antonio L & Wife		"	Prov Institution for Savings	123
Discharged	Chilleen Allen		"	Hugh B Bain	130
	Carpenter Samuel	transfer	"	Attleborough Bank	273
Discharged	Congdon John		"	Randolph Chandler	151
	Cook Wm O	transfer	"	Brayton Gardner	282
	Crossman Sarah by Atty	do	"	George W Paulton	284
	Same	do	do	" Same	285
Discharged	Cole Samuel J		"	Prov Institution for Savings	154
Discharged	Creighton Thos & Co H.		"	Elvyn T Dike	166
Discharged	Chaplin John F		"	Paris Hill & others. Trustees	181
Discharged	Corrigan Wm		"	John Conners	184
Discharged	Cady Shubael H		"	Betsey Andrews & P Bennet. Trustees	191
Discharged	Cahoon Silas			John Conner	207
Discharged	Conghlan Francis		"	William Foster	211
Discharged	Church John C		"	Joseph Howard	212
Discharged	Chase Susan		"	Benjamin Hospkin	222
Do	Case Philip. Guardian		"	Julia Bullock	297
Discharged	Clarke George L		"	John A Burnham	238
	Cowell Benj & others. Comp.ts	Decree	vs	John B Howell Dec	275
	Clarke Wm E	transfer	to	Edw.d F Miller	305
	Claflen Oren	St ✓	"	Edward S Lyon	228½

	Donnell Daniel O		To	Pawtucket Ins. for Savings		6
Discharged	Dexter Samuel & Wife		"	Prov. Institution for Savings		23
Discharged	Dimon Henry B		"	Charles B. Tillinghast, Admr		62
Discharged	Dean Wm B		"	Lewis P. Child		69
Discharged	Dexter Lewis C		"	Samuel Vinton		106
Discharged	Dunlop Samuel		"	Henry L. Brown		116
	Dabney Charles H.	transfer	"	Josiah W. Holden		268
	Donally William		"	Samuel Currey		119
Discharged	Dyer Hobart		"	Jeremiah Hobart		269
	Donally Catharine		"	George Capron		137
Discha	Dimon Henry B		"	William Andrews & others		143
Discharged	Donnelly Daniel O		"	John Moore		164
	Same		"	Hugh Mc Glin		171
Discharged	Davis Thomas 2d		"	Lydia Davis		178
Do	Donnell Daniel O		"	Henry Whitman		189
Do	Dennehy Eugene		"	Wm H. Gale		205
Discharged	Dunham John P.		"	Horace C. Burgess		214
Discharged	Delaney Thomas		"	Levi W. Clemence		239
	Dike Alvyn V	Transfer	"	George W. Greene.	on back of page	161
Discharged	Duffy Michael	✓	"	Greene & Brown		247

Discharged	Estes Willard		To	Pawtucket Institution for Savings	35
Discharged	Eveleth Dwight		"	Bainbridge Eveleth	263
	Eddy Elizabeth M	& others	"	Prov. Institution for Savings	154
	Edwards Gideon		"	Eliza Singley	310

Discharged	Fenner Cornelius G	To	Elizabeth S Fenner	4	
Discharged	Freeman John W	"	Benevolent Congregational Society	30	
Discharged	Same	"	Thomas C Hubbard	31	
	Fanning Michael	"	John B Hennessey	33	
	Field Silas M & Wife	"	John Vaughn & Wife	75	
Discharged	Fenner Cornelius G	"	Asa C Fenner	76	
	Farnum Albert & Wife	"	Benjamin Burgess	85	
	Forrest Wm K	"	Samuel G Arnold	86	
Discharged	Foster Arnold K	"	Warwick Institution for Savings	98	
Discharged	Field Daniel P	"	Benjamin N Lapham	120	
Discharged	Fenner Nathan B	"	Chace Harris	135	
Discharged	Field Isaac	"	John R Burrows	162	
Discharged	Fallon Laurence	"	Truman B Beckwith	202	
Do	Fisher Jabez M	"	Pro Institution for Savings	246	

	Grant Benjamin F	To	Cyrl Tallman	254	
	Green David C	"	Pawtucket Institution for Savings	261	
	Green Luke	"	Wm Clapp	262	
Discharged	Greene Thomas W	"	Wm Viall	50	
	Peyton Nathan Transfer	"	Harvey J Payton	264	
Discharged	Gilpin John M	"	Henry L Boren	115	
Discharged	Green Luke	"	Westbrook Bank	274	
Discharged	Gardner N.C. & J.W. Briggs	"	John A Dillon	148	
	Gardner Brayton Transfer	"	Alden C Pray	286	
	Greene George W do	"	Sylvester A Jackson	293	
	Greene Thomas W. do	"	Joseph Burrows & Son	200	
Discharged	Garfield Alfred	"	Asa B Dike	220	
Discharged	Greene James	"	Obadiah Arnold	223	
Discharged	Greene Thomas W	"	Amey Merry	230	
	Gardner Brayton Release	"	Pawtucket Inst for Savings. back of page	236	
Discharged	Gleason James	"	Lewis D Hutchins	241	
	Gale Wm A Transfer	"	Benjamin Dyer back	205	

Discharged	Hayton Jeremiah			To	Drayton Gardner	3
Discharged	Hewitt Philander J. J.			"	Rosetta Smith	14
	Holden Paden A			"	Alvin Pray	17
Discharged	Hendenburgh Fayette			"	Simri Smith	20
Discharged	Hayton Avery M			"	Avery Pettis	24
	Harris John F		transfer	"	Sarah Ann Pray	260
	Hicks Frederick A & Wife			"	Charles F Tillinghast Executor	37
	Same		do	"	Wm H Harding	38
	Hodgfield Richard			"	Pawtucket Institution for Savings	55
Discharged	Haines Lyman			"	George W Greene	68
Discharged	Holden Charles 2d			"	George Olney	71
Discharged	Hughes Orren			"	Joel & Joseph G Metcalf	88
	Holmes Dudley Hon			"	Caroline A Holmes	94
Discharged	Hagan Joseph			"	Edward P Kinnicutt	97
	Hedly Isaac & Saml		transfer	"	Cyrus Handy	271
	Same		do	"	Same	271
	Handy Cyrus			"	F. W. Newton & Henry Whitman	272
Discharged	Harrington Ezra			"	Manchester & Brother	142
	Harrington Caleb			"	Hiram Bennet	145
Discharged	Harrington Wheaton A			"	Drayton Gardner	153
	Hutchins Henry		transfer	"	Franklin H Richmond	283
Discharged	Hull Oleg			"	Samuel Slocum	163
	Harris Edwin H		transfer	"	Thomas Maguire	286
	Hayward Herman W			"	Pro Institution for Savings	165
	Hale Daniel M			"	Wm Gardner	168
	Howell John F			"	Smith Morry	174
	Harris Edwin H.		transfer	"	Wrentham Bank	288
Discharged	Holden Thomas R			"	Edwin H Harris	180
Discharged	Hale Wm M & Wife			"	Christopher Rhodes	201
	Harrington Wheaton A			"	Pawtucket Inst. for Savings	236
Discharged	Hayward Isaac & Wife			"	Howard Tripp	302
	Hawes Daniel B			"	John M King	250
Discharged	Henry Stephen P		✓	"	Jane E Cushing	250½

Discharged	Sparks George C			To	Franklin Smith	11
Discharged	James Oliver H. P.			"	Samuel James	32
	Johnson Joshua Jr			"	Abraham Cornell Jr	52
	Sincher John C			"	Charles W Sincker	109
Discharged	James Oliver H. P.			"	Horatio J Bassett	147
Discharged	Jones John P			"	Manchester & Brother	225
Discharged	James Samuel		✓	"	Pro Institution for Savings	251 duplicate

					Page
	Knowles Edward B		To	John M King	95
	Knowles Samuel S		"	Christopher Robinson	129
Discharged	Leach Wm W		"	Peleg W Gardiner	150
	Kimball A M & Wife	transfer	"	Waterman B Angell	283
	Same	do		same	284
	Kenyon Job	do		A J Deke	82½
		✓			

Discharged	Lyndale John 16	—	"	Richard C Moulton	—	9
Discharged	Lyons Symes	—	"	Wm Eveleth	—	64
Discharged	Lilley A.K. & Wm Clark	—	"	Andrew Angell	—	112
Discharged	Lyons Palmer	—	"	Wm M King	—	122
Discharged	Lyons Reuben	—	"	Thomas J Bailey	—	152
Discharged	Lee Seth	✓	"	Peleg W Gardiner	—	198

	Moulton Edward C	—	To	George C Nightingale	—	256
Discharged	Macumber Harrison G	—	"	Charles M Stone	—	29
Discharged	Murray Wm 16	—	"	Joseph A D Austin	—	45
Discharged	Matherson Charles	—	"	James C Swan	—	65
	Mason George	—	"	Rebecca Brown	—	80
Discharged	Mc Carren Michael	—	"	Wilbur Wheaton	—	92
Discharged	Mallett Joseph	—	"	Freeman Knowlton	—	95
Discharged	Manchester Robert Jr	—	"	Nathan Gorton	—	104
	Monroe Wm	—	"	Pro Institution for Savings	—	121
	Murphy Michael	—	"	Morris & Ellery	—	124
	Mason Earl P. (transfer)	—	"	George W Payton	—	274
	Morris Wm (do)	—	"	John D Willey	—	279
	Macumber Abraham by atty do	—	"	George W Payton	—	284
	Same do do	—	"	Same	—	285
	Moore John transfer	—	"	Mary Moore	—	164
Discharged	Morse Daniel N	—	"	Frank Mawran Trustee		182
Discharged	Morgan Wm Guardian	—	"	Joseph Le Mercy	—	290
Discharged	Mc Donagh Patrick & Wife	—	"	Tabitha G Beddlong	—	187
Discharged	Mc Gough Lawrence	—	"	Brayton Gardner	—	194
Discharged	Mc Elroy James	—	"	Lewis D Hutchins	—	241
Discharged	Miller George	—	"	Eben Mason	—	244
	Mowry Amey Power of Atty		"	A V Dike	Each	230
	Mowry Seth W & Wife transfer	✓	"	Henry A & James P Dike		312

Discharged	New England Butt Co		A	Welcome Tanner		251
	Nichols Edmund A	(transfer)	"	Richard Smith	(on back of page	19
Discharged	Northrup Nelson C		"	Job Kenyon		82
	Neal Jeremiah & Wife		"	Ambrose & George L Clark		277
Discharged	Nichols Christopher R		"	Giles M Nichols		185
	Nichols Edmund A	transfer	"	Richard Smith	on back of page	235

Discharged	O'Donnell Daniel		A	Pawtucket Ass'n for Savings	6
Discharged	O'Neal Jeremiah & Wife		"	Ambrose & George L Clark	277
	Orr Jane A	Release	"	Mayetta L Orr	278
Discharged	O'Donnell Daniel		"	Tom Moore	164
	Same		"	Hugh Mc Glin	171
Discharged	Same		"	Henry Whitman	189
Discharged	Offee David		"	Nancy J Haraden	250½

Discharged	Pierce Wm D		To	Charlotte Steib	13
Discha	Payson Harvey J		"	Barney Mc Claflin	22
	Potts Malvin M		"	Daniel Potts	42
Discharged	Providence Gas Company		"	Pmr Institution for Savings	49
Discharged	Pearce Holden		"	Gardner Peace	53
Discharged	Pratt Jos Jr		"	Pmr Institution for Savings	60
Discharged	Pmr Young Mens Friendly Assistance Society		"	Francis E Hospkin	61
Discharged	Pabodie Wm		"	Pmr Institution for Savings	108
Discharged	Topham Elisha		"	John Oldfield	149
	Phillips Pardon A	transfer	"	Augustus Thurston	287
	Pierce Gardner	do	"	Benjamin B Chace	287
Discharged	do		"	Augustus G Thurston	175
Do	Phillips Thomas		"	Menzies Street	190
Discharged	Preston Wm B		"	Belinda Edwards	195
Discharged	Phillips Thomas		"	Frost & Carpenter & others	197
	Tobey Asa & Jonathan	transfers	"	Frances & Emily Aplin	298
Discharged	Perkins John		"	Joseph Chappell	229
Discharged	Tuckhurst Henry		"	Wm Douglas	231
Discharged	Pabodie Charles A		"	Providence Institution for Savings	232
	Perry Amos & Wife	transfer	"	Eli Aylsworth	307
	Pawtucket Institution for Savings (discharge)		"	Richard Caulfield	55

R

Discharged	Robinson Jacob	To	Benj M Hubbard	16	
Discharged	Rhodes Henry A	"	George L Barnes	255	
	Richard Roswell H & Wife	"	Warwick Institution for Savings	26	
Discharged	Richmond Jurge N	"	Samuel N Richmond & others	259	
Discharged	Read Olney	"	Josiah Bacon	48	
Discharged	Read & Benjamin C	"	Bailey M Matherson	51	
Discharged	Harrison Abby R & Hannah R	"	Joseph G Fanning	66	
	Ryder Thomas & Wife	"	Ase Howard	144	
Discharged	Reynolds Henry	"	Wm B Kimball	188	
	Rutlige James	"	John B Hennepey	196	
Discharged	Richard Roswell R	"	Evelyn W Mayery	199	
Discharged	Reagan Dennis & Charles	"	John Lozzner	203	
Discharged	Kendall John & Wife	"	Seth Pacelford & Co	213	
	Rutlige James	"	Horatio N Slater	216	
Discharged	Read & Benjamin C	"	Gardner T Swarts	221	
Discharged	Rose Wm	"	Amasa Manton. Trustee	299	
Discharged	Lane	"	C F Tillinghast & T Richmond. Executors	303	
	Rhodes Rebecca	Transfer	Henry Henry	310	

S

Discharged	Slack Guilford & Wife	To	Work & Whitford	5	
Discharged	Spencer Jerald M	"	Hugh B Bain	8	
Discharged	Starr Eben & Wife	"	Solomon Peck Jr	10	
Discharged	Smith Bridget	"	Edmund A Nichols	19	
Discharged	Smith Hugh	"	Comfort Hopkins	21	
Discharged	Simpson Wm	"	Wm H Knight	34	
	Do Judd Thomas J	"	Dye Institution for Savings	36	
Discharged	Saunders Arnold	"	John C Fluhrer	44	
	Salisbury John H	"	Daniel B Randall	73	
Discharged	Snow Rebecca	"	Mechanics & Manufacturers Bank	99	
	Do Scott Willard B	"	Amen R Thurston	115	
	Sprague Thomas J	"	Sylvester R Jackson	128	
Discharged	Schubarth Niles B	"	Same	138	
	Sayles Wilgard	transfer	" Martha L Ox	278	
Discharged	Senft Christian	"	John C Fluhrer	155	
	Supreme Court	Decree	" John B Howell	275	
Discharged	Schubarth Niles B	"	Sylvester R Jackson	159	
Discharged	Slocum Samuel	"	Prov Institution for Savings	169	
Discharged	Salisbury Edwr S & Wife	"	Benjamin F Kendall	170	
	Sanford Joseph	"	Wm W Hoppin	172	
Discharged	Stamans Rosanna M	"	Chace Wiggin	193	
Discharged	Sherman Thomas P Wife	"	Benjamin B Wood	210	
Discharged	Saunders James L	"	Edmund A Nichols	235	
Discharged	Simon Henry	"	Hugh B Bain	242	
	Saunders Arnold.	transfer	" Geo M Greene & Chas F Nichols	301	301

	Tierney Owen		To Hugh Tierney		39
Discharged	Tillinghast Charles F.		" Pro. Institution for Savings		58
Discharged	Thurston John S		" Jos. Luther		63
Discharged	Chatterton John		" James Walch		74
Discharged	Tanner George A & Nicholas D		" Lozmis Wright		78
Discharged	Thornton Nathan Jr.		" Joseph Howard		81
Discharged	Tilton Harrison G.C.		" Harley F Phillips		101
	Tallman Erik	transfer	" Horace Gray		266
Discharged	Taylor David		" Thos Brown		105
Discharged	Thurber Wm N		" Chace Ferris		131
Discharged	— Same		" — Same		132
Discharged	— Same		" — Same		133
Discharged	— Same		" — Same		134
	Tarnay Green		" Antonio De Cruet		158
Discharged	Tucker Zachariah R		" Nathan B Hoall		183
Discharged	Tillinghast Charles F. Trustee		" George W Greene		292
Discharged	Taylor David		" George A Bassett		206
Discharged	Taft William H		" George C Jenckes		215
Discharged	Thornton John		" Rarce & Plummer		245
Discharged	Thurber Jacob D		" Benjamin Hopkins		248
Discharged	— Same — & Wife		" — Same		249
	Treanor Arthur		" Serle W Clemence		250½
	Thurber Jacob B & Wife		" John Mathewson		304
	Tillinghast Chas F	Transfer	" Anne Bowen		306

	Upham Francis W & Wife		To Emma J Bell		126
Discharged	— Same — do		" Charles Potter		127
Discharged	Updike Walter W		" Willard Sayles		234

Discharged	Vaughn Lorenzo		50	Abel Reynolds		100
Discharged	Same			same		186
	Vaughn Ruth			Nancy Angell		208

Discharged	Williams Turner		Jr	James H Read	2
	Weeks Silas B		"	Varanus Smith	12
Discharged	Wilson George		"	Solomon Peck Jr	40
Discharged	Wood Granville		"	Hansel Brinn	56
Ds	Whitaker Rebecca		"	Payden H Brinn	57
	Whelden Polly & others		"	Samuel Whelden	59
Discharged	Weeks Samuel D		"	Charles F Nichols	70
Discharged	Williams Henry A		"	Stephen Martin	90
Discharged	Williams Turner		"	Randall Williams	91
	Waterman Merrily B	transfer	"	Mary A Herton	365
Discharged	Whipple Cullen		"	John F Slater & others	102
	Wheeler George		"	John Stokes	139
	White Franklin	transfer Lenox	"	Ebenezer Kelly	277
Discharged	Wilbur Oliver C		"	Thomas Aldrich	146
	Walker John F	transfer	"	James Thompson	295
Discharged	Wilbur Oliver C		"	Benjamin Hopkins	218
Discharged	Same		"	Same	219
Discharged	Waters Spencer	/	"	Wm E Clarke	296

Y

Discharged	Young Mens Friendly Assistance Society	To	Frances E Hoppin	61
Discharged	Young Charles A	"	Ezekiel Arnold	217

To all People to whom these Presents shall come.

I Richard Angell of Smithfield, in the County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Richard Angell for and in consideration of the sum of Five Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by George A Jenckes, of the City & County of Providence & State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said George A Jenckes his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said George A Jenckes his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence, & bounded & described as follows Viz: Commencing at the corner of Pawtuxet & Winter Streets & running Northerly bounding Westerly on said Winter Street, One hundred & five feet. Then Easterly turning a Square corner, bounding Northerly on Lands of Nathan Turner, Forty feet to Land of William H Gilmore, Then Southerly bounding Easterly on Lands of said Gilmore, to the line of Pawtuxet Street, Thence Westerly on the line of said Pawtuxet Street, to the first mentioned bounds. Being the Estate conveyed to this Grantor by Deed from Thomas A Jenckes & Calvin A Wickes.

And I Betsy Angell, Wife of the Richard Angell, in consideration of the aforesaid sum of Money paid my said Husband, do hereby Remise, Release and forever Quitclaim to the said George A Jenckes, and to his Heirs and Assigns, all my Right of Dower and Power of Thirds, in and to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said George A Jenckes his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Richard Angell for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said George A Jenckes his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said George A Jenckes his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Richard Angell for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said George A Jenckes his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I the said Richard Angell have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Five Hundred Dollars, payable to the said George A Jenckes or order, in One year after date, with Interest.

Now Therefore, if I the said Richard Angell, or my Heirs, Executors, Administrators, or any other Person for me or them, shall well & truly pay or cause to be paid, to the said George A Jenckes, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, Then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue.

Furthermore, I the said Richard Angell do hereby constitute & appoint the said George A Jenckes, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorney, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge and deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, as to vest in said purchaser or purchasers, a fee

So writes of a transfer recorded in Book No. 1 page 557 & No. 1 page 580 & hereby cancelled and discharged this Mortgage & Deed. Witness my hand & Seal Sept 26. 1859

In presence of Albert Colvin

Winston Angell

and absolute Estate in fee simple, in & to the aforesaid Premises. and on sale thereof. I do hereby authorize my said Attorney & Attorney to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on said Note & secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid. _____

In Testimony whereof, We have hereunto set our hands & seals, this Twenty sixth day of August A.D. One Thousand Eight Hundred & fifty one. (1851)

Signed sealed and delivered
in presence of
Nathaniel Searle
Henry Angell

Richard Angell. (L.S.)
Betsey Angell. (L.S.)

County of Providence Sc. In the City of Providence on this 26. day of August A.D. 1851.
Then personally appeared the above named Richard Angell before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded August 28. 1851. at 6 o'clock A. M.

Witness

Albert Pabodie
City Clk

Providence April 2. 1852. Having received full and satisfactory payment of the within described Note & hereby cancel and discharge the same
James H. Reade
Witness Albert Pabodie City Clerk

Recorded Discharge April 2 1852. at 11-55 a m
Albert Pabodie City Clerk

To all People to whom these Presents shall come.

2

I. Turner Williams of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Turner Williams
for and in consideration of the sum of Four hundred forty Dollars to me
in hand, before the ensealing hereof, well and truly paid by

James H. Reade of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said James H. Reade his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said James H. Reade his Heirs and Assigns forever,

A certain Lot of Land, situate in the Northwesterly part of said City of Providence, and is laid out & described as Lot No (37) Fifty seven on a Plat of Land belonging to Stephen C. Kinyon & others, on Federal Hill, & bounded & described as follows, Viz: Commencing at a point in Dikeman Alley Nine Thousand feet from Miller Street & running Southerly bounding Easterly on Lot No 35 on said Plat, to William C. Richmonds line, thence Westerly bounding Southerly on said Richmonds line, Fifty feet more or less to Elisha Dyers line; thence Northerly, bounding Westerly on said Dyers line to Broadway; thence Easterly bounding Northerly on Broadway, Seventy feet, more or less, to the place of beginning.

Being one of the Lots of Lands that was conveyed to this Grantor by Deed from James W. Winsor, dated July 23. 1851. & recorded in the Land Records of said City of Providence, in Book No 124. page 114.

Reference to said Deed being had.

And I. Marietta A. Williams, Wife of the said Turner Williams, for & in consideration of the aforenamed sum of Money paid my said Husband, do hereby Remise, Release and forever Quitclaim to the said James H. Reade & to his Heirs & Assigns, all my Right of Dower & Power of Thirds, in & to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to, him the said James H. Reade his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Turner Williams for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said James H. Reade his Heirs and Assigns, that at and before the ensealing hereof I and the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said James H. Reade his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Turner Williams
for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said James H. Reade his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Turner Williams have made and executed my certain promissory Note, bearing even date with this Deed for the sum of Four hundred forty Dollars & payable to the said James H. Reade, or order, in One year after date, with Interest payable semi annually.

Now Therefore, if I, the said Turner Williams, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said James H. Reade, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue. Furthermore, I the said Turner Williams do hereby constitute & appoint the said James H. Reade, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time, in case after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me and in my Name, & in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons, who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale

thereof, (hereby giving & granting unto my said Attorney & Attorneys, full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys, to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof to apply & appropriate the same, to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed promissory Note & secured by this Deed, Accounting to me for all sums that shall be over & above the amount aforesaid, and hereby ratifying and confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this Twenty second day of August A.D. One Thousand, Eight Hundred and Fifty One. [1851].

Signed, sealed and delivered
in Presence of
Nathaniel Searle

Turner Williams. (L.S.)

Marietta A. Williams. (L.S.)

County of Providence ss. In the City of Providence in this 22d day of August A.D. 1851. Then personally appeared the above named Turner Williams before me & acknowledged the preceding Instrument by him signed, to be his free Act & Deede

Nathaniel Searle
Justice of the Peace.

Recorded August 29. 1851. at 11. 10 o'clk A.M.

Witness

Albert Pabodié
City Clerk

To all People to whom these Presents shall come.

3

I, Jeremiah Horton, of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Jeremiah Horton for and in consideration of the sum of One hundred & six Dollars, to me in hand, before the ensealing hereof, well and truly paid by Brayton Gardner, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Brayton Gardner his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Brayton Gardner his Heirs and Assigns forever,

A certain Lot of Land, situate in the Southwesterly part of said City of Providence & is laid out and described as Lot No (56) Fifty six on a Plat of Lots belonging to Pine Field, surveyed & platted by Atwater and Schubarth. Which said Plat is on Record, in the Land Records of said City of Providence, in Book of Plats No 3 Page 72. Being the same Lot of Land that was conveyed to this Grantor by Deed from Daniel Field, dated August 27. A.D. 1851. Reference to said Deed being had.

And I Nancy J Horton, Wife of the said Jeremiah Horton, for & in consideration of the aforenamed sum of Money paid my said husband as hereby Remise, Release and forever Quitclaim to the said Brayton Gardner, and to his Heirs and Assigns forever, All my Right of Dower & Power of Thirds, in & to the aforedescribed Premises.

Having received Payment in full for the within named, I do hereby cancel and discharge the Mortgage Deed, Witness my hand & Seal this 19 day of January A.D. 1852

Brayton Gardner (L.S.)

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Brayton Gardner his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Jeremiah Horton for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Brayton Gardner his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Brayton Gardner his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Jeremiah Horton for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Brayton Gardner his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Jeremiah Horton have made my certain promissory Note, bearing even date with this Deede for the sum of One hundred & six Dollars payable to the said Brayton Gardner, or order, in Two years after date with Interest. Now therefore, if I the said Jeremiah Horton or my Heirs, Executors Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Brayton Gardner, his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force and virtue.

Furthermore, I the said Jeremiah Horton do hereby constitute & appoint the said Brayton Gardner, his Executors, Administrators and Assigns, my true and lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, or in his or their Name or Names, at any time after the expiration of the day of payment of said Note, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such Sale in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid, And also, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said Premises, and also to adjourn & continue said sale from time to time) And also to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same, to the payment of all the expenses attending such sale, and to the

payment of the sums of Money due on the aforenamed Note. Accounting to me for all sums of Money that shall be over & above the amount aforesaid. and hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys, for the purposes aforesaid.

In testimony whereof. We have hereunto set our hands & seals, on this Twenty seventh day of August A.D. One Thousand. Eight hundred and fifty one. (1851)

Signed, sealed and delivered in presence of
Nathaniel Searle
Seth F Peck

Jeremiah Horton. (D)
Nancy J. Horton. (D)

County of Providence ss. In the City of Providence on this 28th day of August A. D. 1851.
Then personally appeared the within named Jeremiah Horton. before me & acknowledged the within Instrument by him signed, to be his free Act and Deed

Nathaniel Searle
Justice of the Peace.

Recorded August 30: 1851, at 11¼ o'clk A. M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

4

I, Cornelius G Fenner, of Providence, in the County of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said Cornelius G Fenner for and in consideration of the sum of Two Thousand Dollars in hand, before the ensealing hereof, well and truly paid by Elizabeth S Fenner, of said Providence and State of Rhode Island

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Fenner her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Fenner her Heirs and Assigns forever,

One certain Lot of Land, with a Dwelling House & other out buildings & Improvements thereon, situated on the Southerly side of Washington Street, in the Westerly part of said City of Providence, bounded & described as follows: Beginning on the Westerly line adjoining Land occupied by Robert Manchester, thence East on said Washington Street, Thirty nine feet, six inches, more or less, to the Westerly side of a Dwelling House, thence Southerly with said Dwelling House, Twenty two feet, eight inches, thence Westerly Thirty nine feet six inches more or less to Land occupied by said Manchester, thence Northerly on Land of said Manchester, Twenty two feet and eight inches to the place of beginning, on said Washington Street.

It being the same premises conveyed to me by George C Bigelow, Executor. For a more full description, see Book Number 91 page 158. of the Records of Deeds for the City of Providence.

Know all men that I Elizabeth S Fenner of Providence within named do hereby cancel within mortgage this mortgage Deed. Witness my hand and Seal Nov 24 1851
E S Fenner
In presence of
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Fenner her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And I the said C. G. Fenner for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Fenner her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said C. G. Fenner her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Cornelius G Fenner for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said C. G. Fenner her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided however, this Deed is upon this condition, that if I, the said Cornelius G Fenner, my Heirs, Executors or Administrators shall well & truly pay or cause to be paid to the said Elizabeth S Fenner her Heirs or Assigns, all & every sum or sums of Money which I do now owe her or may hereafter owe her the said C. G. Fenner, by Note, or otherwise, and shall well and truly pay to all other persons, all promissory Notes signed by me & endorsed by her the said Fenner, and shall wholly indemnify & save her harmless from all loss, expense which may be hereafter made from me, by her, then this Deed to be void, otherwise to remain in full force.

In Witness whereof, I have hereunto set my hand and Seal, this Thirtieth day of August A. D. One Thousand Eight hundred and fifty one.

Signed, sealed and delivered in presence of
Robert Manchester
H. C. Fenner

Cornelius G. Fenner (D)

Providence County S. In Providence this First day of September A.D. 1851.
Then Cornelius G Fenner personally appeared before me & acknowledged the
preceding Instrument by him signed, to be his free Act and Deed.
Henry Martin
Justice of the Peace.

Recorded Sept 1. 1851, at 10.58 o'clk A. M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

5

We Guilford Slack & Lydia B Slack, Wife of the said Guilford, in right of the said Wife, of the City & County of Providence, State of Rhode Island & Providence Plantations

Send Greeting. Know Ye, That We the said Guilford & Lydia, in her right for and in consideration of the sum of Five hundred Dollars, to them in hand, before the ensealing hereof, well and truly paid by Godfrey Work and Silas B Whitford, (partners as Work & Whitford, both of the City, County and State aforesaid.

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Work & Whitford their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Work & Whitford their Heirs and Assigns forever,

A certain Lot of Land with the House thereon, situate in the City of Providence aforesaid on Federal Hill, bounded & described as follows, Viz: Beginning on Ringgold Street, at the North-East corner of Land now or late of James Jackson, then running Westerly on said Jacksons line One hundred feet, thence Northerly Fifty feet; thence Easterly One hundred feet to Ringgold Street, thence Southerly Fifty feet to the place of beginning, and is Lot No (9) Ninety on a Plat of Lots owned by Stephen C Kinyon, and is the same that was conveyed to the said Lydia B Slack by William Paxton, by his Attornies, Franklin Richmond & Bradford Allen, by Deed on Record in Book No 117 Page 462 of the Records of Deeds, in the City of Providence.

Witness received full payment of the Note therein mentioned & discharge this mortgage this 2d. Sept 1851.
Work & Whitford
per Silas B Whitford
In presence of
D. M. Williamson

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Work & Whitford their Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And We the said Guilford Slack & Lydia B Slack for ourselves for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Work & Whitford their Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in full good right, full power, and lawful authority to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Work & Whitford their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed, excepting a Mortgage to Arthur M Nimball, for Seven hundred Dollars

Furthermore, We the said Guilford & Lydia B Slack for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Work & Whitford their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents, excepting the Mortgage to said Nimball aforenamed.

The preceding conveyance is upon this express condition, Viz: Whereas the said Guilford Slack & Lydia B Slack have made & executed their certain Negotiable promissory Note, of even date herewith for the sum of Five hundred Dollars payable to said Work & Whitford or order, on demand with Interest, payable semi annually

Now if the said Guilford & Lydia B. their Heirs, Executors, Administrators, or any one else in their behalf, shall well & truly pay or cause to be paid, the Note aforesaid, according to the true effect thereof, then this conveyance to be Null & Void, otherwise to be & remain in full force & effect. Furthermore, We the said Guilford & Lydia B do hereby constitute & appoint the said Work & Whitford, their Heirs, Executors, Administrators and Assigns, our true & lawful Attornies, irrevocable, with power of substitution, either in our or their Names, at any time, when default is made in the payment of the Note aforesaid, according to the terms thereof, to sell the premises aforesaid, at public Auction, first giving thirty days notice of said Sale in some public Newspaper published in the City of Providence, And on sale thereof, to sign, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, as to vest in him or them, an absolute Estate of Inheritance, in fee simple, and to receive of & from said purchaser or purchasers, the amount the same may have been sold for, and after paying the expenses of said Sale, to appropriate & apply the same to the payment of the

Note aforesaid, accounting to the said Lydia B Slack or her legal Representatives, for the residue, should any there be. ——

In testimony whereof We have hereto set our hands and seals this Twenty ninth day of August, Eighteen hundred and fifty one. ——

Signed, sealed and delivered in presence of Benjn A Sapham — Guilford Slack. (LS) — Lydia B. Slack. (LS)

Providence Ss. —— Providence Aug 29, 1851. ——

Then personally came the within named Guilford Slack, signer to the within Instrument and acknowledged the same to be his free Act and Deed. And at the same time & place, personally appeared the within named Lydia B Slack, Wife of the said Guilford, before me and was examined by me privily & apart from her said husband, and after having the within Instrument shewn & explained to her by me, she acknowledged that she understood the same, that it was her free Act and Deed, that she signed the same voluntarily & that she did not wish to retract it. ——

Before me Benj. A. Sapham —— Public Notary. ——

Recorded Sept 1. 1851, at 11.50 o'clk A. M. ——

Witness — Albert Pabodie City Clk

To all People to whom these Presents shall come.

I Daniel O Donnell of the City & County of Providence & State of Rhode Island ——

Send Greeting. Know Ye, That I the said Daniel O Donnell —— for and in consideration of the sum of Sixteen hundred Dollars, to me —— in hand, before the unsealing hereof, well and truly paid by The Pawtucket Institution for Savings, an Institution legally incorporated and established & transacting business in North Providence, in the County & State aforesaid. ——

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pawtucket Ins'n for Savings and their Successors ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Pawtucket Institution for Savings their Successors ~~Heirs~~ and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate on the Westerly side of Plaine Street, in said City of Providence, being Lot Numbered Six (6) on a Plat of Lots of Land on Plaine Street belonging to William A Howard, Esq. surveyed & platted April 19. 1845 by Almaten & Schubarth, which said Plat is on Record in the City Clerks Office in said Providence, in Book of Plats No 1 page 69. Said Lot is bounded as follows. Westerly on said Plaine Street, (100) Forty Feet; Southerly on Lot No Seven (7) on said Plat, One hundred (100) feet. Easterly on Land now or formerly of Henry Mathewson, Forty (40) feet and Northerly on Lot No Five (5) on said Plat, One hundred (100) feet. —— Being the same Lot conveyed to me by the said William A Howard by his Deed dated October Tenth A.D. 1845. and recorded in the Records for Deeds in said City of Providence, in Book Number Ninety nine, (99) page Seventy, (70) ——

Discharged. (See next page)

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pawtucket Institution for Savings their Successors ~~Heirs~~ and Assigns, forever, to ~~said~~ their only proper use, benefit and behoof forever. And I the said Daniel O Donnell for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Pawtucket Institution for Savings —— their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Pawtucket Institution for Savings their Successors —— ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Daniel O Donnell —— for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Pawtucket Institution for Savings, their successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Bridget O Donnell, Wife of the said Daniel O Donnell, for & in consideration of the sum paid as aforesaid, do hereby Release and forever Quitclaim to the Pawtucket Institution for Savings aforesaid, their successors & Assigns, all my Right of Dower, in & to the aforegranted Premises. ——

The condition of this Deed is such, That Whereas I the aforenamed Daniel O Donnell have this day made and executed my Negotiable promissory Note, bearing even date herewith & made payable to the said Pawtucket Institution for Savings, or order, for the sum of Sixteen hundred (1600) Dollars, payable in equal semi annual payments of five (5) per cent on the principal sum till the whole sum is paid, the first payment to be made in Six months from the date hereof, together with Interest on the whole sum remaining due, payable semi annually, in advance. —— Now therefore, if I, the said Daniel O Donnell or my Heirs, Executors, Administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid, at maturity, the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be Void, but otherwise shall be & remain in full force & effect. Furthermore, We, the said Daniel O Donnell & Bridget O Donnell, do hereby constitute & appoint the said Pawtucket Institution for Savings, their Successors & Assigns, our true & lawful Attorneys, irrevocable, with full power of substitution & of revocation, for us & in our Names, or in their Name or Names, at any time, in case default shall be made in the payment of either or any of the semiannual Instalments due as

aforesaid on said Note, or of the sum annual Interest due thereon, or in case of the breach of the condition of Insurance hereinafter contained, & such defaults or breach shall continue or subsist for the term of ten days, to sell at public Auction all of our & each of our right, title & interest, in & to the premises aforesaid or any part thereof, they first giving, after the expiration of said term of ten days, twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, and in our Names, or in their Name or Names to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the said premises or of any part thereof, so as to vest in such purchaser or purchasers, a full & absolute Estate in fee simple therein, and on sale thereof (hereby giving & granting unto our said Attorney & Attorney full power to continue or adjourn such sale from time to time) We do authorize our said Attorneys to receive from the purchaser or purchasers thereof, the amount the same may be sold for, & after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof to the payment of the amount of principal & Interest of said Note hereby secured, Accounting to me the said Daniel O'Donnell, my Heirs and Assigns for all sums over & above the amount thereof. We the said Daniel O Donnell & Bridget O'Donnell hereby satifying, approving & confirming, such sale or sales as may be made or caused to be made by virtue hereof.

Furthermore, It is agreed by & between the Parties hereto that the Grantor shall & will keep & maintain Insurance upon the Buildings upon said Lot in a sum not less than the amount due on said Note from time to time, & assign the policy or policies of such Insurance to the Grantee, and in default thereof, it shall be lawful for the Grantee their Successors & Assigns, to effect such Insurance & the premium or premiums paid for effecting the same shall be a further lien on said Mortgaged Premises, added to the amount of said Note, & secured by these Presents.

In testimony whereof, We have hereto set our hands & seals, this Twentieth day of August A.D. One Thousand Eight Hundred & fifty one. (1851)

Signed, sealed and delivered in presence of
Henry Martin

Daniel O. Donnell. (D)
Bridget her X mark O Donnell. (B)

Providence County, SS. In Providence this Twentieth day of August A.D. 1851. Then Daniel O Donnell personally appeared before me & acknowledged the foregoing Instrument by him signed, to be his free Act and Deed. And I certify, that this Mortgage Deed was executed by the said Bridget O Donnell, by her Mark, in my presence.

Henry Martin
Justice of the Peace.

Recorded Sept 1. 1851 at 12 o'clk M.

Witness (words "Attorney or" & "the" erased) Albert Pabodie City Clk

The Note or Obligation for which this Mortgage was given as security having been fully paid the Pawtucket Institution for Savings by their Treasurer for value received do hereby cancel & discharge the same

Witness my hand & seal this 30 day of March AD 1857

Henry Tilton Treasurer. (H T)

Recorded March 30. 1857

Witness Albert Pabodie City Clk

By virtue of the assignment recorded in Book 4 page 330 and Book 5 page 549 of the Records of Mortgages of Real Estate I hereby cancel and discharge this Mortgage Deed. Witness my hand and seal August 14. 1862

In presence of Samuel M. Brown

Geo A Brown (G A B)

To all People to whom these Presents shall come.

7

I Otis H. Cushing of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Otis H Cushing for and in consideration of the sum of Fifteen Hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by Thomas Greene and George A. Brown both of said City of Providence in Company together under the Name of Greene & Brown

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Greene & Brown their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Greene & Brown their Heirs and Assigns forever,

A certain Lot of Land, together with all the Buildings & Improvements thereon, situate in the Easterly part of said City of Providence, & bounded & described as follows, Viz: Northerly by Waterman Street, whereon it measures Forty Feet, & holding the width of Forty Feet, extends back Southerly from said Waterman Street, One hundred & twenty feet. Being Lot Numbered One hundred & twenty on a Plat of Land belonging to the Heirs of the late Nathan Waterman, surveyed & platted by S B Cushing in 1833. Which said Plat is on Records in the City Clerks Office in said Providence, in Book of Plats No 2. page 4 Reference to said Plat being had.

And I Mary H Cushing, Wife of the said Otis H Cushing, for and in consideration of the aforenamed sum of money paid my said husband, do hereby Remise, Release & forever Quitclaim, to the said Greene and Brown, and to their Heirs and Assigns, All my Right of Dower & Power of Thirds in & to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Greene & Brown their Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said Otis H Cushing, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Greene & Brown their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Greene & Brown their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Otis H Cushing for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Greene & Brown their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Otis H Cushing have made & executed my Two certain promissory Notes, both bearing even date with this Deed, both payable to the said Greene & Brown or order, as follows, Viz; One Note for the sum of Four hundred Dollars, payable in Two years after date with Interest payable annually, and one other Note for the sum of Nine hundred Dollars, payable in Four years after date, with Interest payable annually.

Now Therefore, if I the said Otis H Cushing, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, to the said Greene & Brown, or to their Heirs or Assigns, the aforenamed Two promissory Notes, together with the Interest thereon, according to the tenor of said Notes, then this Deed shall be Null and Void, otherwise to be & remain in full force & virtue.

Furthermore, I the said Otis H Cushing do hereby constitute & appoint the said Thomas Greene & George A Brown, their several & respective Executors, Administrators & Assigns, my true & lawful Attorney and Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of either of the aforenamed Two promissory Notes, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale

in some one of the public Newspapers printed in said City of Providence, the Premises aforesaid, and for me & in my Name, or in their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons, who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate, in fee simple, in & to the Premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney & Attorneys, full power & authority to adjourn & continue said Sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of from the purchaser or purchasers thereof, the amount the same shall have been sold for & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, and to the payment of the sums of Money due on the aforenamed Five promissory Notes & secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In Witness whereof, We have hereunto set our hands & seals, on this Twenty seventh day of August A.D. One Thousand Eight hundred fifty one. (1851)

Signed sealed & delivered in presence of
the Insurance clause first erased
Nathaniel Searle

Otis H. Cushing. (L.S.)

Mary H. Cushing. (L.S.)

County of Providence SS. In the City of Providence on this 27th day of August A.D. 1851.
Then personally appeared the above named Otis H. Cushing before me & acknowledged the preceding Instrument by him signed, to be his free Act & Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Sept 1. 1851. at 2. 10 o'clk P. M.

Witness word "width" erased

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I, Arnold W. Spencer, of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Arnold W. Spencer for and in consideration of the sum of Fifteen hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Hugh B. Bain, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Hugh B. Bain his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Hugh B. Bain his Heirs and Assigns forever,

One certain Lot of Land with all the Buildings & Improvements thereon, situate on the Northerly side of Pine Street, in the westerly part of said City of Providence, and bounded Southerly on said Pine Street on which it measures Fifty three feet, Westerly on a Gangway, One hundred & twenty feet, Northerly on a Gangway Thirty four feet, and Easterly on Grand Lots of Stephen H. Branch, deceased, One Hundred & twenty feet. Being the same Estate conveyed to me the Grantor by Deed from George J. Spicer & William S. Arnold, bearing date June 4th A.D. 1851 & which said Deed is on Record in the City Clerks Office in said Providence, in Book 132. of the Records of Deeds page 164.

And I, Emeline R. Spencer, Wife of the aforenamed Arnold Spencer, for & in consideration of the sum paid as aforesaid, do hereby Release forever Quitclaim unto him the said Hugh B. Bain, his Heirs & Assigns forever, all my Rights of Dower, in and to the aforegranted premises.

Having received payment of the within mentioned sum & discharged this Mortgage as directed. Witness my hand & seal Sworn to & subscribed before me this 1st Sept A.D. 1851.
Hugh B. Bain
In presence of
C. H. Williams

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Hugh B. Bain his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Arnold W. Spencer for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Hugh B. Bain his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Hugh B. Bain his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Arnold W. Spencer for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Hugh B. Bain his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always, and this Deed is upon this express condition, That Whereas I the aforenamed Arnold W. Spencer have this day made & executed my certain Negotiable promissory Note, bearing even date herewith & made payable to him the said Hugh B. Bain, or order, in Two years from date, with Interest payable semi annually, for the sum of Fifteen hundred Dollars. Now Therefore, if I the aforenamed Arnold W. Spencer or my Heirs, Executors or Administrators, or any other person for me or them, shall well truly pay or cause to be paid, the aforenamed Note, at its maturity, together with the Interest thereon, according to the tenor thereof, then this Deed is to be void, & otherwise to be & remain in full force and effect. Furthermore I the aforenamed Arnold W. Spencer do hereby constitute & appoint the aforenamed Hugh B. Bain, his Executors, Administrators & Assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, or in his or their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest thereon, & such default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid, he or they first giving (after the expiration of said term of ten days) twenty days notice of such sale, in some one of the public Newspapers printed in said City of Providence, and in their Name, or in his or their Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed of said Premises, so as to vest in such purchaser or purchasers, a full perfect Title therein, And on sale thereof (hereby giving & granting unto my said Attorney

or Attorneys full power and authority to adjourn said sale from time to time) I do authorize my said Attorney or Attorneys full power & authority to receive of & from the purchaser or purchasers thereof the amount the same shall be sold for, and after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured (hereby declaring that in case of a sale for the nonpayment of said semi annual Interest, the principal sum of said Note shall be deemed to be due & payable on the day of such sale) and accounting to me, my Heirs or Assigns, for all sums over & above the amount thereof. I hereby ratifying confirming such sale as may be made or caused to be made by virtue thereof.

In testimony whereof We have hereunto set our hands and seals, this First day of September, in the year of our Lord One Thousand Eight hundred and fifty one, (1851)

Signed sealed & delivered in presence of
Henry Martin
Witness to the signature of
Arnold W Spencer
Witness to the signature of Emeline R Spencer
Wm Spencer

Arnold W. Spencer. (L.S.)
Emeline R. Spencer. (L.S.)

Providence County S. In Providence this First day of September A.D. 1851.
Then Arnold W Spencer personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Henry Martin
Justice of the Peace

Recorded Sept 2. 1851 at 9.25 o'clk P.M.

Witness Words "but" & "Martin" interlined

Albert Pabodie
City Clerk

Know all men by these presents, That I Albert Pabodie City Clerk of the City of Providence, in the County of Providence & State of Rhode Island, for & in consideration of the sum of Two Hundred & Fifty Dollars to me in hand before the ensealing hereof well & truly paid by Richard C Martin of said Providence, the receipt whereof I do hereby acknowledge, & am therewith fully satisfied, contented & paid, & thereof & of every part & parcel thereof, do exonerate, acquit & discharge him the said Richard C Martin his Heirs, Executors & Administrators forever by these Presents, have given, granted, bargained, sold, aliened, enfeoffed, conveyed & confirmed, & by these Presents do freely, fully & absolutely give, grant, bargain, sell, alien, enfeoff, convey & confirm unto him the said Richard C Martin his Heirs & Assigns forever,

All the right, title & interest which I now have in & to a certain Lot of Land situated on North Main Street, in said City of Providence, said Lot running about Eighty feet Northerly & Southerly on said North Main Street, thence running back Westerly about Twenty four feet on the South side of said Lot, thence running about Thirty feet Northerly, thence running about Twenty two feet Easterly, thence running about Fifty feet Northerly, thence running about Fifty two feet Easterly on the North side of said Lot. The said described Lot being a part of the Smith Estate, so called & opposite the Friends Meeting House in said City of Providence, also the same Lot leased by me of Samuel Boyd Jeby, Attorney for Anna A Jenkins by Lease dated May 15th 1829. Also the Building now standing on the above described Lot of Land, said Building being about Eighty feet by Forty feet, with an Ell attached to belonging to the same, of about Twenty nine & a half (29½) feet by Twenty & a half (20½) feet, said Building being the same now occupied in part by me.

Recorded see Agreement for the Note herein secured. I hereby cancel & discharge this Mortgage Deed. Witness my hand & Seal March 18th 1854. Edwin C. Martin
Witness of } E. Spencer
G. F. Williams

To all People to whom these Presents shall come. 9

I John H Lonsdale of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said John H Lonsdale for & in consideration of the sum of One Thousand Dollars to me in hand, before the ensealing hereof, well & truly paid by Richard C Martin of said Providence

the receipt whereof I do hereby acknowledge, & am therewith fully satisfied, contented & paid; & thereof, & of every part & parcel thereof, do exonerate, acquit & discharge him the said Richard C Martin his Heirs, Executors & Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed & confirmed; & by these Presents do freely, fully & absolutely, give, grant, bargain, sell, aliene, enfeoff, convey & confirm, unto him the said Richard C Martin his Heirs & Assigns forever,

All the right, title & interest which I now have in & to a certain Lot of Land situated on North Main Street, in said City of Providence, said Lot running about Eighty feet Northerly & Southerly on said North Main Street, thence running back Westerly about Twenty four feet on the South side of said Lot, thence running about Thirty feet Northerly, thence running about Twenty two feet Easterly, thence running about Fifty feet Northerly, thence running about Fifty two feet Easterly on the North side of said Lot. The said described Lot being a part of the Smith Estate, so called & opposite the Friends Meeting House in said City of Providence, also the same Lot leased by me of Samuel Boyd Jeby, Attorney for Anna A Jenkins by Lease dated May 15th 1829. Also the Building now standing on the above described Lot of Land, said Building being about Eighty feet by Forty feet, with an Ell attached to belonging to the same, of about Twenty nine & a half (29½) feet by Twenty & a half (20½) feet, said Building being the same now occupied in part by me.

To have and to hold the said granted & bargained Premises, with all the Appurtenances, Priviliges & Commodities, to the same belonging, or in any wise appertaining to him the said Richard C Martin his Heirs & Assigns, forever, to his & their only proper use, benefit & behoof forever. And I the said John H Lonsdale for myself my Heirs, Executors & Administrators, do covenant promise & grant, to & with the said Richard C Martin his Heirs & Assigns, that at & before the ensealing hereof I am the true, sole, & lawful owner of the above bargained premises, & am lawfully seized & possessed of the same, in my own proper right, as a good, perfect & absolute estate of inheritance, in fee simple; & have in me good right, full power, & lawful authority, to grant, bargain, sell, convey & confirm, the said bargained Premises, in manner as aforesaid. And that the said Richard C Martin his Heirs & Assigns, shall & may from time to time, & at all times forever hereafter, by force & virtue of these Presents, lawfully, peaceably & quietly have, hold, use, occupy, possess & enjoy, the said demised & bargained Premises, with the appurtenances, free & clear, & freely & clearly acquitted, exonerated & discharged of & from all & all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions & encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John H Lonsdale for myself my Heirs, Executors & Administrators, do covenant & engage the above demised Premises to him the said Richard C Martin his Heirs & Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure & defend by these Presents.

This Deed is subject to the following conditions. Whereas I the said John H Lonsdale am indebted to the said Richard C Martin by a certain promissory Note by me signed, bearing date September 1st A.D. 1851. whereby I have promised the said Richard C Martin to pay him or his order the sum of One Thousand Dollars, in One year after date, the Interest on the same to be paid quarterly. Now if I the said John H Lonsdale shall pay & satisfy the aforesaid Note according to its true effect & until such payment keep the above described Building insured against Fire, in the sum of Four Thousand Dollars, for the benefit of the said Mortgagee his Executors, Administrators & Assigns, then this Deed as also the aforementioned Note, shall both be absolutely Void to all intents & purposes. And I do hereby constitute & appoint the said Richard C Martin his Executors, Administrators & Assigns my Attorney, irrevocable, for me & in my Name, or in his or their own Name or Names, to sell the premises aforesaid at public Auction, & to make good & effectual Deed or Deeds thereof to the purchaser or purchasers, & to apply & appropriate the proceeds of such sale to the payment of the aforesaid Note & all expenses arising therefrom, & to pay over the balance of said proceeds to me my Heirs, Executors, Administrators or Assigns. Provided however, that no sale of said premises shall be made until after one or more condition above mentioned shall be broken, nor until thirty days notice of such sale shall be given to me the said John H Lonsdale my Executors, Administrators

& Assigns, and after the expiration of said thirty days, not until such sale shall have been notified at least thirty days in some one of the public Newspapers printed in the City of Providence.

In Witness whereof, I have hereunto set my hand and seal, this Second day of September A.D. One Thousand Eight Hundred fifty one.

Signed sealed and delivered in presence of
Edward S. Mc Martin

John H. Lonsdale. (L.S.)

Providence Ss. In the City of Providence in this Second day of September A.D. 1851. Then personally appeared John H. Lonsdale subscriber to the above written Instrument & acknowledged the same to be his free & voluntary Act and Deed.

Before me Edward S. Mc Martin
Justice of the Peace.

Recorded Sept 2. 1851 at 4.45 o'clk P. M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

10

We, Elvin Shaw and Mary Mc Shaw, Wife of the said Elvin Shaw, both of the City and County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That We the said Elvin Shaw & Mary Mc Shaw for and in consideration of the sum of Two Hundred Dollars, to us in hand, before the ensealing hereof, well and truly paid by Solomon Peck, Junr. of Seekonk, in the County of Bristol & Commonwealth of Massachusetts

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Solomon Peck Jr his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Solomon Peck Jr his Heirs and Assigns forever,

One Lot of Land, with all the Improvements thereon, situate on the Southerly side of Sheldon Street, in said City of Providence, & bounded & described as follows: Beginning at a point on the Southerly side of said Sheldon Street, just Seventeen feet Westerly from the Northwesterly corner of Lot Number 23 (twenty three) as delineated on a Plat of the Christopher Sheldon Estate, which Plat is on Record in the Clerks Office of said Providence in Book 27, page 574, thence Southerly on a line parallel with & just Seventeen feet Westerly from the Westerly line of said Lot Number 23 (twenty three) Twenty four feet, thence Westerly on a line parallel with said Sheldon Street, Forty five feet, more or less to the Easterly line of Lot Number 24 (twenty four) on said Plat, thence Northerly with the Eastern line of said Lot Number 24 (twenty four) Twenty four feet, to said Sheldon Street, thence Easterly with the Southerly line of said Street, Forty five feet, more or less, to the first point or place of beginning; and is a portion of Lot Number 23 (twenty three) on said Plat, & is the same Estate conveyed to the said Mary M. Shaw by Deed of even date herewith, from Richard A Tripp

Having received payment in full for the within mentioned Mortgage Deed, I do hereby cancel & discharge the same. Witness my hand & Seal June 2nd 1853 Solomon Peck Jr

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Solomon Peck Jr his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Elvin Shaw & Mary Mc Shaw for ourselves & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Solomon Peck Jr his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Solomon Peck Jr his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We for ourselves and for our Heirs, Executors and Administrators, do covenant and engage the above demised Premises to him the said Solomon Peck Jr his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always, and this Deed is upon this express condition, That Whereas the aforenamed Elvin Shaw has this day made & executed his certain Negotiable promissory Note, bearing even date herewith, & made payable to him the said Solomon Peck Jr. or order, in Two years from date, with Interest payable semi annually, for the sum of Two hundred Dollars. Now Therefore, if the said Elvin Shaw, or his Heirs, Executors, or Administrators, or any other person for him or them, shall well & truly pay or cause to be paid, the aforenamed Note, at its maturity, together with the Interest thereon, according to its tenor, then this Deed is to be void, but otherwise to be & remain in full force and effect. Furthermore, We, the aforenamed Elvin Shaw & Mary M. Shaw do hereby constitute & appoint the aforenamed Solomon Peck Jr. his Executors, Administrators & Assigns, our true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & revocation, for us & in our Names, or in his or their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest thereon, & such default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid, he or they first giving (after the expiration of said term of ten days) twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, & in our Names, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed of said Premises, so as to vest

in such purchaser or purchasers a full & perfect title thereto: and on sale thereof (hereby giving & granting unto our said Attorney or Attorneys full power & authority to adjourn said sale from time to time) We do authorize our said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for & after the payment of all the expenses incident to such sale to apply & appropriate the residue thereof to the payment due on said Note hereby secured (hereby declaring that in case of a sale for the non-payment of said semi annual Interest, the principal sum of said Note shall be deemed to be due & payable on the day of such sale) and accounting to the said Mary M. Shaw, her Heirs or Assigns for all sums over and above the amount thereof. We hereby ratifying & confirming such sale as may be made, or caused to be made by virtue hereof. In Testimony

whereof We have hereunto set our hands and seals, this Thirtieth day of August in the year of our Lord, One Thousand Eight Hundred and Fifty one. (1851)

Signed, sealed and delivered
in presence of
Henry Martin.

Elvin Shaw. (L.S.)

Mary M. Shaw. (L.S.)

Providence County S. In Providence this Thirtieth day of August A.D. 1851.
Then Elvin Shaw personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

And at the same place and time Mary M. Shaw, Wife of the aforenamed Elvin Shaw, also appeared before me, & being by me examined privily & apart from her said husband & having the preceding Instrument shown & explained to her by me, she acknowledged the same to be her free Act and Deed, and at the same time declared to me, that she did not wish to retract the same.

Henry Martin
Justice of the Peace

Recorded Sept 3. 1851 at 3.12 o'clk P.M.

Witness Albert Pabodie
City Clk

Having received payment in full for the debt within named, I do hereby cancel and discharge this Mortgage. Witness my hand & Seal this 25th day of Nov. 1853.
In presence of
Albert Pabodie

Franklin Smith (L.S.)

To all People to whom these Presents shall come.

I, George C. Sanches, of the City & County of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said George C. Sanches for and in consideration of the sum of One Thousand three hundred Dollars to me in hand, before the unsealing hereof, well and truly paid by

Franklin Smith of Bristol, in the County of Bristol and State of Massachusetts

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Franklin Smith his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Franklin Smith his Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House and other Improvements thereon, situate on the Southerly side of Olney Street, in said City of Providence, and is bounded & described as follows, Viz: Beginning at the Northwest corner of the Lot & from thence Easterly bounding North on Olney Street about Fifty feet to the middle of a Gangway, thence Southerly along the middle of said Gangway, Eighty feet, more or less, to Land belonging to the Heirs of the late Joseph Ormsbee, thence Westerly bounding Southerly on said Ormsbee Land as the Fence now stands, Fifty feet more or less, to Truman Hamilton's Land, thence Northerly bounding Westerly on said Hamilton's Land, as the Fence now stands, Eighty feet more or less to the place of beginning.

And I Sophia M. Sanches, Wife of the Grantor, in consideration of said sum of Money paid my said husband, do hereby Release, Release & forever Quitclaim unto said Franklin Smith, his Heirs all my Right of Dower and Power.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Franklin Smith his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said George C. Sanches for me & for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Franklin Smith his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Franklin Smith his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said George C. Sanches for me & for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Franklin Smith his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The Condition of the preceding Deed is, that if I, said George C. Sanches, my Heirs, Executors or Administrators shall pay to said Franklin Smith, his Heirs, Executors, Administrators or Assigns, the sum of Thirteen hundred Dollars, on or before the second day of September A.D. 1855 (Four years from date) together with Interest on the same (annually) till paid, (the Grantee agrees to receive said sum in Instalments of not less than One hundred Dollars each, at any time) then the preceding Deed, & also a certain promissory Note, bearing even date herewith, given by me to said Franklin Smith, for the sum aforesaid, & payable as aforesaid, shall be void, otherwise shall remain in full force.

Furthermore I, said George C. Sanches, for myself, my Executors & Administrators, do hereby constitute and appoint said Franklin Smith, his Heirs, Executors, Administrators & Assigns, my lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my name, & in his or their own Names, at any time after said Note, or the Interest thereon shall become due and remain unpaid, to sell at public Auction (with full power to adjourn the sale from day to day) first giving Three Weeks notice thereof, in some public Newspaper printed in said Providence, the Premises aforesaid. And for me & in my Name, & in his or their Names, to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser

or purchasers, a free and absolute Estate, in fee simple, in the Premises, and on sale of said premises I do authorize my said Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, and out of the proceeds of such sale, to pay whatever shall be due on said Note & Interest & the Expenses incident to said sale, paying over to me or my legal Representatives, the surplus if any shall remain after paying as aforesaid. I hereby ratifying & confirming all that my said Attorneys or Attorney shall lawfully do in the premises & granting them all my authority herein.

In Testimony whereof, We hereunto set our hands and seals, this Second day of September A.D. Eighteen hundred and Fifty One. _____

Signed, sealed & delivered in presence of
to the signature of George C Jencks
Witness Stephen Mowtin
Witness to the signature of Sophia M Jencks
Thomas D Phaffe

George C. Jencks. (L.S.)
Sophia M. Jenks. (L.S.)

Providence Ss. In the City of Providence September 4th A.D. 1851 _____
_____ Then personally appeared George C Jencks, Subscriber to the preceding Instrument & acknowledged the same to be his free and voluntary Act & Deed. _____
_____ Before me Stephen Mowtin _____
_____ Justice of the Peace.

Recorded Sept 4. 1851 at 1.35 o'clk P. M. _____
_____ Witness _____ Albert Pabodie
City Clk

To all People to whom these Presents shall come.

12

I Silas D Weeks of the City & County of Providence & State of Rhode Island _____

Send Greeting. Know Ye, That I the said Silas D Weeks _____ for and in consideration of the sum of One Thousand Dollars, to me _____ in hand, before the ensealing hereof, well and truly paid by _____ Varanus Smith, of Smithfield, County and State aforesaid _____

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Varanus _____ his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said _____ Varanus Smith _____ his Heirs and Assigns forever,

_____ A certain Lot of Land with the Buildings thereon, situate in the Northerly part of said City of Providence, and is Lot Numbered thirty eight (38) on a Plat of 76 new Lots on Green Lane & adjacent St. belonging to Stephen Mowtin, Joshua Bacon & E.P. Knowles, surveyed by Benoni Cushman June 3. 1838. platted & divided into 76 new Lots May 10th 1847 by Atwater & Schubarth, said Lot is bounded as follows. South on Powell Street, Forty feet, & holding that width & running Northerly, Eighty feet to Land belonging to the City of Providence, and is bounded East on Lot No 39. North on said City Land and West on Henry Morris Lands, meaning to convey to said Smith, the same premises that were conveyed to me by Deed from E.P. Knowles & others, dated October 2d A.D. 1850. _____

_____ And I Susan S Weeks, Wife of said Silas D. hereby relinquish all Right of Dower and Power of Thirds, in and to the above premises. _____

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Smith _____ his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Silas D Weeks for myself for my _____ Heirs, Executors and Administrators, do covenant promise and grant, to and with the said _____ Varanus Smith _____ his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in myself good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Varanus Smith _____ his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Silas D Weeks _____ for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said _____ Varanus Smith _____ his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

_____ Provided Nevertheless, That if I, the said Silas D Weeks, my Heirs, Executors or Administrators, shall well & truly pay to Varanus Smith, his Heirs or Assigns, the full & just sum of One Thousand Dollars & Interest thereon, Interest semi annually, in One year from the date of these Presents, then this Deed as also a certain Note of hand, bearing even date with these Presents, given by the said Silas D Weeks to the said Varanus Smith, to pay to him the sum aforesaid, at the time aforesaid shall both be void, otherwise to be & remain in full force. _____ Furthermore I the said Silas D Weeks have made, constituted & appointed, and by these Presents do make, constitute & appoint, & in my Name, place & stead, put and depute the said Varanus Smith, my true & lawful Attorney, irrevocable, for me & in my Name, place and stead, whenever any of the aforesaid sum of Money shall remain due & unpaid, for the space of ten days, first giving thirty days notice of such intended sale in some public Newspaper published in the City of Providence, there to sell at Auction to the highest bidder, the Premises aforesaid, and for me in my Name, place & stead, & for my proper Act & Deed, to sign, seal, deliver & acknowledge all such Deed or Deeds of Conveyance as shall be necessary for the absolute granting & assigning of the premises, unto the purchaser or purchasers, in fee simple, and deducting from the proceeds of such sale, all sums of Money remaining due to him the said Smith, together with all incidental expenses of such sale, then to pay over the balance if any there be

to me or my legal Representatives, hereby giving and granting unto my said Attorney all power in the Premises, and ratifying and confirming all that he shall lawfully do by virtue hereof.

In Witness whereof, We, the said Silas B and Susan J Weekes, have hereunto set our hands and seals, this Third day of September, in the Year, Eighteen Hundred and Fifty One.

Signed, sealed & delivered in presence of
to the signature of Silas B Weekes
Wm Hy Stephen Martin

Silas B. Weekes. (L.S.)
Susan J. Weekes. (L.S.)

Providence Sc. In the City of Providence September 4th A.D. 1851

Then personally appeared Silas B Weekes, Subscriber to the aforegoing Instrument and acknowledged the same, to be his free and voluntary Act and Deed.

Before me Stephen Martin
Justice of the Peace

Recorded Sept 4, 1851 at 2.40 o'clk P.M.

Witness

Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

13

I, William D Peirce, of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said William D Peirce for and in consideration of the sum of Nine Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Charlotte Stelb of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Charlotte Stelb Her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Charlotte Stelb Her Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House & other Improvements thereon, situate on the corner of Smith Court & Congdon Street, in said City of Providence, & bounded & described as follows Viz: Easterly by Congdon Street, Northerly by Land formerly belonging to B Cushing, Westerly by Lands of Widow Johnson Burr & Lands of Williams Congdon & Southerly by South Court Street.

Being the same Estate that was conveyed to this Grantor by Deed from Mary Ann Clark & the said Charlotte Stelb, dated August 30th A.D. 1851. Reference to said Deed being had.

And I Elizabeth Peirce, Wife of the said William D Peirce, Jr in consideration of the aforenamed sum of Money paid my said Husband, do hereby Remise, Release & forever Quitclaim, to the said Charlotte Stelb, and to her Heirs and Assigns forever, All my Right of Dower & Power of Thirds, in & to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Charlotte Stelb Her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And I the said William D Peirce, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Charlotte Stelb her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Charlotte Stelb her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William D Peirce for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Charlotte Stelb her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said William D Peirce have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Nine hundred Dollars payable to the said Charlotte Stelb or order, in Three years after date, with Interest payable semi annually. Now therefore if I the said William D Peirce or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, to the said Charlotte Stelb, or to her Heirs or Assigns, the aforenamed Promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue.

Furthermore I the said William D Peirce, do hereby constitute & appoint the said Charlotte Stelb, her Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note, or of the Interest due thereon (in case the same remains due unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid. And for me in my Name, or in her or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or Persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same so as to vest in said pur-

(over)

Having received payment in full for the Note named I do hereby cancel and discharge the Mortgage Deed, Witness my hand & Seal this 19th 1853

Charlotte Stelb

In presence of Albert Pabodie

or purchasers a full and absolute Estate in fee simple, in & to the Premises aforesaide. And on sale thereof (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof the amount the same shall have been sold for, on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sum of Money due on said Note & secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid thereby ratifying and confirming such sale as may be made by my said Attorney or Attorneys. For the purposes aforesaid.

In testimony whereof We have hereunto set our hands & seals, in this thirtieth day of August A.D. One Thousand, Eight hundred and fifty one. (1851)

Signed, sealed and delivered in presence of
Nathaniel Searle

William D. Pierce. (D)
Elizabeth Pierce. (D)

County of Providence ss. In the City of Providence on this 1st day of September A.D. 1851. Then personally appeared the above named William D. Pierce before me, and acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded Sept 5. 1851 at 11.40 o'clk A. M.

Witness

Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

14

I. Philander S. J. Hewitt, of the Town of Cranston, in the County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said Hewitt for and in consideration of the sum of Fifteen hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Rhoda Smith of the City of Providence & County of Providence & State of Rhode Island aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Rhoda Her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Rhoda her Heirs and Assigns forever,

A certain Lot of Land in the Westerly part of the City of Providence, bounded as follows: Beginning at a Chesnut Post in the Northeast corner, running thence Westerly on the line of Wards Avenue, till it strikes the line of Lands owned by Ann Mc Kusker, thence at Right Angles Southerly Fifty feet, thence at right Angles Westerly Fifty four feet, thence at Right Angles Southerly till it strikes the line of Land owned by Charles Potter, thence on said line Northeasterly till it strikes the line of Land owned by Thomas Bailey, thence on said line Northerly to the place of beginning.

And I, Hannah R. Hewitt, Wife of the said Philander S. J. Hewitt, Jr. and in consideration of the sum aforesaid, paid my said husband, do hereby Release & forever Quitclaim to her the said Rhoda, her Heirs and Assigns, from all my Right of Dower and Power of Thirds, in & to the above described Premises.

We hereby cancel and discharge this Mortgage Deed
Witness our hands and seals September 1. 1856
In presence of
Albert Pabodie
Rhoda Smith

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Rhoda Smith her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And I the said Hewitt for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Rhoda her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Rhoda her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Hewitt for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Rhoda her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the above written Deed is, That Whereas I, the said Hewitt have made and executed a certain promissory Note, bearing even date herewith for the sum of Fifteen hundred Dollars, payable to her the said Rhoda Smith or order, Five years after date, with lawful Interest, & given for value received. Now therefore, if I, the said Hewitt, my Heirs, Executors, Administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid the aforesaid Note when due or called for, agreeable to the tenor & effect thereof, then the above written Deed shall be Null & Void & of no effect, otherwise to remain in full force & virtue.

In Witness whereof, We have hereunto set our hands and seals, this Thirtieth day of August 1851.

Signed, sealed and delivered in presence of
Albert Pabodie & Both signature

Philander S. J. Hewitt. (D)
Hannah R. Hewitt. (D)

Providence Sc. In Providence August 21st A.D. 1851.
Then personally appeared Philander S.S. Hewitt before me and acknowledged the preceding Instrument to be his free act and Deed
Albert Pabodie
City Clk.

Recorded Sept 8. 1851. at 11. 00. o'clk A.M.

Witness

Albert Pabodie City Clerk

To all People to whom these Presents shall come.

I Olney H. Austin of the City & County of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said Olney H Austin for and in consideration of the sum of Nine hundred Dollars to me in hand, before the unsealing hereof, well and truly paid by Richard Bishop of Scituate, County and State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Richard Bishop his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Richard Bishop his Heirs and Assigns forever,

One certain Lot of Land, with all the Buildings & Improvements thereon, situated in the Westerly part of said Providence, on the Southerly side & adjoining Pond Street, bounded Northerly on said Pond Street, Forty feet; Westerly on Order Street, Eighty feet; Southerly on Land of Ferdinand Potter, Forty feet, & Easterly on Land of Lemuel & Stephen, Eighty feet; being one of the Lots of Land that was conveyed to this Grantor by Deed from said Ferdinand Potter, dated June 12th A.D. 1848; which Deed is recorded in Book No 112 page 25 of the Records of Deeds of said City of Providence Reference thereto being had.

And I Marietta A. Wife of said Olney H Austin, in consideration as aforesaid, do hereby Remise, Release and Forever Quitclaim unto him the said Richard Bishop, his Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed and granted Premises.

Having received pay in full for the within named Debt & Note mentioned I do hereby cancel & discharge the same
Providence Sept 20 1855
In presence of
Albert Pabodie
Richard Bishop

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Richard Bishop his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Olney H Austin for myself mine Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Richard Bishop his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in mine own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Richard Bishop his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Olney H Austin for myself mine Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Richard Bishop his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The Condition of the above written Deed is, that whereas I the said Olney H Austin am indebted to said Richard Bishop, in the sum of about One hundred & sixty Dollars on Note, and whereas said Bishop has consented to become Endorser for me the said Austin, from time to time, for my benefit & accommodation, & I give him this Mortgage Deed to secure him for so doing. Now Therefore if I the said Austin, or my Heirs, Executors or Administrators shall well & truly pay or cause to be paid, all that is now due & owing, or that may hereafter be due & owing from me to said Richard Bishop, on Note, Book Account or otherwise, and shall in all respects indemnify & save harmless the said Richard Bishop, his Heirs, Executors, Administrators or Assigns from all costs & damages which he or they may be put to for becoming endorser, as aforesaid, then the aforewritten Deed shall be void & of no effect, otherwise shall remain & be in full force and virtue.

Furthermore I the said Olney H Austin, for myself, my Heirs, Executors & Administrators, do hereby constitute & appoint said Richard Bishop, his Executors, Administrators & Assigns, my true & lawful Attorney or Attorneys, irrevocable, with power of substitution & revocation, for me & in my name, or in his own Name, at any time after said Olney H Austin, his Heirs, Executors, Administrators or Assigns, shall neglect or refuse to pay unto said Bishop, his Heirs, Executors, Administrators or Assigns, all sums now due & owing from me the said Austin to said Bishop, or all sums that said Austin may hereafter owe unto

said Bishop, in any manner or form; or at any time after said Austin shall neglect or refuse to pay all Notes or other demands, at maturity, which the said Bishop may endorse for the benefit & accommodation of said Austin, as aforesaid, to sell at public Auction, first giving thirty days notice thereof, in some one of the public Newspapers printed in said Providence, the premises aforesaid, hereby giving my said Attorney or Attorneys, or Substitute, full power & authority to adjourn said sale from time to time at discretion; And for me in my Name, or in his own name, to execute, seal & deliver, to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a good & absolute Estate in fee simple in the premises: And on sale thereof, to receive of & from said purchaser or purchasers, the amount the same shall be sold for & upon receipt thereof to apply & appropriate the same to the payment of all the indebtedness & liabilities aforenamed. First paying all expenses of every kind attending said sale, Accounting fairly, my Heirs & Assigns, for all sum or sums over & above the amount aforesaid, hereby ratifying & confirming such sale as may be executed by my said Attorney or Attorneys or substitute for the purpose aforesaid.

In Witness whereof, We have hereunto set our hands and seals this Sixth day of September, in the year of our Lord, Eighteen Hundred and Fifty One.

Signed sealed & delivered in presence of
Robert Knight as to the signature of
Olney H. Austin
Geo. J. Duffington
T. A. Duffington

Olney H. Austin. (L.S.)
Maritta A. Austin (L.S.)

Providence Sc. In the City of Providence Sept 6th A.D. 1851.

Then personally appeared Olney H. Austin & acknowledged the aforegoing written Instrument by him subscribed, to be his free Act & Deed.

Before me Robert Knight
Justice of the Peace.

Recorded Sept 10. 1851 at 9.35 o'clk A. M.

Witness Albert Pabodie
City Clk

To all People to whom these Presents shall come.

16

I Jacob Robinson of the City and County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said Jacob Robinson for and in consideration of the sum of Four hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Benjamin M. Hubbard of the City and County of Providence and State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Benjamin M. Hubbard his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Benjamin M. Hubbard his Heirs and Assigns forever,

One certain Lot of Land with all the Buildings and Improvements thereon, situated in the Westerly part of said Providence, a little Southwesterly from the Hoyle House, so called, on C Street, being one of the Tyler Lots, so called, & being Lot No 44 on the Plat of said Lots, bounds Westerly by Land now or formerly owned by Samuel Jackson, Northerly on a Gangway about Fifty four feet, Easterly on said C Street, Forty feet, & Southerly on Lot No 43 on said Plat, about Fifty two feet; being the same premises this day conveyed to this Grantor by this Grantee, as per his Deed of the same. Reference thereto being had.

And I Matilda R. Robinson, Wife of said Jacob Robinson, for & in consideration as aforesaid, do hereby Remise, Release forever Quitclaim unto him the said Benjamin M. Hubbard his Heirs and Assigns forever, all my Right of Dower and Power of Thirds, in and to the aforegoing granted premises.

I hereby consent to the foregoing Deed Dec 26. 1853
Jas Spencer
Deed Witness my hand & seal Dec 26. 1853
Geo. Williamson

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Benjamin M. Hubbard his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Jacob Robinson for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Benjamin M. Hubbard his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Benjamin M. Hubbard his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Jacob Robinson for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said ~~Jacob Robinson~~ Benj. M. Hubbard his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the above written Deed is, that whereas I, the said Jacob Robinson am indebted to said Benjamin M. Hubbard, in the sum of Four hundred Dollars, for which amount I have given him my promissory Note, bearing even date herewith & made payable to him the said Benjamin M. Hubbard or order, Five years after date, with Interest, payable quarterly, which Note was given for value received.

Now therefore, if I, the said Jacob Robinson, or any other person for me, shall well & truly pay or cause to be paid, the aforesaid Note, when the same shall become due & payable, both principal & interest, & pay the Interest quarterly, agreeable to the tenor of said Note, then the aforewritten Deed shall be void & of no effect, otherwise shall remain & be in full force and virtue. Furthermore, I, the said Jacob Robinson for myself, my Heirs, Executors & Administrators do hereby constitute & appoint said Benjamin M. Hubbard, his Executors, Administrators & Assigns, my true & lawful Attorney or Attorneys, irrevocable with power of substitution & revocation, for me & in my Name, & in his own Name at any time after said Note, or the Interest on the same shall become due & payable, and remain unpaid, to sell at public Auction, first giving thirty days notice thereof, in some one of the public Newspapers printed in said Providence, the premises aforesaid, hereby giving my said Attorney or Attorneys, or Substitute, full power and authority to adjourn said sale from time to time at discretion, and for me & in my Name, or in his own Name, to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient

Deed or Deeds of the same, as to vest in said purchaser or purchasers a good and absolute Estate in fee simple in the premises: and on sale of said Premises I hereby authorize & empower my said Attorney or Attorneys, or Substitute to receive of & from said purchaser or purchasers the amount the same shall be sold for & upon receipt thereof, to apply & appropriate the same to the payment of the sum due on said Note & secured by this Deed, first paying all the Expenses of every kind attending said sale, hereby for myself, my Heirs, Executors & Administrators, ratifying such sale as may be effected by my said Attorney or Attorneys, or Substitute, for the purpose aforesaid.

In Witness whereof, We have hereunto set our hands and seals, this Eighth day of September, in the Year of our Lord, Eighteen hundred fifty one.

Signed sealed and delivered in presence of
Robert Knight

Jacob his X mark Robinson. (L.S.)

Matilda her X mark Robinson. (L.S.)

Providence Sc. In the City of Providence September 9th A.D. 1851.

Then personally appeared Jacob Robinson & acknowledged the aforegoing written instrument by him subscribed, to be his free act and Deed.

Before me Robert Knight
Justice of the Peace

Recorded Sept 10, 1851 at 9.35 o'clk A. M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

17.

I, Pardon A. Holden, of the City and County of Providence, in the State of Rhode Islands

Send Greeting. Know Ye, That I the said Pardon A. Holden for and in consideration of the sum of Seven Hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by Alvin Pray, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Alvin Pray his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Alvin Pray his Heirs and Assigns forever,

One Lot of Land with all the Improvements thereon, situate on the Northerly side of Brighton Street, in the Westerly part of said City of Providence & bounds Southerly on said Brighton Street, Fifty feet, & holding the width of Fifty feet extends back Northerly One hundred feet, and is Lot Number 14 (fourteen) in a Plat of Lots on the West side of the River, belonging to P. A. Holden & which Plat is on Record in the City Clerks Office in said Providence in Book of Plats Number 3 page 74.

Having received full payment about the year 1852 I hereby cancel and discharge this mortgage deed
Witness my hand and seal this 19th day of June 1882
In presence of
Frank A Williamson

Alvin Pray

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Alvin Pray his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Pardon A Holden, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Alvin Pray his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Alvin Pray his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Pardon A Holden for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Alvin Pray his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always, and this Deed is upon this express condition, That Whereas I the aforenamed Pardon A Holden have heretofore made & executed my certain Negotiable promissory Note, bearing date July 25 A.D. 1851, made payable to him the said Alvin Pray, or order, in One year from the date thereof, with Interest payable Annually, for the sum of Seven Hundred Dollars. Now therefore, if I, the aforenamed Pardon A Holden, or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, the aforenamed Note, at its maturity, together with the Interest thereon, according to its tenor, then this Deed is to be void, but otherwise to be and remain in full force and effect.

Furthermore, I the aforenamed Pardon A Holden, do hereby constitute & appoint the aforenamed Alvin Pray, his Executors, Administrators & Assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for me and in my Name, or in his or their Name or Names, at any time, in case default shall be made in the payment of said Note, or of the Annual Interest thereon & such Default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid, he or they first giving (after the expiration of said term of ten days) Twenty days notice of such sale, in some one of the Public Newspapers printed in said City of Providence, and in my Name or in his or their Name or Names, to make & execute such Acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed of said Premises, as to vest in

such purchaser or purchasers a full & perfect Title in & to said Premises. And on sale thereof (hereby giving & granting unto my said Attorney or Attorneys full power and authority to adjourn said sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such Sale, to apply & appropriate the residue thereof to the payment of the amount due on said Note hereby secured, & accounting to me, my Heirs or Assigns for all sums over & above the amount thereof. I hereby ratifying & confirming such Sale as may be made or caused to be made, by virtue hereof.

In testimony whereof, We have hereunto set our hands and seals, this Tenth day of September, in the year of our Lords One Thousand, Eight hundred & fifty one. (1851.)

And I, Rhoda M. Holden, Wife of the aforenamed Pardon A. Holden, in consideration of the sum of paid, my said husband, do hereby release & forever Quitclaim to said Abner Gray, his Heirs & Assigns forever, all my Right of Dower, in & to the aforedescribed & granted premises.

Signed sealed and delivered
in presence of
Israel G. Manchester
Sarah O. Merrill

Pardon A. Holden. (L.S.)
Rhoda M. Holden. (L.S.)

Providence County ss. In Providence this Tenth day of September A.D. 1851.
Then Pardon A. Holden personally appeared before me, & acknowledged the preceding Instrument by him signed to be his free Act & Deed.
Before me Israel G. Manchester
Justice Peace.

Recorded Sept. 11. 1851 at 9.35 o'clk A. M.
Witness
Albert Pabodie City Clk

To all People to whom these Presents shall come.

18

I, Stephen Arnold of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Stephen Arnold for and in consideration of the sum of Eight hundred & fifty Dollars to me in hand, before the unsealing hereof, well and truly paid by Byron Diman of the Town and County of Bristol, in said State of Rhode Island

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Byron Diman his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Byron Diman his Heirs and Assigns forever,

One Lot of Land with all the Improvements thereon, situate between Franklin & Jackson Streets & a little Northerly from High Street, in the Westerly part of said City of Providence & is a portion of Lot Number 92 (Ninety two) on a Plat of the Weathersfield Lands, which Plat is on Record in the City Clerks Office in said Providence, in Book 42 of the Records of Deeds, page 473. The Lot hereby conveyed is bounded as follows. Beginning on the Westerly line of a Twenty feet Lane-way, at the Northeasterly corner of the Lot hereby conveyed, thence Southerly with the Westerly line of said Lane-way, Fifty feet to the Southeasterly corner of said Lot Number 92 (Ninety two) thence Westerly with the Southerly line of said Lane-way Lot Number 92 (Ninety two) to the Northeasterly corner of Lot Number 91 (Ninety one) on said Plat, Eighty feet, thence Northerly on a line in continuation of the Easterly line of said Lot Number 91 (Ninety one) Fifty feet to the Southerly line of Lot Number 93. (Ninety three) on said Plat, & thence Easterly with the Divisional line between said Lots number 92 (Ninety two) & 93 (Ninety three) Eighty feet to the place of beginning.

It being the same Lot conveyed to the Grantor by Deed from Stephen A. Arnold, bearing date September 4. A.D. 1851.

I hereby cancel & discharge this Mortgage Deed
Witness my hand & seal July 27. 1854
In presence of
G. A. Williams
Byron Diman

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Byron Diman his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Stephen Arnold for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Byron Diman his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Byron Diman his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Stephen Arnold for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Byron Diman his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always and this Deed is upon this express condition, that Whereas I, the aforenamed Stephen Arnold have this day made executed my certain Negotiable promissory Note, bearing even date herewith and made payable to him the said Byron Diman, or order, in One year from date, with Interest payable semi annually for the sum of Eight Hundred & fifty Dollars. Now therefore, if I, the aforenamed Stephen Arnold, or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid the aforenamed Note, at its maturity, together with the Interest thereon, according to its tenor, then this Deed is to be void, but otherwise to remain in full force and effect. Furthermore I, the aforenamed Stephen Arnold do hereby constitute & appoint the aforenamed Byron Diman, his Executors, Administrators & Assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name & in his or their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest thereon, and such default shall continue for the term of thirty days to sell at public Auction, the premises aforesaid, he or they first giving (after the expiration of said term of thirty days) twenty days notice of such sale, in some one of the public Newspapers printed in said City of Providence, and in my Name, & in his or their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good sufficient & Deed of said Premises, so as thereby in such purchaser or purchasers a full and absolute perfect Title in & to said Premises. And one

Sale thereof (hereby giving & granting unto my said Attorney or Attorneys full power & authority to adjourn said sale from time to time) & do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for & after the payment of all the expenses incident to such sale to apply & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured, and accounting to me, my Heirs or Assigns for all sums over & above the amount thereof. Hereby ratifying & confirming such sale as may be made or caused to be made by virtue hereof _____

In Testimony whereof, I have hereunto set my hand and seal, this Twelfth day of September, in the year of our Lord, One Thousand Eight hundred and fifty one. (1851) _____

Signed sealed & delivered in presence of
(Henry Martin
Stephen Arnold. (L.S.)

Providence County ss. In Providence this Twelfth day of September A.D. 1851. _____
Then Stephen Arnold personally appeared before me & acknowledged the foregoing Instrument by him signed, to be his free act and Deed _____
Henry Martin _____
Justice of the Peace.

And I Eliza Arnold, Wife of the aforenamed Stephen Arnold, for and in consideration of the sum named as paid, in the foregoing Deed, do hereby Release forever Quitclaim unto him the said Byron Diman, all my Right of Dower, in & to the Premises & Estate described in the within Deed from my said husband, to him the said Byron Diman. _____
To Have and to Hold the same to him the said Byron Diman, his Heirs and Assigns forever. _____
Witness my hand & seal, this Twelfth day of September A.D. 1851.

In presence of
Mary P. Arnold. 3
Eliza Arnold. (L.S.)

Recorded Sept 12. 1851 at 4. 05 o'clk P.M.
word "Gangway" erased
Witness
Albert Pabodie
City Clk

To all People to whom these Presents shall come.

19

I Bridget Smith of the City & County of Providence, in the State of Rhode Island _____

Send Greeting. Know Ye, That I the said Bridget Smith _____
for and in consideration of the sum of Fifty five Dollars. to me _____
in hand, before the ensealing hereof, well and truly paid by

_____ Edmund A Nichols of said City of Providence _____

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Edmund A Nichols _____ his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said _____ Edmund A Nichols _____ his Heirs and Assigns forever,

_____ A certain Lot of Land situate in the Northerly part of said City of Providence, & is laid out & described as Lot No (124) One hundred & twenty four in a Plat of Home Lots belonging to the said E. A. Nichols, surveyed and platted July 1846 by W. F. Walling & recorded in the Land Records of said City of Providence, in Book of Plats Red page 101
_____ Being the same Lot of Land that was conveyed to this Grantor by Deed from the said E. A. Nichols, dated September 1st A.D. 1851. _____
_____ Reference to said Deed being had. _____

Received for record Sept. 6th 1852 at 10 o'clock A.M. & recorded from the Original
Attest Thos. Williamson Recorder

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Edmund A Nichols _____ his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Bridget Smith for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said _____ Edmund A Nichols _____ his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Edmund A Nichols _____ his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Bridget Smith _____
for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said _____ Edmund A Nichols _____ his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

_____ The foregoing Deed is upon this condition. In that whereas I the said Bridget Smith have made and executed my certain promissory Note, bearing even date with this Deed, for the sum of Fifty five Dollars payable to the said Edmund A Nichols, or order, in One year after date with Interest. _____ Now Therefore, if I the said Bridget Smith, or any person for me, shall well & truly pay or cause to be paid to the said Edmund A Nichols, his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, & otherwise to be in full force & virtue. _____ Furthermore, I the said Bridget Smith do hereby constitute & appoint the said Edmund A Nichols his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, & at any time after the expiration of the day of payment of said Note, or Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in said City of Providence, the premises aforesaid. And also for me & in my Name, to make, execute, seal, acknowledge and deliver to any person or persons who may become the purchaser or purchasers thereof, a good sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And also for me & in my Name, to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same, to the payment of all the expenses

attending such sale, & to the payment of the sums of money due on said Note & secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid. Hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In Witness whereof. I have hereunto set my hand & seal, on this First day of September A.D. One Thousand, Eight hundred and fifty one. (1851)

Signed sealed & delivered in presence of
Nathaniel Searle

Bridget her X mark Smith. (D)

County of Providence SS. In the City of Providence on this 1st day of August A.D 1851

Then personally appeared the above named Bridget Smith & before me & acknowledged the preceding Instrument by her signed, to be her free Act and Deed

Nathaniel Searle
Justice of the Peace.

Know all Men by these Presents. That I. Edmund A Nichols. the Mortgagee within named in consideration of Fifty five Dollars to me paid by Richard Smith, of Scituate. the receipt whereof is hereby acknowledged, do by these Presents bargain sell assign convey set over & deliver to the said Richard Smith & his Heirs & Assigns. all my Right. title. interest. property. claim & demand in & to the within Deed of Mortgage & the premises & premissory note therein described

To Have and to Hold the same with all the rights & privileges thereof, to him the said Richard Smith & his Heirs & Assigns, in as full & ample a manner as I myself might hold & enjoy the same, by virtue of the within Mortgage.

Witness my hand & seal, on this 13th day of September A.D. 1851

In presence of Nathl Searle (D) Edmund A. Nichols.

County of Providence SS. In the City of Providence on this 13th day of September A.D 1851

Then the above named Edmund A Nichols acknowledged the preceding Instrument by him signed, to be his free Act and Deed

Before me Nathl Searle
Justice of the Peace.

Recorded Sept 13. 1851 at 1.20 o'clock P. M.

Witness

Albert Pabodie
City Clk.

Having received payment & for the note within named I do hereby cancel and discharge this Mortgage Deed, Witness my Hand & Seal Feby 18 1854

In presence of
Albert Pabodie

Simri Smith (D)

20

To all People to whom these Presents shall come.

I Fayette Hardenburg of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Fayette Hardenburg for and in consideration of the sum of Six Hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by Simri Smith of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Simri Smith his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Simri Smith his Heirs and Assigns forever,

A certain Lot of Land, situate on the Southerly side of High Street in the Westerly part of said City of Providence bounded & described as follows Viz, Northerly by said High Street, wherein it measures Ninety feet. Easterly by Bridgham Street, wherein it measures Ninety feet. Southerly by Land of Horace Phillips One hundred & ten feet & Westerly by Land now or formerly owned by James W Wilmer.

And I. Anna J Hardenburg. Wife of the said Fayette Hardenburg. for & in consideration of the aforenamed sum of money paid my said husband, do hereby Remise, Release forever Quitclaim to the said Simri Smith & his Heirs and Assigns forever, all my Right of Dower and Power of Thirds, in and to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Simri Smith his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Fayette Hardenburg for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Simri Smith his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Simri Smith his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Fayette Hardenburg for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Simri Smith his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, To Wit whereas I. the said Fayette Hardenburg have made and executed my certain promissory Note, bearing even date with this Deed, for the sum of Six hundred Dollars payable to the said Simri Smith or order, in one year after date, with Interest, payable semi annually.

Now Therefore, if I. the said Fayette Hardenburg, or my Heirs, Executors. Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Simri Smith or to his Heirs or Assigns. the aforenamed Promissory Note, together with the Interest thereon, according to the tenor of said note. that this Deed shall be Void & Null, otherwise to be & remain in full force and virtue.

Furthermore. I. the said Fayette Hardenburg do hereby constitute & appoint the said Simri Smith, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate

in fee simple in and to the premises aforesaid. and on sale thereof (hereby giving & granting unto my said Attorney Attorneys full power and authority to adjourn & continue said Sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed promissory Note & secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid & hereby ratifying & confirming such sale as may be made by our said Attorney & Attorneys for the purposes aforesaid _____

In testimony whereof, We have hereunto set our hands and seals, on this Thirteenth day of September A.D. One Thousand Eight Hundred & fifty one (1851) _____

Signed sealed and delivered in presence of
Nathaniel Searle

Fayette Hardenburgh. (L.S.)
Anna J. Hardenburgh. (L.S.)

County of Providence ss. In the City of Providence on this 13 day of September A.D. 1851. Then personally appeared the above named Fayette Hardenburg before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded Sept 15, 1851 at 11¼ o'clk A.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

21

I Hugh Smith of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Hugh Smith for and in consideration of the sum of Three hundred & twenty five Dollars to me in hand, before the ensealing hereof, well and truly paid by Comfort Horton of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Comfort Horton his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Comfort Horton his Heirs and Assigns forever,

A certain Lott of Land situate in the Southeasterly part of said City of Providence, being a part of Lott No (21) twenty eight on a Plat of what is called the Hope walk Lot, made by Benoni Brockwood June 7. 1830, & recorded in the City Clerks Office in said Providence in Book 6o between pages 132 & 133. The portion of said Lot hereby conveyed is Thirty feet in width throughout & ninety feet in depth, being bounded Northerly by John Steere, Westerly by Lot No 27 in said Plat & Southerly by a twenty foot Grangeway.

Being the same Lot of Land that was conveyed to this Grantor by Deed from the said Comfort Horton, dated September 13. 1851. Reference to said Deed being had.

And I Barbara A Smith, Wife of the said Hugh Smith, for and in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release and forever Quitclaim to the said Comfort Horton and to his Heirs and Assigns forever, all my Right of Dower and Power of Thirds, in and to the aforedescribed Premises.

Having received payment in full of the within described Notes I hereby cancel & discharge the within deed of Mortgage, Witness my hand & Seal this 18th day of Dec 1852

Comfort Horton (L.S.)

In presence of
N Searle

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Comfort Horton his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Hugh Smith for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Comfort Horton his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Comfort Horton his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Hugh Smith for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Comfort Horton his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Hugh Smith have made & executed my Four certain promissory Notes, all bearing even date with this Deed & all payable to the said Comfort Horton or order, as follows Viz: One Note for the sum of One hundred Dollars, payable in One year after date with Interest, One other Note for the sum of One hundred Dollars, payable in Two years after date with Interest, One other Note for the sum of One hundred Dollars, payable in Three years after date, with Interest, & One other Note for the sum of Seventy five Dollars, payable in Four years after date with Interest. Now Therefore, if I the said Hugh Smith, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, to the said Comfort Horton, or to his Heirs or Assigns, the aforenamed Four promissory Notes, together with the Interest thereon, according to the tenor of said Notes, then this Deed shall be Null & Void, Otherwise to be & remain in full force & virtue.

Furthermore, I the said Hugh Smith do hereby constitute & appoint the said Comfort Horton, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of either of the aforenamed Four promissory Notes, or of the Interest due thereon (in case the same remains due and unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the

public Newspapers printed in the City of Providence, the Premises aforesaid. And for me in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same so as to vest in said purchaser or purchasers a Good & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney & Attorneys, Full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed Four promissory Notes & secured by this Deed, Accounting for the Overplus sums of Money that shall be over & above the amount aforesaid, hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In Witness whereof, We have hereunto set our hands & seals, in this Thirteenth day of September A.D. One Thousand Eight Hundred Fifty one. (1851)

Signed, sealed & delivered in presence of
Nath[l] Searle
Charles Horton
Lucius Horton.

Hugh Smith. (L.S.)
Mrs Smith, mark × (L.S.)

County of Providence ss. In the City of Providence on this 13th day of September A.D. 1851. Then personally appeared the above named Hugh Smith before me, & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nath[l] Searle, Justice of the Peace

Recorded Sept 16. 1851, at 2. 10 o'clk P.M.

Witness Albert Pabodie City Clk

Providence ss. In the City of Providence on this 11 day of Dec[r] A.D 1852 Then the above named Comfort Horton acknowledged the preceding discharge by him signed to be his free act & deed

Nathaniel Searle
Justice of the Peace

Recorded Discharge December 11th 1852 at 3.25 o'clock pm. Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

22

I Harvey F Payton of the City and County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Harvey F Payton for and in consideration of the sum of Fourteen Hundred Fifty Dollars, to me in hand, before the ensealing hereof, well and truly paid by Barney Mc Claflin of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Barney Mc Claflin his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Barney Mc Claflin his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements that are now erected or that may hereafter be erected thereon, situate on the Westerly side of Back Street, in the Northerly part of said City of Providence & bounded & described as follows Viz; Easterly by said Back Street on which said Street it measures Thirty six feet, Excluding the width of Thirty six feet from front to rear, extends back Westerly One hundred & twenty one feet to Land of J & JG Metcalf, bounded Northerly by other Land of this Grantor, Southerly by Land of Dennis Rafferty & Westerly by Land of J & J.G. Metcalf. Said Back Street being considered as Thirty three feet wide. Being the same Estate that was conveyed to this Grantor by Deed from Edwin A Bush dated August 29th A.D 1851. Reference to said Deed being had. 124 245

And I, Eliza J Payton, Wife of the said Harvey F Payton, for and in consideration of the aforenamed sum of Money paid my said Husband, do hereby Release, Release and forever Quitclaim to the said Barney Mc Claflin, and to his Heirs & Assigns forever, All my Right of Dower and Power of Thirds, in and to the aforedescribed Premises.

I hereby cancel & discharge this Mortgage
Witness my hand & Seal March 18 1856
Witness
Barney Mc Claflin (L.S.)
In presence of
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Barney Mc Claflin his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Harvey F Payton for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Barney Mc Claflin his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Barney Mc Claflin his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Harvey F Payton for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Barney Mc Claflin his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Harvey F Payton have made and executed my three certain promissory Notes, all having even date with this Deed & all payable to the said Barney M Claflin, or order, as follows. Viz; One Note for the sum of Four hundred & eighty Four Dollars, payable in Two years after date, with Interest payable semi annually; One other Note for the sum of Four hundred & eighty three Dollars, payable in Three years after date with Interest payable semi annually, and one other Note for the sum of Four hundred & eighty three Dollars, payable in Four years after date with Interest payable semi annually. Now Therefore, if I the said Harvey F Payton, or my Heirs, Executors, Administrators, or any other person for me, shall well & truly pay or cause to be paid to the said Barney M Claflin, or to his Heirs or Assigns, the aforenamed Three promissory Notes, together with the Interest thereon, according to the tenor of said Notes, then this Deed shall be Null & Void, Otherwise to be & remain in full force and virtue. Furthermore, I the said Harvey F Payton do hereby constitute & appoint the said Barney M Claflin, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the Expiration of the day of payment of either of the aforenamed promissory Notes, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale

in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a fee & absolute Estate in fee simple, in & the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of and from the purchaser or purchasers thereof, the amount the same shall have been sold for: & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed Three promissory Note & secured by this Deed. Accounting to me for the sums of Money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, this Twenty ninth day of August A.D. One Thousand, Eight Hundred and fifty one. (1851)

Signed, sealed and delivered in presence of Nathaniel Searle :

Harvey F. Payton. (D)

Eliza J. Payton. (D)

County of Providence ss. In the City of Providence on this 9th day of September A.D. 1851. Then personally appeared the above named Harvey F. Payton before me & acknowledged the preceding Instrument by him signed, to be his free Act & Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Sept 16. 1851 at 4. 35 o'clk P.M.

Witness Albert Pabodie
City Clk

To all People to whom these Presents shall come.

We Samuel Dexter and Almira J Dexter, of the City of Providence

Send Greeting. Know Ye, That We the said Samuel & Almira J. for and in consideration of the sum of Ten Thousand Dollars, to us in hand, before the ensealing hereof, well and truly paid by The Providence Institution for Savings, an Institution legally incorporated by the State of Rhode Island, and doing business in said City of Providence

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge the said Institution & Successors & Assigns Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Providence Institution for Savings their Heirs and Assigns forever,

One certain Lot of Land called Almira as the Seven Stars owned by the late James Tenner, situate on North Main Street, on which it measures One hundred & Six feet, & extending back to Benefit Street, on the North line of said Lot measuring Three hundred & Six feet, thence running Southerly on said Benefit Street, Forty nine feet, thence running Westerly One hundred twenty six ft. feet until it strikes the Northwest corner of a Lot of land lately set off to Ellen D. Blackmore (late Ellen D. Mallett) thence running Southerly about thirty three feet until it strikes the Lot lately set off to James D. Mallett, from which point the width of said granted premises is increased to about One hundred feet until it strikes said North Main Street, on the East side of Market Square, which is the Western Boundary thereof. Or however bounded & described it is the Lot of land inherited by the said Almira J. Dexter, One of the Grantors, from her Father, James Tenner, late of said Providence, deceased, and which was set off to her in an action of partition returnable at the Court of Common Pleas, at the May term thereof, as by the Records of said Court will more fully appear, as more as by the Report of the Commissioners appointed by said Court & the recorded Plat thereof, made by Schubaeth & Haines on the Thirtieth day of April 1849, and recorded in the City Clerks Office in said City. Reference being had to the Records of said Court and to said Plat for a more particular description of the boundaries and the Grantors title to said Premises.

We hereby cancel and discharge this Mortgage Deed
Witness our hand & seal this 7 day of Sept 1860
In presence of } Providence Inst for Savings (L.S.)
H. Cushing } J. C. Stimpson Cash for Savings
Recorded Sept 7. 1860 Samuel M. Brown City Clerk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Institution for Savings & their Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And We the said Samuel & Almira J. for themselves their Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owners of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in all good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings & their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Samuel & Almira J. for ourselves Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to the said Providence Institution for Savings & their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always, and this Deed is upon this express condition, That whereas We the said Samuel & Almira J. have this day made & executed our certain Negotiable promissory Note, bearing even date with these Presents, & made payable to the Providence Institution for Savings, or order, in One year from the date thereof, with Interest payable semi annually in advance, for the sum of Ten Thousand Dollars, at the Office of the Treasurer of said Institution. Now therefore, if We, the aforenamed Samuel & Almira J. Dexter or our Heirs, Executors or Administrators, or any person for us or them, shall well & truly pay or cause to be paid, the aforenamed Note, at the maturity thereof, together with the Interest thereon according to the tenor thereof, then this Deed to be void, or otherwise to be & remain in full force & virtue & effect. And furthermore, We, the said Samuel & Almira J. Dexter do hereby constitute & appoint the aforenamed Providence Institution for Savings or their Assigns, our true & lawful Attorney or Attorneys, irrevocable, with full power of revocation & substitution, for us & in our Names, or in their Name or Names, at any time in case default shall be made in the payment of said Note, or the semi annual Interest thereon, & such default shall continue for the term of ten days, to sell at Public Auction, the Premises aforesaid, they first giving (after the expiration of said term of ten days) twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, And in our Name, or in their Names, to make, execute, seal & acknowledge & deliver to the purchaser thereof, a good & sufficient Deed of said

Premises, so as to vest in said purchaser a full and absolute Estate in fee simple therein, on the sale thereof, hereby giving & granting unto our said Attorney or Attorneys, full power & authority to adjourn said sale from time to time, and We do hereby authorize our said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, and after the payment of all the expenses incident to said sale, to apply & appropriate the residue thereof to the payment of the amount due on said Note, hereby secured, hereby declaring that in case of a sale for the nonpayment of said semi annual Interest, the principal sum of said Note shall be deemed to be due & payable on the day of such sale, and accounting to us, our Heirs & Assigns, for all sums of Money over & above the amount thereof, We hereby ratifying & approving & confirming such sale as may be made or caused to be made by virtue hereof.

And Furthermore, it is agreed by and between the parties hereto, that the Grantor shall & will keep & maintain Insurance upon said Store in a sum not less than Two Thousand Dollars & assign the policy or policies of Insurance to the Grantee, and in case of default it shall be lawful for the Grantee, their Successors or Assigns to effect such Insurance & the premiums paid for effecting the same, shall be a lien upon said mortgaged premises, & added to the amount of said Note & secured by these Presents.

In Witness whereof, We have hereunto set our hands and seals, this Twelfth day of September Eighteen hundred fifty one.

Signed sealed & delivered in presence of
Wm Knowles
Newton Dexter

Samuel Dexter. (L.S.)
Almira J. Dexter. (L.S.)

Providence Sc. In the City of Providence this 12th day of September A.D. 1851. personally came Saml Dexter, Subscriber to the above written Deed, & acknowledged the same to be his free & voluntary Act, and at the same time came Almira J Dexter, Wife of the said Saml, & being by me examined, privily & apart from her said husband & the aforewritten Deed being shown & explained to her by me, she did acknowledge the same to be her free & voluntary Act, which she did not wish to annul or retract.

Before me Wm Knowles
Just of the Peace.

Recorded Sept 19. 1851, at 2.25 o'clk P. M.

Witness Albert Pabodie City Clk

To all People to whom these Presents shall come.

24

I Avery McHorton, of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Avery McHorton for and in consideration of the sum of Four hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Avery Pettis of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Avery Pettis his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Avery Pettis his Heirs and Assigns forever,

A certain Lot of Land, with all the Buildings and Improvements thereon, situate in the Northwesterly part of said City of Providence & is laid out & described as Lot No 23 Twenty three on a Plat of House Lots formerly belonging to George Mercher & recorded in the Land Records of said City of Providence, in Book of Plats No 3. page 62.

Being a Lot of Land conveyed to this Grantor in a Deed from George M Cracker, dated June 10th A.D. 1847. & recorded in the Land Records of said City of Providence, in Book 107. page 62. Reference to said Deed being made.

[redacted]

Having received payment of the Note herein secured & thereby cancelled & discharged this mortgage Deed.
Witness my hand & seal this 31. day of July A.D. 1854.
In presence of
J. N. Williamson
Avery Pettis (L.S.)

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Avery Pettis his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Avery McHorton for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Avery Pettis his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Avery Pettis his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Avery McHorton for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Avery Pettis his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Avery McHorton have made and executed my certain promissory Note, bearing even date with this Deed, for the sum of Four hundred Dollars payable to the said Avery Pettis, or order, in One year after date with Interest payable semi annually. Now therefore, if I the said Avery McHorton or my Heirs, Executors, Administrators or any other person for me or them, shall truly & truly pay or cause to be paid, to the said Avery Pettis, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null and Void, otherwise to be & remain in full force and virtue. Furthermore, I the said Avery McHorton do hereby constitute & appoint the said Avery Pettis, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due and unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid. And for me & in my Name or in his or their Name or Names to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the

same to as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in and to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys, full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of money due on said Note & secured by this Deed, Accounting to me for all sums of Money that shall be over & above the amount aforesaid and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof, I have hereunto set my hand & seal, in this Twenty second day of September A.D. One Thousand Eight Hundred and fifty one. (1851)

Signed sealed and delivered
in presence of
Nathaniel Searle

Avery M. Morton. (L.S.)

County of Providence ss. In the City of Providence on this 22 day of September A.D. 1851.
Then personally appeared the above named Avery M. Morton before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Sept 23. 1851 at 1.50 o'clk P.M.

Witness "Mortgage" "of Money" interlined

Albert Pabodie City Clk

Leaving received full payment & Surety cancel this Mortgage Deed
Witness my hand & seal of Office January 7. 1854
John M. King
Witness
E. Williams

To all People to whom these Presents shall come.

25

I, Edward P. Knowles of the City & County of Providence and State of Rhode Island, Esq

Send Greeting. Know Ye, That I the said Edward P. Knowles for and in consideration of the sum of Fifteen Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by John M. King, of Johnston, in the County of Providence and State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John M. King his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said John M. King his Heirs and Assigns forever,

A Lot of Land, situate in the Northerly part of said City of Providence (with a Dwelling House & other Improvements thereon,) & bounded & described as follows Viz: it fronts Easterly on North Main Street, on which it measures Forty feet, & holding the width of Forty feet, runs Westerly One hundred & sixty six feet, more or less to Vermont Street, & bounded Northerly on other Lands of the Grantor, Westerly on Vermont Street & Southerly on Stephen Manton's Lands.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John M. King his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Edward P. Knowles for me my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John M. King his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John M. King his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Edward P. Knowles for me & for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John M. King his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the preceding Deed is, that if I the said Edward P. Knowles, my Heirs, Executors or Administrators shall pay or cause to be paid to said John M. King, his Heirs, Executors, Administrators or Assigns, the sum of Fifteen hundred Dollars, in One year from the date of this Deed, with Interest on the same annually, till paid, then the preceding Deed & also a certain Note, bearing even date herewith given by me to said John M. King, for the sum aforesaid, payable as aforesaid, shall be void, otherwise shall remain in full force.

Furthermore I, said Edward P. Knowles, for myself, my Heirs, Executors & Administrators, do hereby constitute & appoint him, said John M. King, his Heirs, Executors, Administrators & Assigns, my lawful Attorney & Attornies, irrevocable, with full power of substitution & revocation for me in my stead & in my Name, or his or their own names, at any time after said Note shall become due & remain unpaid, (whether I am alive or dead) to sell at public Auction, first giving three weeks notice of such sale in one of the public Newspapers printed in said City, the Premises aforesaid. And for me & in my Name, or his or their Names to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, as to vest in said purchaser or purchasers a full & absolute Estate in fee simple in the premises. And on sale of said premises I do authorize my said Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, out of the proceeds, first to pay all the expenses attending the sale, & the

balance to the payment of whatever may be due on said Note and Interest, paying over to me or my legal Representatives the surplus if any shall remain after the payments aforesaid, hereby ratifying & confirming all Acts legally done by my said Attorney or Attornies in the premises, and granting them, all my authority therein.

In testimony whereof, I have hereunto set my hand & seal, this Twenty fourth day of September A.D. Eighteen Hundred and Fifty-One.

Signed, Sealed and delivered
in presence of
Albert Pabodie

Edward P. Knowles. (L.S.)

Providence Sc. In the City of Providence Sept 24th 1851

Then personally appeared before me, Edward P Knowles, and acknowledged the preceding Instrument by him signed, to be his free Act and Deed

Albert Pabodie, City Clk.

Recorded Sept 24. 1851, at 10 o'clk A.M.

Witness

Albert Pabodie
City Clk

26

To all People to whom these Presents shall come.

We Roswell R Richard & Chloe B Richard, Wife of the said Roswell R Richard, both of the City and County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That We the said Roswell R Richard & Chloe B Richard for and in consideration of the sum of Three Hundred Fifty Dollars, to us in hand, before the ensealing hereof, well and truly paid by The Warwick Institution for Savings, an Institution legally Incorporated by the Legislature of said State, and established and doing business in the Town of Warwick, in the County of Kent, in said State.

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Warwick Institution for Savings, their successors ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Warwick Institution for Savings their Successors ~~Heirs~~ and Assigns forever,

& Assigns

One Lot of Land with a Dwelling House & Buildings and Improvements thereon, situate on the Southwesterly corner of Elm and Chesnut Street, in the Southwesterly part of said City of Providence, & is bounded Northerly by said Elm Street, Easterly by said Chesnut Street, Southerly by Lands of Thomas Jackson & others, & Westerly by Lands of Samuel Kilbert & others.

Being the Homestead Estate of the late Isaac Hodges, deceased & measures Fifty five feet on the North & South lines, and One Hundred feet on the East & West lines.

Leaving one piece [illegible] the Westerly corner thereof conveyed by Mortgage deed to Samuel Kilbert dated Sept 1851 & recorded in Book 83 & Page 165

Witness my hand & seal this 24th day of Sept A.D. 1851
In presence of
Geo. Williams

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Warwick Institution for Savings, their successors ~~Heirs~~ and Assigns, forever, to them and their only proper use, benefit and behoof forever. And We the said Roswell R Richard & Chloe B Richard for ourselves & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Warwick Institution for Savings their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Warwick Institution for Savings their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Roswell R Richard & Chloe B Richard for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Warwick Institution for Savings their Successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always & this Deed is upon this express Condition, That Whereas the aforenamed Roswell R Richard has this day made & executed his certain Negotiable promissory Note, bearing even date herewith & made payable to the Warwick Institution for Savings, or order, in One year from date, with Interest payable semi annually, for the sum of Three hundred & fifty Dollars, at the Bank of North America, Providence.

Now The Condition of this Deed is such, if the aforenamed Roswell R Richard, or his Heirs, Executors or Administrators or any other person for him or them, shall well & truely pay or cause to be paid, the aforenamed Note, at its maturity, together with the Interest thereon, according to the tenor thereof, then this Deed is to be void, but otherwise to be & remain in full force and effect.

And Furthermore, We, the aforenamed Roswell R Richard & Chloe B Richard, Wife of the said Roswell R Richard, do hereby constitute & appoint the aforenamed Warwick Institution for Savings, their Successors & Assigns, our true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & execution, for us & in our Name, or in their Name or Names, at any time in case default shall be made in the payment of said Note or of the semi annual Interest thereon, & such default shall continue for the term of ten days to sell at Public Auction, the Premises aforesaid, they first giving, (after the expiration of said term of ten days) Twenty days notice of such Sale in some one of the Public Newspapers printed in said City of Providence, and in our Name or in their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good and

sufficient Deed of said premises, so as to vest in such purchaser or purchasers a full & perfect Title to said premises, and on Sale thereof, (hereby giving & granting unto our said Attorney or Attorneys, full power & authority to adjourn said sale from time to time) I do authorize our said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such Sale, to apply & appropriate the residue thereof to the payment of the amount due on said Note hereby secured, (hereby declaring that in case of a Sale for the non-payment of said semi annual Interest, the principal sum of said Note shall be deemed to be due & payable on the day of such sale) and accounting to the said Chloe D Richard, her Heirs & Assigns for all sums over & above the amount aforesaid thereof. We hereby ratifying & confirming such sale as may be made ~~by virtue hereof~~ or caused to be made by virtue hereof. And furthermore, it is agreed by & between the parties hereto, that the Grantors shall & will keep & maintain Insurance upon said Dwelling House & other Buildings, in a sum not less than Fifteen Hundred Dollars & assign the policy of such Insurance to the Grantees as further security for the payment of said Note: and in default thereof, it shall be lawful for the Grantees to effect such Insurance & the premium & premiums paid for effecting the same, shall be a lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents.

In testimony whereof, We have hereunto set our hands & seals this Twelfth day of September, in the Year of our Lord, One Thousand Eight Hundred and Fifty One. (1851)

The words "Heirs, Executors & Administrators." being erased, & the word "Heirs," being also erased in five other places before signing.

Signed, Sealed and delivered in presence of Henry Martin — Roswell R. Richard. (L.S.) — Chloe D. Richard. (L.S.)

Providence County SS. In Providence, this Twentieth day of September A.D. 1851.

Then Roswell R Richard personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free Act & Deed. And at the same place & time, Chloe D Richard, Wife of the aforenamed Roswell R Richard, also appeared before me & being by me examined privily and apart from her said husband & having the preceding Instrument shown & explained to her by me, she acknowledged the same to be her free Act and Deed, & at the same time declared to me, that she did not wish to retract the same.

Henry Martin
Justice of the Peace

Recorded Sept 24, 1851, at 3.35 o'clk P.M.

Witness: "aforesaid" "by virtue hereof" erased by — Albert Pabodie, City Clerk

To all People to whom these Presents shall come.

27

I Alonzo Chase of the City and County of Providence, and State of Rhode Island

Send Greeting. Know Ye, That I the said Alonzo Chase for and in consideration of the sum of Nine Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by John McKing, of Johnston, in the County and State aforesaid,

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John McKing his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said John McKing his Heirs and Assigns forever,

All the Lot of Land, with the Dwelling House & other Improvements thereon, situate in said Providence & described as follows; Beginning at the corner of State & Field Streets (or by whatever name the latter may be called) & running Southerly on the East line of State Street, Forty feet, thence Easterly at Right Angles with State Street, One hundred feet, thence Northerly parallel with State Street, Forty feet to Field Street, thence Westerly on the Southerly line of Field Street, One hundred feet, to the place of beginning.

And I Elizabeth H Chase, Wife of the above named Alonzo Chase, in consideration of said sum of Money paid my said husband, do hereby Release & Quitclaim to him, said John Mc King, his Heirs and Assigns forever, All my Right of Dower, and Power of Thirds, in and to the aforedescribed and granted Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John McKing his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Alonzo Chase for me my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John McKing his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John McKing his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, for me I the said Alonzo Chase my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John McKing his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The Condition of the aforegoing Deed is, That if I said Alonzo Chase, my Heirs, Executors or Administrators shall pay to said John McKing, his Heirs, Executors Administrators or Assigns, the sum of Nine hundred Dollars, in one year from the date of this Deed with Interest on the same till paid, then the aforegoing Deed as also a certain Note, bearing even date herewith, given by me to said John McKing, for the sum aforesaid & payable as aforesaid shall be void, otherwise shall remain in full force. Furthermore, I the said Alonzo Chase, for myself, my Heirs, Executors & Administrators, hereby constitute & appoint said John McKing, his Heirs, Executors, administrators & Assigns, my true lawful Attorney or Attornies, irrevocable, for me & in my stead & me my Name, or in his or their own Names, & whether I am alive or dead, to sell at public Auction, first giving three weeks notice in some public Newspaper printed in said Providence, after breach of Condition hereof & before such sale of said premises aforesaid, of such intended sale, and on sale thereof, to execute, seal & deliver to the purchaser or purchasers thereof, & in my Name or his or their Names, a good & sufficient Deed or Deeds of the Premises aforesaid, to vest in the purchaser or purchasers a good & sufficient & absolute Estate in fee simple, & to receive the amount the premises shall be sold for, & out of the proceeds of such sale, to pay whatever shall be due on said Note & Interest & the necessary Expenses of said sale, paying over to me or my legal Representatives, the surplus, if any shall remain, after

praying as aforesaid, hereby ratifying and confirming all that said Attorney or Attornies shall lawfully do in the premises granting them all my power and authority herein.

In Witness whereof We have hereunto set our hands and seals, this Twenty Fifth day of September A.D. Eighteen hundred and Fifty One.

Signed, Sealed and delivered in presence of
Albert Pabodie

Alonzo Chase. (L.S.)
Elizabeth H. Chase. (L.S.)

Providence Ss. In the City of Providence this 25th day of September 1851.
Then personally appeared Alonzo Chase & acknowledged the within Instrument by him signed, to be his free Act and Deed. Before me Albert Pabodie
City Clerk.

Recorded Sept 25. 1851 at 3.20 o'clk P.M.

Witness. Albert Pabodie City Clk

To all People to whom these Presents shall come.

25

I Mary Mahy of Providence, County of Providence and State of Rhode Island
Send Greeting. Know Ye, That I the said Mary Mahy of Providence, County & State aforesaid for and in consideration of the sum of One hundred & twenty five Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Peleg S Sherman, of Providence, in the State of Rhode Island

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge from the said Peleg S Sherman his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Peleg S Sherman his Heirs and Assigns forever,

A certain Lot of Land, situated in the Southeasterly part of said City of Providence, & is laide out and discribed as Lot (39½) Three Hundred ninety four on a Plat of the "West Elmes Estate" belonging to the Heirs of the late Hon James Fenner, and platted July 14 A.D. 1847 by Atwater & Schelbarth, which said Plat is on Record in the City Clerks Office in said City of Providence, in Book of Plats No 2. page 19.

Reference to said Plat being had.

Having received payment in full for the note within mentioned I do hereby cancel and discharge this Mortgage Deed. Witness my hand & Seal Sept 19. 1854
In presence of
Albert Pabodie

Peleg S Sherman

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Peleg S Sherman his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Mary Mahy for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Peleg S Sherman his Heirs and Assigns, that at and before the ensealing hereof that I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Peleg S Sherman his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Mary Mahy for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Peleg S Sherman his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Nevertheless, that if the said Mary Mahy, her Heirs, Executors, Administrators or Assigns, shall pay unto the said Peleg S Sherman, his Executors, Administrators or Assigns, the sum of One hundred & twenty five Dollars, in One year from the date hereof, when this Deed, as also a certain promissory Note, bearing even date with these Presents, given by the said Mary Mahy to the said Peleg S Sherman, whereby she promises to pay the said sum at the time aforesaid, with Interest, at the rate of Six per centum, shall both be void, to all intents & purposes, otherwise shall remain in full force & virtue:

In testimony whereof, I have hereunto set my hand & seal, this Twenty Fifth day of September, in the Year of our Lord, One Thousand, Eight Hundred and Fifty One.

Signed, sealed & delivered in presence of
Thomas H. King.

Mary her X mark Mahy. (L.S.)

Providence Ss. North Providence Sept 26. 1851. Then personally appeared Mary Mahy & acknowledged the above Conveyance by her signed, to be her free Act and Deed.

Before me Thomas H. King
Justice of the Peace.

Recorded Sept 27. 1851 at 11 o'clk A.M.

Witness Albert Pabodie City Clk

To all People to whom these Presents shall come. 29

I Harrison G. Macumber of the City and County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Harrison G. Macumber for and in consideration of the sum of Four Hundred Dollars, to me in hand, before the unsealing hereof, well and truly paid by Charles Mc Stone of said City of Providence the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Charles Mc Stone his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Charles Mc Stone his Heirs and Assigns forever,

The undivided half part of a certain Lot of Land, situate on the Southerly side of Carpenter Street in said City of Providence, bounding Northerly on said Carpenter Street, Westerly on Land of Samuel & Darfee, Southerly on Land of Amos Tree & Easterly on Land of Nathan Mowry, & a Gangway, together with the privilege of drawing Water from the Well, standing on the dividing line, between said Lot & said Mowrys Land & said Gangway, together with the following described part of the Dwelling House standing on the front part of said Lot, to wit: All the second story of said House, with the Northerly part of the Garrett as now partitioned off, the Westerly part of the Cellar as now partitioned off: also an equal privilege in the outside Cellar Door & Entry in the Cellar: also an equal privilege in the back stairs & entries from Cellar to Garrets: also an equal privilege in the front Door & Entry & all the front stairs

Being the premises conveyed to this Grantor by Deed from Richard & Rounds, dated January 2, 1849. Reference to said Deed being had. 118 127

Having received payment in full for the within named, I do hereby cancel and discharge this Mortgage and Bond. Witness my hand & seal August 9 1854 Charles M. Stone

Witness Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Charles Mc Stone his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Harrison G. Macumber for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Charles Mc Stone his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Charles Mc Stone his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Harrison G Macumber in myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Charles Mc Stone his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Ellen Macumber, Wife of the said Harrison G Macumber, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release forever Quitclaim to the said Charles M Stone, & to his Heirs & Assigns, all my Right of Dower & Power of Thirds, in and to the aforedescribed Premises

The preceding Deed is upon this condition, For that whereas I the said Harrison G. Macumber have made and executed my certain promissory Note, bearing even date with this Deed, for the sum of Four hundred Dollars payable to the said Charles Mc Stone, or order in One year after date, with Interest, payable semi annually Now therefore, if I the said Harrison G Macumber, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Charles Mc Stone, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue. Furthermore I the said Harrison G Macumber do hereby constitute & appoint the said Charles M Stone, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence,

the Premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in and to the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said Sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for; & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on said Note, and secured by this Deed. Accounting to me for all sums of money that shall be over & above the amount aforesaid, and hereby Ratifying and Confirming such Sale as may be made by my said Attorney & Attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this Twenty Fifth day of September A.D. One Thousand Eight hundred and Fifty One. (1851)

Signed sealed & delivered in presence of
Nathaniel Searle

Harrison G. Macomber. (L.S.)
Chloe Macomber. (L.S.)

County of Providence ss. In the City of Providence on this 27th day of September A.D. 1851

Then personally appeared the above named Harrison G. Macomber before me & acknowledged the preceding Instrument by him signed, to be his free act & Deede

Nathaniel Searle
Justice of the Peace.

Recorded Sept 27. 1851 at 4½ o'clk P.M.

Witness "of money" mentioned — Albert Pabodie City Clk

To all People to whom these Presents shall come.

30

I John W Freeman of the City and County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said John W Freeman for and in consideration of the sum of Twelve hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Benevolent Congregational Society, a Corporation located in said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge the said Benevolent Congregational Society their successors & assigns ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto the said Benevolent Congregational Society their successors ~~Heirs~~ and Assigns forever,

Three certain Lots of Land, all situate in the Westerly part of said City of Providence & are laid out & described as Lots Numbers (17) Seventeen (18) Eighteen & (19) Nineteen, on a Plat of House Lots belonging to the said Benevolent Congregational Society, surveyed & platted January 1849. by Bushing & Walling & recorded in the Land Records of said City of Providence in Book of Plats No 3. page 20. Being the same Three Lots of Land that now conveyed to this Grantor by Deed from the said Benevolent Congregational Society, dated January June 25th 1851.

Reference to said Deed being made.

And I Mercy Freeman, Wife of the said John W Freeman, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release and forever Quitclaim to the said Benevolent Congregational Society, and to their Successors and Assigns, all my Right of Dower and Dower of Thirds, in and to the aforedescribed Premises.

Providence Dec 15 1854 Having received payment in full for the debt mentioned to be secured by the within Mortgage, I hereby cancel and discharge the same

Witness Edward Carr

Recorded December 15 1854

Witness Albert Pabodie City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to the said Benevolent Congregational Society their Successors ~~Heirs~~ and Assigns, forever, to them and to their only proper use, benefit and behoof forever. And I the said John W Freeman for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Benevolent Congregational Society their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Benevolent Congregational Society their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John W Freeman for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to the said Benevolent Congregational Society, their Successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, That whereas I the said John W Freeman have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Twelve hundred Dollars payable to the said Benevolent Congregational Society, or order, in Three years after date, with Interest, payable semi annually. Now therefore, if I the said John W Freeman, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Benevolent Congregational Society or to their Successors or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & Void, otherwise to be & remain in full force and virtue. Furthermore, I the said John W Freeman do hereby constitute & appoint the said Benevolent Congregational Society, their Successors & Assigns, my true & lawful Attorney & Attorneys irrevocable, with full power of substitution & of execution, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons, who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney and

Attorneys full power and authority to adjourn and continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys, to receive of & from the purchaser or purchasers thereof the amount the same shall have been sold for, & on receipt thereof to apply & appropriate the same, to the payment of all the expenses attending such sale, & to the payment of the sums of money due on said Note & secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid, hereby ratifying & confirming such sale as may be made by my said Attorney or Attornies, for the purposes aforesaid.

In Testimony whereof, I have hereunto set my hands and seals, in this Twenty fifth day of June A.D. One Thousand, Eight hundred fifty one. (1851)

Signed, sealed and delivered in presence of Nathaniel Searle

John W. Freeman. (L.S.)

Mary Freeman. (L.S.)

County of Providence Sc. In the City of Providence on this 29th day of September A.D. 1851. Then personally appeared the above named John W. Freeman & before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Sept 30. 1851, at 9 1/4 o'clk A. M.

Witness

Albert Pabodie
City Clk

Know all men by these Presents

That We, the Benevolent Congregational Society, the Mortgagees named in the foregoing Deed, for & in consideration of the sum of Twelve hundred Dollars to us paid by Julia A Bullock, of the City of Providence, the receipt whereof We do hereby acknowledge, do hereby sell, assign, transfer & set over to the said Julia Bullock her Heirs, Executors, Administrators & Assigns, all our title & interest in & to the aforedescribed Mortgaged premises & in & to the Note secured thereby. To Have & to Hold the same to her the said Julia Bullock, her Heirs, Executors, Administrators & Assigns forever.

In testimony whereof, We have hereunto caused our seal to be affixed & the name of our Treasurer, Richard E. Hamlin, for this purpose authorized, to be signed, this Eighth day of December A.D. 1851.

Signed sealed & delivered in presence of Saml W. Peckham.

Rich.d E. Hamlin. Treas. (L.S.)

Providence Sc. In the City of Providence this 8th day of December A.D. 1851. Then personally appeared before me Richard E. Hamlin, Treasurer of the Benevolent Congregational Society & acknowledged the preceding Transfer by him signed, in his said capacity, to be his free act & Deed.

Saml W. Peckham, Justice of the Peace.

Recorded Dec 9. 1851. at 12.25 o'clk P. M.

Witness

Albert Pabodie
City Clk

Having received payment in full for the Note within mentioned, I do hereby cancel & discharge the Mortgage Deed therein mentioned & release the Premises therein described to the Mortgagor.

Dec 8th 1854

In presence of J. C. Albert Pabodie

To all People to whom these Presents shall come.

31

I John W Freeman of the City and County of Providence, in the State of Rhode Island Send Greeting. Know Ye, That I the said John W Freeman for and in consideration of the sum of Three Hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by Thomas E. Hartshorn, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Thomas E Hartshorn his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Thomas E Hartshorn his Heirs and Assigns forever,

A certain Lot of Land situate in the Westerly part of said City of Providence & is laid out & described as Lot No (10) Ten, on a Plat of House Lots belonging to the Benevolent Congregational Society, surveyed & platted January 1849 by Cushing & Walling, & recorded in the Land Records of said City of Providence in Book of Plats No 3 page 80. Being the same Lot of Land that was conveyed to this Grantor by Deed from the said Grantee, dated June 25th A.D. 1851. Reference to said Deed being had.

And I, Mary Freeman, Wife of the said John W Freeman, for & in consideration of the aforenamed sum of money paid my said husband, do hereby Remise, Release and Forever Quitclaim to the said Thomas E Hartshorn, and his Heirs and Assigns forever, all my Right of Dower and Power of Thirds, in & to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Thomas E Hartshorn his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said John W Freeman for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Thomas E Hartshorn his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Thomas E Hartshorn his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John W Freeman for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Thomas E Hartshorn his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The foregoing Instrument is upon this condition, To that whereas I the said John W Freeman have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Three hundred Dollars payable to the said Thomas E Hartshorn, or order, in Three years after date, with Interest payable semi annually. Now Therefore, if I the said John W Freeman, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, to the said Thomas E Hartshorn, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue. Furthermore, I the said John W Freeman, do hereby constitute & appoint the said Thomas E Hartshorn, his Executors, Administrators & Assigns, my true lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid. And for me & in my Name, or in his or their Name or Names to make, execute seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate

in fee simple, in & to the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same, to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed promissory Note & secured by this Deed, Accounting to me for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying and confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals this Twenty fifth day of June A.D. One Thousand Eight hundred & fifty one. (1851)

Signed sealed and delivered
in presence of
Nathaniel Searle

John W. Freeman. (Seal)

Mary Freeman. (Seal)

County of Providence, Sc. In the City of Providence on this 30 day of June A.D. 1851.
Then personally appeared the above named John W. Freeman before me & acknowledged the preceding Instrument by him signed to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded Sept 30. 1851. at 9 1/4 oclk A.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

32

I Oliver H.P. James of the City and County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said Oliver H.P. James for and in consideration of the sum of Thirteen hundred fifty Dollars in hand, before the ensealing hereof, well and truly paid by Samuel James, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Samuel James his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Samuel James his Heirs and Assigns forever,

Thirty five and a half Fifty fourth parts of the Homestead of my Grandfather, the late Samuel James, which said Estate is situated on the Northwesterly side of Broad Street in said City of Providence, and bounded Southerly by Broad Street, Easterly by the Arcade Estate, Northerly by Lands of the Heirs of Cyprus Butler & Westerly by the Heirs of Walter Harding.

Having received satisfaction for the Note within named, I do hereby cancel and discharge this Mortgage Deed, Witness my hand and seal February 24 1852
In presence of
Albert Pabodie

Samuel James

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Samuel James his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Oliver H.P. James for myself Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Samuel James his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Samuel James his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Oliver H.P. James for myself & my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Samuel James his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always and this Deed is upon this express Condition, That Whereas the aforenamed Oliver H.P. James, has this day made and executed his certain Negotiable promissory Note, for the sum of Thirteen Hundred and fifty Dollars, and which said Note has been at his request and for his accommodation, guaranteed by him the said Samuel James

Now Therefore if the aforenamed Oliver H.P. James, or his Heirs, Executors or Administrators, or any other person for him or them, shall well and truly pay or cause to be paid, the aforenamed Note, at the maturity thereof, and also all such other Notes as may at any time within the term of three years from the date hereof, be made and executed by him the aforenamed Oliver H.P. James, and which shall be at his request or for his accommodation, indorsed or guaranteed by him the said Samuel James, and shall also at all times forever hereafter indemnify and save him the said Samuel James, his Heirs, Executors and Administrators, harmless of and from all loss or damage, Interest or Costs and Expenses arising from, out of or by reason of any such Endorsement or Guaranty as aforesaid, then this Deed is to be void, but otherwise to be & remain in full force and effect.

In testimony whereof, I have hereunto set my hand and seal this Thirtieth day of September, in the year of our Lord, One Thousand Eight hundred Fifty one (1851)

Signed sealed & delivered
in presence of
Charles McKenny

Oliver H.P. James.

Providence County, SS. In Providence this Thirtieth day of September A.D. 1851

Then Oliver H.P. James personally appeared before me & acknowledged the foregoing Instrument by him signed, to be his free act & deed

Henry Mowatt
Justice of the Peace.

Recorded Sept 30. 1851 at 3.20 o'clk P.M.

Witness

Albert Pabodie
City Clerk

Having use of this Copy, I hereby enter a Release of this Mortgage Deed
Providence Sept 24 1863
Wm B. Hennessey

In presence of
C.A. Williamson

33

To all People to whom these Presents shall come.

We. Michael Fanning & Betsey Fanning Wife of the said Michel Fanning both of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That We the said Michel & Betsey Fanning for and in consideration of the sum of Fourteen hundred & sixty Dollars. to us in hand, before the unsealing hereof, well and truly paid by John B. Hennessy, of said City of Providence

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John B Hennessy his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said John B. Hennessy his Heirs and Assigns forever,

A certain Lot of Land, with all the Buildings & Improvements thereon, situate on the corner of Broad & Snow Streets, in said City of Providence, & bounded & described as follows Viz: Fronting on Broad Street, wherein it measures Twenty feet & bounds back on Snow Street, about One hundred four feet. Bounded Northerly on Land formerly belonging to Christopher Hill. Northeasterly on Land formerly of said Hill & Land formerly belonging to Elizabeth Tucker. & Westerly by said Snow Street.

Being the same Estate that was conveyed to the said Betsey Fanning, by Deed from William A Potter & Wife, dated September 22. A.D. 1851.

Reference to said Deed being had.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John B Hennessy his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Michel Fanning & Betsey Fanning for ourselves & for our Heirs, Executors and Administrators, do covenant promise and grant to and with the said John B Hennessy his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owners of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John B Hennessy his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John B Hennessy his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas the said Michel Fanning has made & executed his certain promissory Note, bearing even date with this Deed, for the sum of Fourteen hundred & Sixty Dollars, payable to the said John B Hennessy, or order, in One year after date, with Interest payable semi annually.

Now Therefore, if I, the said Michel Fanning or his Heirs, Executors, Administrators or any other person for him or them, shall well & truly pay or cause to be paid, to the said John B Hennessy, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Void & Void, otherwise to be & remain in full force and virtue.

Furthermore, We, the said Grantors do hereby constitute & appoint the said John B Hennessy, his Executors, Administrators and Assigns our true & lawful Attorney & Attorneys irrevocable with full power of substitution & revocation, for us & in our Names, at any time after the expiration of the day of payment of the aforenamed Note or of the Interest due thereon (in case the same remains due & unpaid) to sell at Public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid, and for us & in our Names, or in his or their Name or Names to make, execute, seal, acknowledge & deliver, to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale

thereof (hereby giving & granting unto our said Attorney & Attorneys full power & authority to adjourn & continue said Sale from time to time) We do hereby authorize our said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same, to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed. Accounting to us for all sums that shall be over & above the amount aforesaid and hereby ratifying & confirming such sale as may be made by our said Attorney & Attorneys, for the purposes aforesaid.

And it is further covenanted by the parties hereto, That the said Grantors shall cause Insurance to be had & kept on said premises, against Loss or damage by fire, in a sum not less than Thirteen Hundred Dollars, & assign the Policy thereof, to the said Grantee, and in default thereof, the said Grantee may cause such Insurance to be had & kept & the expenses thereof shall be and remain a charge & lien upon said Mortgaged premises, in addition to the Note hereinbefore secured.

In testimony whereof, We have hereunto set our hands and seals, in this Second day of October A.D. One Thousand Eight Hundred and Fifty One, (1851)

Signed sealed and delivered
in presence of
Nathaniel Searle :

Michal Janning. (L.S.)

Betsey Janning. (L.S.)

County of Providence SS. In the City of Providence in this 2d day of October A.D. 1851.

Then personally appeared the above named Michel Janning, before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

And at the same time & place, personally appeared the above named Betsey Janning Wife of the said Michel Janning, before me, & was examined by me privitely & apart from her said Husband, & after having had the preceding Instrument shewn & explained unto her by me, she acknowledged unto me, that she understood the same, that it was her free Act & Deed, & she declared unto me, that she signed the same voluntarily, & that she did not wish to retract the same.

Nathaniel Searle
Justice of the Peace.

Recorded Oct 2. 1851. at 11.20 o'clk A.M.

Witness "of money" & "said" "interlined" words "me" & "for" erased

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

34

I William Simpson of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That the said William Simpson for and in consideration of the sum of One hundred & fifty Dollars, to me in hand, before the ensealing hereof, well and truly paid by

William H Knight, of the Town of Cranston, County & State aforesaid,

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said William H Knight his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said William H Knight his Heirs and Assigns forever,

A certain Lot of Land, with all the Buildings & Improvements thereon, situate in the Westerly part of the City of Providence, & bounded & described as follows Viz: Northerly on Land formerly owned by J. Stacy, Fifty feet, Easterly on Land of Albert Messenger, Twenty six feet, Southerly on Land formerly of George Weeden, Fifty feet & Westerly by a Twelve feet Gangway. Being a part of Lot No (15) fifteen on a Plat of Land belonging to the Heirs of the late Daniel Jeffs, platted April 16. 1826 by D. Irechmd, & recorded of said City of Providence, in Book 31, pages 523 & 523, and is the same Estate that was conveyed to the Grantor by Samuel Wesson Oct 8th 1849. Said Deed is recorded in the City Clerks Office, in Book 117 page 127.

And I Hannah Simpson Wife of the aforenamed William Simpson, for & in consideration of the sum of Money paid my said husband, do freely Remise, Release and forever Quitclaim unto him the said William H Knight, his Heirs and Assigns forever, all my Right of Dower and Power of Thirds, in & to the Estate afore described.

Having received Deed on this mortgage & the premises thereon described
Hereby discharge this mortgage
William H Knight
Recorded Sept 15. 1852. at
1.15 o'clk P.M.
Witness
Albert Pabodie
City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to, him the said William H Knight his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said William Simpson, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said William H Knight his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said William H Knight his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William Simpson for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said William H Knight his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I the said William Simpson have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of One hundred fifty Dollars & payable to the said William H Knight or order, in One year after date, with Interest semi annually.

Now Therefore, if I the said William Simpson or my Heirs Executors, Administrators or any other person for me or them shall well & truly pay or cause to be paid to the said William H Knight or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue. Furthermore I the said William Simpson do hereby constitute & appoint the said William H Knight his Executors, Administrators & Assigns, my true and lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation for me & in my Name, at any time after expiration of the day of payment of the aforenamed Note, or of the Interest due thereon (in case the same remain due and unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in said Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver unto any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney &

Attorneys, full power and authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums due on the aforenamed Note and secured by this Deed, accounting to me for all sums that shall be over & above the amount aforesaid, hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, this Twenty ninth day of September, One Thousand, Eight Hundred and fifty one. A.D. (1851)

Signed, sealed and delivered in presence of
Nathaniel Searle

William Simpson. (D)

Hannah Simpson. (D)

Country of Providence ss. In the City of Providence on this 29th day of September A.D. 1851.
Then personally appeared the above named William Simpson before me & acknowledged the preceding Instrument by him signed, to be his free act and Deede

Nathaniel Searle
Justice of the Peace.

Recorded Oct 2. 1851 at 3. o'clk P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

35

I, Willard Esten

of the City of Providence in the County of Providence & State of Rhode Island &c

Send Greeting. Know Ye, That I the said Willard Esten for and in consideration of the sum of Twelve hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

The Pawtuchet Institution for Savings, a corporation duly established & being in North Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Institution, their successors Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alienate, enfeoff, convey and confirm, unto them the said Pawtuchet Institution for Savings their successors Heirs and Assigns forever,

Recorded April 10 1855
Witness Albert Pabodie
City Clk

A certain Lot of Land situate in the Northerly part of the City of Providence, with all the Buildings & Improvements thereon, together with any new Buildings that may be erected thereon, & is bounded & described as follows. Easterly on a Lot of Land formerly owned by the late Benjamin Hasheld, Southerly on Charles Street, on which it measures Forty five feet, thence on Martin Wallings Lands Fifty three feet; thence Westerly Two feet & six inches, thence Northeasterly to Woonasquatucket River on which River it runs Northeasterly & holding the width of Forty five feet from Charles Street, Fifty three feet, to the town a jog, thence Forty seven feet & six inches wide to said River. Meaning to convey the same Estate with all the privileges & appurtenances thereunto belonging, which was deeded to me by Abner Walling, dated October 9th 1848 & recorded in the City Records Office in said City of Providence, Book 124, page 179.

Reference for any further particulars being had to said Deede.

And I Rachel Esten Wife of said Willard Esten, in consideration of the Conveyance aforesaid, hereby Release and forever Quitclaim to the Pawtuchet Institution for Savings, their Successors or Assigns, all my Rights of Dower & Power of Thirds, in & to the afore described premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pawtuchet Institution for Savings, their Successors Heirs and Assigns, forever, to and only proper use, benefit and behoof forever. And I the said Willard Esten for myself for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Pawtuchet Institution for Savings their successors Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in myself good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Pawtuchet Institution for Savings their Successors Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Willard Esten for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Pawtuchet Institution for Savings, their Successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The Note or Obligation for which this mortgage was given as security having been fully paid & discharged by the Pawtuchet Institution for Savings by their Treasurer as Duly cancelled & this 15th day of January A.D. 1855

Witness Geo. H. Williams

Provided, and the condition of this Deed is, that whereas said Pawtuchet Institution for Savings have made to me a Loan of the sum of Twelve hundred Dollars, for which I the said Willard Esten have given to said Institution my Obligation in Writing, of even date herewith. If therefore I the said Willard, my Heirs, Executors or Administrators, shall pay to said Institution, their Successors or Assigns, said sum or loan, & interest, at the rate & in payment of not less than Fifty Dollars of the principal semi annually, the first payment to be made at the end of One half year from the date hereof, together with Interest on the sum unpaid, semi annually in advance, and shall also keep Insurance against loss by fire on said premises, the policy thereof during the subsistence of this Mortgage, to an amount equal to the amount of this Loan secured or made payable in case of loss to said Institution, then this Deed to be void, otherwise to remain in force.

Furthermore I the said Willard Esten, for myself, & my Heirs, hereby constitute & appoint the Treasurer of said Pawtuchet Institution for Savings, this Successor in said Office, my lawful Attorney, irrevocable, and with power of substitution, at any time when any payment herein provided, whether of principal or Interest shall remain due & unpaid, for the term of thirty days, or whenever breach of the provision herein, relative to securing to the Mortgagee the Insurance as aforesaid, shall subsist for thirty days, first after the expiration of said thirty days, giving Four Weeks notice in some public Newspaper published in Pawtucket or Providence, to sell at public Auction the Premises

aforesaid, to execute to the purchaser in my or said Attorney's own name, a good & valid Deed of the premises, sufficient to vest in the purchaser a full & absolute estate in fee simple, in the premises, to receive the proceeds of sale, & after paying the incidental expenses of sale, to apply said proceeds to the payment of whatever may remain unpaid of the amount hereby secured, whether the whole thereof shall then be due or not. And it is further provided that in case breach of the provision relative to securing to the Mortgagee, the Insurance shall subsist for any time, or shall occur, the Mortgagee may procure Insurance on the same, the expense of which shall be added forthwith to the next semi annual payment to be paid by the Mortgagor, & on non payment thereof, the same proceedings may be had as above provided; and in case of sale as aforesaid the surplus is to be paid over to me, my legal Representatives or Assigns. I hereby ratifying & confirming all that may be lawfully done in pursuance hereof.

In Witness whereof, We have hereunto set our hands & seals, this Fifteenth day of July A.D. Eighteen Hundred and Fifty one. (1851)

Signed sealed and delivered
in presence of
George A Mumford

Willard Esten. (L.S.)
Rachel Esten. (L.S.)

Providence Sc. In the City of Providence Oct 4. 1851.
Personally appeared before me Willard Esten, and acknowledged the within Instrument by him signed, to be his free Act and Deed.

Albert Pabodie
City Clk.

Recorded Oct 4. 1851. at 11.45 o'clk A.M.

Witness

Albert Pabodie
City Clk

Office of Providence Asst for Savings. We hereby cancel and discharge this mortgage Deed. Witness our hands & seals this 27 day of December 1858. Providence Asst for Savings. A. E. Blanchard Cashr. Witness John H. Brown 3d

Recorded Dec 27. 1858 at 3 o'clock P.M. Albert Pabodie City Clk

36

To all People to whom these Presents shall come.

I Thomas J Stead of the City & County of Providence, in the State of Rhode Island.

Send Greeting. Know Ye, That I the said Thomas J Stead for and in consideration of the sum of Twenty Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by The Providence Institution for Savings, an Institution legally incorporated by the Legislature of said State

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Providence Institution for Savings their successors and assigns ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns forever,

All my right, title and interest in and to a Lot of Land with all the Buildings & Improvements thereon, situate on the Southerly side of Broad Street (late Pawtuxet Street) in said Providence, & bounded as follows. Northerly on Broad Street, Westerly on Potter Street, Southerly on Lands of the Heirs of John Gould & Elizabeth Chafee & Zachariah Chafee & Easterly on Claiborne Street. It being the same Estate conveyed to me by Mortgage Deed of Bernard O'Reilley, dated the twenty eighth day of May 1851, & recorded May 31. 1851, in Book Number One hundred & twenty five (125) Page One hundred fifty eight (158) of the Records of Deeds, in the City of Providence.

Also all my right, title and interest in and to each and all of the promissory Notes signed by said Bernard O'Reilley mentioned in & secured by said Mortgage Deed.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said The Institution for Savings their successors ~~Heirs~~ and Assigns, forever, to their and their only proper use, benefit and behoof forever. And I the said Thomas J Stead, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Thomas J Stead for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Institution for Savings their successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always & this Deed is upon this express condition, That Whereas I the aforenamed Thomas J Stead have this day given to the said Providence Institution for Savings, a Negotiable promissory Note, of even date herewith & signed by Thomas J Stead, & made payable to them the said Providence Institution for Savings or order, in One year from date, with Interest payable semi annually, in advance, for the sum of Twenty Thousand Dollars

~~Furthermore, I the aforenamed Thomas J Stead do hereby constitute & appoint the aforenamed Providence Institution for Savings their Successors & Assigns my true & lawful Attorney irrevocable, with full power of substitution & revocation for me & in my Name & in their Name~~

Now Therefore, if I the aforenamed Thomas J Stead or my heirs, Executors or Administrators, or any other person for me or them shall well & truly pay or cause to be paid at maturity, the aforedescribed Note, together with the Interest thereon, according to the true intent thereof, then this Deed is to be void, otherwise to be & remain in full force & effect.

Furthermore, I the aforenamed Thomas J Stead do hereby constitute & appoint the aforenamed Providence Institution for Savings their successors & Assigns, my true & lawful Attorney, irrevocable, with full power of substitution & revocation, for me & in my Name, & in their Name or Names, at any time in case default shall be made in the payment of said Note or of the semi annual Interest due thereon & such default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid, or any part thereof, they first giving, after the expiration of said term of ten days, twenty days notice of such sale, in some

one of the public Newspapers printed in said City of Providence, in my Name, or in their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of said Premises, so as to vest in such purchaser or purchasers, a full & absolute Estate in fee simple therein; and on sale thereof, hereby giving & granting unto my said Attorneys full power & authority to continue & adjourn such sale from time to time; & do authorize my said Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof, to the payment of the amount of the principal & interest of said Note hereby secured, according to me, my Heirs or Assigns for all sums over & above the amount thereof. I hereby ratifying & confirming approving such sale or sales as may be made or caused to be made by my said Attorneys, by virtue hereof. ——— In Testimony whereof, I have hereunto set my hand & seal this Eighth day of October in the year of our Lord, Eighteen Hundred & fifty one (1851) ———

Signed sealed & delivered in presence of
the words "in advance" interlined before signing
Henry Martin

Thomas J. Steed. (L.S.)

Providence County ss. In Providence this Eighth day of October A.D. 1851 ———
Then Thomas J Steed personally appeared before me, & acknowledged the foregoing Instrument by him signed, to be his free Act & Deed ———

Henry Martin
Justice of the Peace.

Recorded Oct 9, 1851, at 2 o'clock P.M. ———

Witness Two & half lines erased on the preceding page & the word "approving" interlined on this by ———

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

We Frederick A Hicks and Louise R Hicks, Wife of the said Frederick A Hicks, both of the City and County of Providence in the State of Rhode Island ———

Send Greeting. Know Ye, That We the said Frederick A Hicks & Louise R Hicks ———
for and in consideration of the sum of Ten Thousand Dollars, to us ———
in hand, before the unsealing hereof, well and truly paid by Charles J Tillinghast of said City of Providence as Executor of the Estate of Ratcliffe Hicks, late of said Providence, Deceased ———
the receipt whereof We do hereby acknowledge, and for ourselves therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Charles J Tillinghast as Executor as aforesaid, his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Charles J Tillinghast as Executor as aforesaid ——— his Heirs and Assigns forever,

All our right, title and interest in and to all the Real and Personal Estate and Property of which the said Ratcliffe Hicks died seized and possessed, and in & to such portion of the proceeds & increase of said deceased's Estate as We are now entitled to, however the same is or may be invested, and whether situate in said City of Providence or elsewhere. ———

Having received full payment and satisfaction I hereby cancel release and discharge this mortgage deed.
Witness my hand and seal July 22nd. 1873.
In presence of
N. E. Warren.

James Tillinghast
Admr. D.b.n. of Ratcliffe Hicks
& Exr. Will of C. J. Tillinghast

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Charles J Tillinghast as Executor as aforesaid his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Frederick A Hicks & Louise R Hicks for ourselves for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said ——— Charles J Tillinghast as Executor as aforesaid ——— his Heirs and Assigns, that at and before the unsealing hereof We are the true, sole, and lawful owners of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Charles J Tillinghast as Executor as aforesaid, his ——— Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Frederick A Hicks & Louise R Hicks ——— for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said ——— Charles J Tillinghast as Executor as aforesaid, his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always and this Deed is upon this express condition, That whereas the said Frederick A Hicks has this day made and executed his certain Negotiable promissory Note, bearing even date herewith & made payable to the said Charles J Tillinghast as Executor of the Estate of Ratcliffe Hicks, or order, in One year from date with Interest payable semi annually, for the sum of Ten Thousand Dollars. ——— Now therefore if I the aforenamed Frederick A Hicks or his Heirs, Executors or Administrators, or any other person for him or them, shall well & truly pay or cause to be paid, the aforenamed Note, at its maturity, together with the Interest thereon, according to its tenor, then this Deed is to be void, but otherwise to be & remain in full force and effect. ———

Furthermore, We the aforenamed Frederick A Hicks & Louise R Hicks do hereby constitute and appoint the aforenamed Charles J Tillinghast his Executors, Administrators & Assigns, our true and lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for us & in our Names, or in his or their Name or Names, at any time, in case default shall be made in the payment of said Note or of the semi annual Interest thereon, & such default shall continue for the term of ten days, to sell at public Auction the premises aforesaid, he or they first giving (after the expiration of said term of ten days) twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, and in our Names or in his or their Name or Names to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, such good & sufficient Deeds or other Conveyances

as shall rest in such purchase or purchases, as full a Title in the said Premises, as is hereby conveyed. And the sale thereof, hereby giving & granting unto my said Attorney or Attorneys, full power & authority to adjourn & continue said sale from time to time.) We do authorize our said Attorney or Attorneys to receive of and from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured and accounting to the said Louise R Hicks, her Heirs or Assigns for all sums over and above the amount thereof. We hereby ratifying & confirming such sale or sales as may be made or caused to be made, by virtue hereof.

In testimony whereof, We have hereunto set our hands and seals, this Sixth day of October, in the year of our Lord, One Thousand Eight hundred and Fifty One; (1851)

Signed, sealed and delivered
in presence of
Henry Martin

Frederick A. Hicks. (L.S.)
Louise R. Hicks. (L.S.)

Providence County SS. In Providence this Seventh day of October A.D. 1851.

Then Frederick A Hicks personally appeared before me, & acknowledged the foregoing Instrument by him signed, to be his free Act & Deed. And at the same place & time Louise R Hicks, Wife of the aforenamed Frederick A Hicks, also appeared before me, being by me examined privily & apart from her said husband, & having the preceding Instrument thoro' explained to her by me, acknowledged the same to be her free act and Deed, & at the same time declared to me, that She did not wish to retract the same.

Henry Martin, Justice of the Peace.

Recorded Oct 8. 1851, at 3.55 o'clk P. M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

38

We, Frederick A. Hicks, and Louise R. Hicks, Wife of the said Frederick A Hicks, both of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That We the said Frederick A Hicks & Louise R Hicks for and in consideration of the sum of Five hundred & eighty six Dollars & twenty cents, to us in hand, before the unsealing hereof, well and truly paid by William H Harding, of the City of Boston, in the County of Suffolk and Commonwealth of Massachusetts,

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said William H Harding his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said William H Harding his Heirs and Assigns forever,

All our right, title and interest in and to all the Real and Personal Estate & Property of which Ratcliffe Hicks, late of said Providence, died, seized & possessed, & in & to the proceeds & increase of said Real & Personal Estate & property, wherever the same may be invested, & whether situate in said City of Providence, or Elsewhere.

The same being subject to a Mortgage given by us to Charles S Sillingfast as Executor of the Estate of the said Ratcliffe Hicks to secure the payment of a Note given by the said Frederick A Hicks, for the sum of Two Thousand Dollars and Interest.

Having received full payment & satisfaction & hereby cancel release & discharge this mortgage deed. Witness my hand & seal July 23d, 1873.
In presence of
M. E. Parker.

William H Harding

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said William H Harding his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Frederick A Hicks & Louise R Hicks for ourselves for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said William H Harding his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owners of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said William H Harding his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Frederick A Hicks & Louise R Hicks for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said William H Harding his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents, excepting from the preceding covenants, the aforesaid to Mortgage.

Provided Always & this Deed is upon this express condition, That Whereas the aforenamed Frederick A Hicks has this day made & executed his certain Negotiable promissory Note, bearing even date herewith & made payable to him the said William H Harding or order, in Five years from date, with Interest payable annually, for the sum of Five hundred & eighty six Dollars & seventy cents. Now Therefore if I the said Frederick A Hicks, or his Heirs, Executors or Administrators, or any other person for him or them, shall well & truly pay or cause to be paid, the aforenamed Note, at its maturity, together with the Interest thereon, according to its tenor, then this Deed is to be void, but otherwise to be and remain in full force & effect. Furthermore, We the aforenamed Frederick A Hicks & Louise R Hicks, do hereby constitute & appoint the aforenamed William H Harding his Executors, Administrators & Assigns, our true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation for us, in our Names, or in his or their Name or Names, at any time, in case default shall be made in the payment of said Note, or of the annual Interest thereon, & such default shall continue for the term of ten days to sell at public Auction, the premises aforesaid, he or they first giving (after the expiration of said term of ten days) twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence & in our Names or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, such good & sufficient Deed of said premises, as

shall vest in such purchaser or purchasers, as full a title in the said premises as is hereby conveyed. And on sale thereof, (hereby giving & granting unto our said Attorney or Attorneys full power & authority to adjourn said sale from time to time) We do authorize our said Attorney or Attorneys to receive of & from the purchaser or purchasers, the amount the same shall be sold for, and after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof to the payment of the amount due on said Note hereby secured, (hereby declaring that in case of a sale for the non-payment of said Annual Interest, the Principal sum of said Note shall be due & payable on the day of such sale) and accounting to the said Louise R Hicks, her Heirs & Assigns for all sums over & above the amount thereof. We hereby ratifying & confirming such sale as may be made or caused to be made, by virtue hereof.

In testimony whereof, We have hereunto set our hands & seals, this Seventh day of October, in the year of our Lord, One Thousand Eight hundred and fifty one. (1851)

Signed sealed and delivered in presence of
Henry Martin

Frederick A. Hicks. (L.S.)
Louise R. Hicks. (L.S.)

Providence County SC. In the City of Providence this Seventh day of October A.D. 1851. Then Frederick A Hicks personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free Act & Deed. And at the same place & time, Louise R Hicks, Wife of the aforenamed Frederick A Hicks, also appeared before me & being by me examined privily & apart from her said husband, & having the preceding Instrument shown & explained to her by me, she acknowledged the same to be her free Act & Deed, & at the same time declared to me that she did not wish to retract the same.

Henry Martin
Justice of the Peace.

Recorded Oct 8 1851, at 4 o'clk P.M.
Witness "S" & "City of" erased
Albert Pabodie
City Clk

To all People to whom these Presents shall come.

39

I, Owen Jamey of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Owen Jamey for and in consideration of the sum of Five hundred fifty Dollars, to me in hand, before the ensealing hereof, well and truly paid by Hugh Jamey, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Hugh Jamey his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Hugh Jamey his Heirs and Assigns forever,

A certain lot of Land with the Buildings & Improvements thereon, situate on the Easterly side of Lime Street, in said City of Providence bounded & described as follows Viz: Westerly by said Lime Street, whereon it measures Twenty four feet, then running Easterly bounding Southerly on Land formerly owned by Stephen A Davis, Thirty eight feet, then running Northerly bounding Easterly on Land formerly owned by the said Davis, Twenty four feet to a Gangway, then running Westerly bounding Northerly on said Gangway Thirty eight feet to said Lime Street. Being the Estate conveyed to the said Grantor & Grantee by Deed from Philip P Dike dated April 22. A.D. 1851. Reference to said Deed being had.

And I, Susan Jamey, Wife of the said Hugh Jamey, for in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release, forever Quitclaim to the said Hugh Jamey, for his consideration & to his Heirs & Assigns forever, All my Right of Dower and Power of Thirds, in & to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Hugh Jamey his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Owen Jamey, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Hugh Jamey his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Hugh Jamey his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Owen Jamey for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Hugh Jamey his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, To that whereas I, the said Owen Jamey have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Five hundred fifty Dollars payable to the said Hugh Jamey, or order, in Five years & Six Months after date, with Interest payable semi annually. Now therefore if I, the said Owen Jamey, or any other person for me, shall well & truly pay or cause to be paid to the said Hugh Jamey or to his Heirs or Assigns the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be and remain in full force and virtue. Furthermore, I the said Owen Jamey do hereby constitute the said Hugh Jamey, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, and for me & in my Name, & in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, as to vest in said purchaser or purchasers a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold

for. And on receipt thereof, to apply & appropriate the same, to the payment of all the expenses of such sales, & the payment of the sums of Money due on the aforenamed Note & secured by this Deed, Accounting to me for all sums that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, in this Eighth day of October A.D. One Thousand, Eight hundred and fifty one, (1851)

Signed, sealed and delivered in presence of
Nathaniel Searle

Oron Jamey. (L.S.)
Susan Jamey. (L.S.)

County of Providence ss. In the City of Providence on this 8th day of October A.D. 1851. Then personally appeared the above named Oron Jamey, before me & acknowledged the preceding Instrument by him signed, to be his free Act & Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Oct 9. 1851, at 10¼ o'clock A.M.

Witness

Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

40

I George Wilson of Plainfield Windham County and State of Connecticut

Send Greeting. Know Ye, That the said George Wilson for and in consideration of the sum of Five Hundred fifty Dollars, to me in hand, before the ensealing hereof, well and truly paid by Solomon Peck Jr of Tiverton in Bristol County and Commonwealth of Massachusetts

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Solomon Peck Jr his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alione, enfeoff, convey and confirm, unto him the said Solomon his Heirs and Assigns forever,

A certain Lot of Land situate on the Southerly side of Somerset Street in the City of Providence in the County of Providence & State of Rhode Island, on which it measures Thirty feet & bounding that width extends back about Eighty two feet, more or less to the centre of a stone wall, dividing the same from Grand Lot of Mrs Wait Smith, bounding Northerly on said Street, Easterly on Land late of George Marden, Southerly on Land now or late of Wait Smith, and Westerly on Land now or formerly belonging to the Heirs of Paulin Brown. Being the same Lot which is conveyed to me by Deed of even date herewith from Walter Wilson of said City. Reference thereto being had.

Having received payment in full for the Note within named I do hereby cancel & discharge this Mortgage Deed, Witness my hand & Seal this 8th day of Oct 1851 In presence of Albert Pabodie

Solomon Peck Jr (L.S.)

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Solomon his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said George Wilson for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Solomon his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Solomon his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said George Wilson for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Solomon Peck Jr his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is that whereas I have given the said Solomon, my promissory Note of this date payable to said Solomon or order in Three years from date, for the said sum of Five hundred and fifty Dollars, with Interest payable semi annually.

Now if I the said George, or any other person for me, shall well and truly pay said Note at maturity, according to the tenor thereof, then this Deed shall be void and not otherwise.

And I the said George do hereby appoint the said Solomon, his Executors, Administrators and Assigns, my true and lawful Attorney or Attorneys, with full power, for me and in my Name, or in his or their Name or Names, at any time after said Note shall have become due and remained unpaid for the space of thirty days, to sell said premises at public auction, first giving other thirty days notice of such sale in some News paper printed in said City, to execute and acknowledge a good and sufficient Deed therefor, to receive from the purchaser or purchasers, the proceeds of such sale, and after deducting therefrom the expenses of such sale, to apply the proceeds aforesaid, to the payment of said Note and Interest. I hereby approving such sale & the Acts of my said Attorney or Attorneys done by virtue hereof.

In Witness whereof, I have hereunto set my hand

and Seal. this Eighth day of October A.D. 1851.

Signed sealed & delivered in Presence of
William Dyer
Kimbale Kennedy

George Wilson. (L.S.)

State of Connecticut. Windham County ss. Brainfield October 9th 1851.

Then personally came before me the above named George Wilson & acknowledged the foregoing Instrument to be his free act and Deed.

William Dyer. Justice of the Peace

Recorded Oct 11. 1851 at 10.25 oclk A.M.

Witness

Albert Paboodie
City Clk

Providence Sept 21. 1850
Received full payment of the note within mentioned
I. B. Page
In presence of
B. Bullock

Providence Recorded May 2. 1850 Thomas B Page
Thomas B Page
Brig & Clerk

441

To all People to whom these Presents shall come,

I Walter S Burges of Cranston. State of Rhode Island

Send Greeting. Know Ye, That I the said Walter S Burges for and in consideration of the sum of One Dollar to me in hand, before the ensealing hereof, well and truly paid by

Thomas B Page, of Seekonk. State of Massachusetts

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Thomas B Page his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Thomas B Page his Heirs and Assigns forever,

Three certain Lots of Land situate in the City of Providence, between High Street & Broadway, being Numbers Seventy five (75) Seventy six (76) & Twenty seven (27) on a Plat of the Olney Estate so called, recorded in the Records of said City Book of Plats No 2. page 13. Also Seven certain other Lots of Land, situate in Cranston, near the residence of the late Hezekiah Willard Numbered on a Plat of the Land of the Heirs of the late Gen James Fenner as Number Thirteen (13) Fourteen (14) Forty three (43) One hundred & eight (108) One hundred & thirty one (131) One hundred & thirty eight (138) One hundred forty two (142) on a Plat of said premises, made by Leechmere & Walling in October A.D. 1845 & recorded in the Town Clerks of said Town of Cranston. Also one undivided half part of Five certain other Lots of Land situate in said City of Providence, being Numbers Fifty one (51) eighty six (86) eighty seven (87) ninety one (91) & ninety two (92) on a Plat of the Grants of said Heirs of said Fenner made and platted August 27. A.D. 1846, & recorded in Clerks Office of Said City. Book of Plats No 1. page 104. Also Five certain other Lots of Land in said Cranston being Lots No fifteen (15) & ninety three (93) on a Plat of the Josiah King Grants and purchased by me of Byron Handy by Deed dated Oct 10. 1849 & recorded in Said Cranston Records. Book No (32) page 365. Also one other Lot of Land in said Cranston, being Lot No forty five (45) on a Plat of the Land of Wm Thurber 2d. deceased. made by Almeda & Schubarth June 7. 1845 & on Record in said Cranston, being the same Lot bought by me of Alfahus J Irons, by Deed dated March 25th 1847 & recorded in Said Cranston. Book No 19. page 699.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Thomas B Page his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Walter S Burges for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Page his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple: and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Thomas B Page his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Walter S Burges for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises, to him the said Thomas B Page his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I. Eleanor B Burges. Wife of said Walter S Burges. in consideration as aforesaid, paid to my said Husband, do hereby Release and Quitclaim all my Right of Dower in and unto the aforegranted Premises.

The condition of the above written Mortgage Deed is upon this condition. That Whereas I have made and executed my promissory Note. for the sum of Nine hundred and seventy eight 3/100 Dollars, bearing even date herewith payable in One year from date to Thomas B Page or order. with Interest payable semi annually. Now if said Note shall be paid according to the tenor and effect thereof. then the above Instrument shall be Null & Void, otherwise shall remain in full force and virtue.

And I. the said Walter S Burges do hereby constitute and appoint the said Thomas B Page, my sole Attorney irrevocable. with power of substitution for me & in my Name or in his own Name, at any time after the said Note or Interest thereon shall become due & shall remain unpaid for the space of thirty days. to advertise the premises in some public Newspaper printed in said City. & after the premises shall have been so advertised for the space of two weeks. to sell said premises. or any part thereof at public Auction, and with full power to make, execute, acknowledge & deliver, either in his own name or in my Name, good and sufficient Deed or Deeds of the premises to the purchaser or purchasers of said premises, or any part thereof. so as to vest in

him, her or them a good and sufficient Estate in fee simple, he the said Attorney accounting to me for the balance of the proceeds of said sale, after paying therefrom the amount due on said promissory Note & the expenses attending said sale, hereby giving unto my said Attorney or his Substitute all the power I have in the premises & ratifying & confirming all that my said Attorney may lawfully do in the premises.

In Witness whereof, We have hereunto set our hands & seals, this Ninth day of October, in the year of our Lord, One Thousand Eight Hundred and fifty one.

Signed, sealed & delivered in presence of
the words "or interest thereon" being
interlined before execution
Sarah G Burgess
Benj^a A Capham

Walter S. Burges. (L.S.)
Eleanor D. Burges. (L.S.)

Providence Ss. Providence Oct 9. 1851.

Then personally came the within named Walter S Burges & acknowledged the within Instrument by him signed, to be his free Act & Deed

Before me Benj^a A Capham.
Public Notary.

Recorded Oct 11. 1851 at 12 3/4 o'clk P. M.

Witness (word "the" erased)

Albert Pabodie City Clk

To all People to whom these Presents shall come.

42

I, Melvin W. Pettis,

of the City of Brooklyn, in the County of Kings & State of New York

Send Greeting. Know Ye, That I the said Melvin W Pettis for and in consideration of the sum of One hundred fifty Dollars to me in hand, before the ensealing hereof, well and truly paid by

Daniel Pettis

of Johnston, in the County of Providence and State of Rhode Island

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Daniel Pettis his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Daniel Pettis his Heirs and Assigns forever,

All the estate, right, title, interest, property, claim and demands which I have or of right ought to have, as one of the Heirs at Law of Capt^n James Pettey, late of the City of Providence, in said State of Rhode Island, dec^d, in & to all the Estate of said James Pettey of which he died, seized & possessed, wherein I have any legal claim, consisting of some personal property & also certain Real Estate, situate & lying in the City of Providence & also in the Town of Cranston, & for the boundaries & descriptions of the same reference may be had to the several Deeds of the same on Record in the City Clerks Office Providence, and also in the Town Clerks Office, Cranston, and also to the Will of said Capt^n James Pettey, recorded in the Clerks Office, Municipal Court, City of Providence.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Daniel Pettis his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Melvin W Pettis for me my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Daniel Pettis his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Daniel Pettis his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Melvin W Pettis for me my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Daniel Pettis his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided however, and this Deed is executed upon this express condition, That Whereas I said Melvin W Pettis have this day made & executed my certain promissory Note, wherein & whereby in One year after date, for value received, I promise to pay Daniel Pettis or order, One hundred fifty Dollars, with Interest payable annually. Now Therefore, if I said Melvin W Pettis, my Heirs, Executors, Administrators or Assigns shall well & truly pay said Note & Interest, according to the tenor of the same, then this Deed shall be Null & Void, otherwise to be & remain in full force. Furthermore, I do hereby nominate, constitute & appoint him, said Daniel Pettis, his Heirs, Executors, Administrators or Assigns, my true & lawful Attorney or Attornies, irrevocable, with full power of substitution & of revocation, who may at any time after said Note & Interest shall become due & payable, and the same remain unpaid, sell said Interest and Right in said premises at public Auction first giving thirty days public notice of such sale by advertisment in some one of the public Newspapers printed in the City of Providence. And on sale thereof, to sign, seal, execute, acknowledge and deliver to the purchaser or purchasers of said premises, a good and perfect Deed or Deeds of the same, and to receive of and from said purchaser or purchasers, the amount said premises shall be sold for, & apply the same to the payment of said Note & Interest, together with the expenses of sale, and the balance, if any remain, to pay the same to me or my legal Representative on demand. I hereby ratifying, confirming and approving of all acts legally done by my said Attorney or

Attornies in the Premises. In testimony whereof, I have hereunto set my hand & seal this twenty ninth day of September A.D. Eighteen Hundred and Fifty One.

Signed sealed and delivered in presence of Robert Wilson

Malcom W. Pettis. (L.S.)

Providence Ss. In Johnston September 30th 1851

Personally appeared Malcom W Pettis, and acknowledged the within Instrument by him signed, to be his free Act and Deed. Hand and Seal.

Before me Robert Wilson. J Clerk.

Recorded Oct 11. 1851 at 5. o'clk P.M.

Witness

Albert Pabodie City Clk

To all People to whom these Presents shall come.

I Finelia Imogene Babbitt of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Finelia Imogene Babbitt for and in consideration of the sum of One hundred and fifty Dollars to me in hand, before the ensealing hereof, well and truly paid by Charles H Tillinghast of said City of Providence, as Administrator of the Estate of Henry B Babbitt, late of said Providence, deceased

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Charles H Tillinghast as Admr as aforesaid, his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alione, enfeoff, convey and confirm, unto him the said Charles H Tillinghast as Administrator as aforesaid his Heirs and Assigns forever,

All my right, title and interest in and to the Homestead Estate of my late Father Henry B Babbitt, late of said Providence, deceased, situate on the Northerly side of Broad Street, in said City of Providence & bounded Southerly on said Street, Westerly mostly on Land of Abigail Fuller & partly on Land of Northerly on Chapel Street & Easterly on Land of Mrs Phebe Ahern Together with all my Interest in & to the Buildings & Improvements in said Estate or Lot of Land. The Interest held by me in said Estate being subject to a Mortgage heretofore given by me to Sylvester R Jackson & subject to which said Mortgage.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Charles H Tillinghast as Admr as aforesaid his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Finelia Imogene Babbitt for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Charles H Tillinghast as Administrator as aforesaid his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Charles H Tillinghast, as Administrator as aforesaid his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Finelia Imogene Babbitt for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Charles H Tillinghast as Administrator as aforesaid & his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents, excepting from the preceding Covenants the aforesaid to Mortgage

Provided Always & this Deed is upon this express condition, That Whereas I the aforenamed Finelia Imogene Babbitt have this day made & executed my certain Negotiable promissory Note, bearing even date herewith & made payable to him the said Charles H Tillinghast, as Administrator of the Estate of Henry B Babbitt, or order, on demand, with Interest, for the sum of One hundred & fifty Dollars.

Now Therefore, if I the aforenamed Finelia Imogene Babbitt or my Heirs, Executors & Administrators or any other person for me or them, shall well & truly pay or cause to be paid, the aforenamed Note, with the Interest thereon, at the time that the payment thereof shall be demanded, when this Deed is to be void, but otherwise to be & remain in full force & effect.

In testimony whereof, I have hereunto set my hand & seal, this thirteenth day of October, in the year of our Lord, One Thousand, Eight hundred & fifty one. (1851)

Signed, sealed and delivered in presence of Henry Martin

Finelia I. Babbitt. (L.S.)

Providence County Sc. In Providence this Thirteenth day of October A.D. 1851.
Then Cynthia Imogene Babbitt personally appeared before me & acknowledged the within Instrument by her signed to be her free Act & Deed.
Henry Mowton
Justice of the Peace.

Recorded Oct 13, 1851, at 3.50 o'clk P.M.
Witness
Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I, Arnold Saunders
of the City and County of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That I the said Arnold Saunders
for and in consideration of the sum of Twenty six hundred Dollars to me
in hand, before the ensealing hereof, well and truly paid by
John C Flukrer of Cranston, in the aforesaid County and State

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John C Flukrer his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said John C Flukrer his Heirs and Assigns forever,

Pond St

A certain Lot of Land with all the Buildings & Improvements thereon, situated in the Westerly part of said City of Providence and bounded and described as follows, Viz: Beginning at a point at the Southerly side of a Street running Southerly from Pearl Street & Two hundred & twenty one feet from said Pearl Street, thence Westerly on the Southerly line of said Street Forty three & a half feet, thence Southerly One Hundred & twenty six feet, thence Easterly Forty eight feet, thence Northerly One hundred & twenty six feet to the first mentioned bound. Being the Estate wherein the said Grantor now resides, and in the same Lot of Land that was conveyed to this Grantor by Deed from Eli & Ponsight & Lorenzo C Brown dated April 8th A.D. 1842 & recorded in the Land Records of said City of Providence, in Book No 83 page 24. Reference to said Deed being had.

Also a certain other Lot of Land with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence Bounded & described as follows, Viz: Beginning at the Southwesterly corner of said Lot & running Easterly on Land of Brad'y Manchester, Fifty feet more or less to Land of B. & W. Barnes, thence Northerly on the Land of said Barnes on Land of Howland, One hundred feet more or less to Land of Jordaine, thence Westerly on Land of said Jordaine, Fifty feet more or less to a Thirty feet Street, thence Southerly on said Thirty foot Street, One hundred feet more or less to the first mentioned bound. Being the same Lot of Land that was conveyed to this Grantor by Deed from John Winship, dated March 20, 1846 & on Record in the Land Records of said Providence in Book No 101 page 172. Reference to said Deed being had.

Having received payment in full for the within mentioned, I do hereby cancel & discharge the Mortgage Deed. Witness my hand this 12 day of Jan'y 1854
In presence of
Miles Fales
John C Flukrer

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John C Flukrer his Heirs and Assigns, forever, to his use and benefit and behoof forever. And I the said Arnold Saunders for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John C Flukrer his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John C Flukrer his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Arnold Saunders for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John C Flukrer his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I, Perusha Saunders, Wife of the said Arnold Saunders, for in consideration of the aforenamed sum of money paid my said husband, do hereby Remise, Release forever Quitclaim to the said John C Flukrer & to his Heirs and & Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed Premises.

The preceding Deed is upon this condition, For that whereas I the said Arnold Saunders have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Twenty six hundred Dollars, & payable to the said John C Flukrer or order, in One year after date with Interest, payable semi annually.

Now Therefore, if I the said Arnold Saunders, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said John C Flukrer or to his Heirs or Assigns, the aforenamed Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Void & Null, otherwise to be & remain in full force & virtue. Furthermore, I the said Arnold Saunders, do hereby constitute & appoint the said John C Flukrer, his Executors, Administrators & Assigns, my true and lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, & at any time after the expiration of the day of payment of the aforenamed Note or of the Interest due thereon (in case the same remains due & unpaid) to sell at Public Auction, first giving thirty days notice of such sale in some one of the public Newspapers

printed in the City of Providence, the Premises aforesaid. And for me and in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid, hereby ratifying and confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof We have hereunto set our hands & seals, on this Fifteenth day of October A.D. One Thousand Eight Hundred fifty one. (1851)

Signed sealed & delivered
in presence of
Nathaniel Searle
Mary E Saunders

Arnold Saunders. (L.S.)
Sarusha Saunders. (L.S.)

County of Providence Ss. In the City of Providence on this 15 day of October A.D. 1851.
Then personally appeared the above named Arnold Saunders before me & acknowledged the preceding Instriment by him signed to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Oct 15, 1851 at 2 3/4 o'clk P.M.

Witness Albert Babcock City Clk

To all People to whom these Presents shall come.

I William H Murray of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said William H Murray for and in consideration of the sum of One hundred & fifty Dollars to me in hand, before the ensealing hereof, well and truly paid by

Joseph A.D. Joslin of the City, County and State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said J.A.D. Joslin his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said J.A.D. Joslin his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate on the Northerly side of Transit Street, in said City of Providence, bounded Southerly by said Transit Street 20 feet more or less, Northerly by Land of Menzies Street, Twenty feet more or less, Easterly by Land of Geo W Peck Sixty one feet, more or less & Westerly on Land of Mr Martin, Sixty one feet more or less. Being the same Estate that was conveyed to the Grantor by Deed from Stephanus Goff, dated December 30th A.D. 1850 & recorded in the Land Records in said City of Providence in Book 123 page 158. Reference to said Deed being had.

And I Olivia B Murray, Wife of the said William H Murray, in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim to the said Joseph A.D. Joslin, and to his Heirs and Assigns forever, All my Right of Dower & Power of Thirds, in & to the aforedescribed Premises.

Recorded Sundays May 9 1852 & Having received pay of the within mentioned Debt I hereby cancel & discharge this Mortgage Deed Witness my hand & Seal this 8th day of May A.D. 1852 In presence of E.S. Dodge A.H. Dodge

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said J.A.D. Joslin his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said William H Murray for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said J.A.D. Joslin his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said J.A.D. Joslin his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William H Murray for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said J.A.D. Joslin his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this express condition, That whereas I the said William H Murray have made & executed my certain promissory Note, bearing even date with this Deed, payable to the said Joseph A.D. Joslin or order, for the sum of One hundred fifty Dollars payable in one year after date, with Interest semi annually, Now Therefore if I the said William H Murray, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Joseph A.D. Joslin, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue.

Furthermore, I the said William H Murray do hereby constitute & appoint the said Joseph A.D. Joslin, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforesaid promissory Note or the Interest thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such Sale in some one of the public Newspapers printed in said City of Providence, the premises aforesaid, & to for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple in & to the premises aforesaid. And on sale

thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney and Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such sale & the payment of the sums of Money due on the aforesaid promissory Note secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys for the purposes aforesaid. ____

In testimony whereof, We have hereunto set our hands & seals, this Thirteenth day of October, One Thousand Eight Hundred and fifty one. (1851) ____

Signed Sealed and Delivered in presence of
Nathaniel Searle

William H. Murray. (L.S.)
Almira B. Murray. (L.S.)

County of Providence ss. In the City of Providence on this 14th day of October A.D. 1851. Then personally appeared the above named William H. Murray before me, and acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Oct 16. 1851, at 9. 40 o'clk A.M.

Witness

Albert Pabodie
City Clk

Having received payment for the Note within named We do hereby Cancel and discharge this Mortgage Deed, Witness the Seal of our Agency August 3d 1853
In presence of
Albert Pabodie
Benjamin Dyer Treasurer

To all People to whom these Presents shall come.

46

We William W Arnold & Stephen C Arnold of the City of Providence and State of Rhode Island and Providence Plantations, doing business under the firm of William W Arnold & Son.

Send Greeting. Know Ye, That We the said William W & Stephen C Arnold for and in consideration of the sum of One Thousand Dollars, Lawful Money in hand, before the ensealing hereof, well and truly paid by The Providence Aqueduct Company, a corporation created by the State of Rhode Island and Providence Plantations,

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Said Aqueduct Company their successors & assigns ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alione, enfeoff, convey and confirm, unto them the said Providence Aqueduct Company Heirs and Assigns forever,

All certain lots of Lands situated in the Westerly part of the City of Providence, in said State being Lots Number One and Two on a Plat of the Lands of said Aqueduct Company made by Schubarth & Haynes, and recorded in the Records of said City in Book Number Four, being Book of Plats, Page Seven.

Having received full payment and satisfaction The Providence Aqueduct Company hereby cancels and discharges this Mortgage deed

Witness the seal of said Company and my hand as Treasurer thereof this 25th day of November 1876

In presence of Amos D Smith Jr.

Providence Aqueduct Company (Seal)
By Amos D Smith Treas

RECORDED DISCHARGE,
November 27 1876
T A Williamson
RECORDER OF DEEDS.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Aqueduct Co their Successors ~~Heirs~~ and Assigns, forever, to them and their only proper use, benefit and behoof forever. And We the said Wm W & Stephen C Arnold for ourselves our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Aqueduct Co. their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in We good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Aqueduct Co. their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said William W & Stephen C Arnold for ourselves our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Aqueduct Co their Successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And We Oneas S. Wife of the said William W Arnold & Sarah S. Wife of the said Stephen C Arnold, in consideration of the sum aforesaid paid our said husbands, do hereby Release forever Quitclaim to said Providence Aqueduct Co, their Successors & Assigns forever, all our Right of Dower in & to the aforedescribed premises.

The Condition of the aforegoing Deed is, that whereas the said William W Arnold & Son have made & signed three certain promissory Notes dated July 15. 1851. one of which said Notes is payable in Six Months from date with Interest, for Three hundred & thirty three Dollars, & One payable in One year from date with Interest payable semi annually for Three hundred & thirty four Dollars, & One payable in Two years from date with Interest payable semi annually for Three hundred & thirty three Dollars. Now Therefore, if We, the said Wm W Arnold & Son shall pay or cause to be paid at maturity, the above described Notes & the Interest thereon, then this Deed to be void, otherwise it shall remain in full force. Furthermore, We the said Wm W & Stephen C Arnold do hereby constitute & appoint Benjamin Dyer, Treasurer of the said Providence Aqueduct Company or his Successor in Office our Lawful Attorney, irrevocable, for us & in our Name, & any time after thirty days of default may have taken place in the payment of either of the above Notes, or the Interest on the same, to sell at public Auction, first giving ten days notice thereof in some one of the Newspapers printed in said City of Providence, the premises aforesaid, and for us & in our Names to execute & deliver to

any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in the premises. And on sale of said premises We do authorize our said Attorney to receive the amount the same shall be sold for, & to apply the same to the payment of the Notes secured by this Deed & the Interest thereon, & the expenses attending the sale, accounting to us & our Representatives for any surplus which may remain, hereby ratifying & confirming such sale and the doings of our said Attorney for the purposes aforesaid.

In consideration and in testimony whereof, We have hereunto affixed our hands and seals, at said Providence, this day of July A.D. Eighteen hundred and fifty One.

Signed, sealed & delivered in presence of
J.A. Osgood
Almon Stone

William W. Arnold. (D)
Stephen C. Arnold. (D)
Dorcas S. Arnold. (D)
Sarah S. Arnold. (D)

Providence ss. In the City of Providence August 6th A.D. 1851.
Then personally appeared William W Arnold & Stephen C Arnold & acknowledged the aforegoing written Instrument by them subscribed, to be their free Act and Deed.
Before me Robert Knight
Justice of the Peace.

Recorded Oct 16. 1851, at 2.35 o'clk P.M.
Witness
Albert Babcock
City Clk

Having received payment in full for the within mentioned Note, I do hereby cancel & discharge the same.
Providence June 21. 1852.
Witness Richard Knight
Notary Public

To all People to whom these Presents shall come.

147

I William B. Cranston of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said William B Cranston for and in consideration of the sum of Five hundred & ninety two Dollars, to me in hand, before the ensealing hereof, well and truly paid by the Benevolent Congregational Society, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge the said Benevolent Congregational Society, their successors and Assigns Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto the said their Successors Heirs and Assigns forever,

A certain Lot of Land situate in the Westerly part of said City of Providence, and is laid out & described as Lot No (13) Thirteen, on a Plat of Lots belonging to the Benevolent Congregational Society, surveyed and platted January 1849 & on Record in the Grand Records of said City of Providence, in Book of Plats No 3 page 80. Reference to said Deeds being had.

And I Laura Cranston, Wife of the said William B Cranston, for & in consideration of the aforenamed sums of Money paid my said Husband, do hereby Remise, Release and forever Quitclaim to the said Benevolent Congregational Society, and to their Successors and Assigns, All my Right of Dower and Power of Thirds in and to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to, the said Benevolent Cong. Society, their Successors Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said William B Cranston for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Benevolent Congregational Society their Successors Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Benevolent Congregational Society, their Successors Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William B Cranston for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Benevolent Congregational Society their Successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said William B Cranston have made & executed my certain Promissory Note, bearing even date with this Deed, for the sum of Five hundred & ninety two Dollars, and payable to the said Benevolent Congregational Society or order, in three years after date with Interest payable semi annually. Now therefore, if I the said William B Cranston, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Benevolent Congregational Society, or to their Successors or Assigns, the aforenamed promissory Note together with the Interest thereon according to the time of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue.

Furthermore, I the said William B Cranston, do hereby constitute & appoint the said Benevolent Congregational Society, their Successors & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & re-vocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) first giving thirty to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid. And for me & in my Name, & in their Name or Names, to make, execute, seal, acknowledge & deliver, to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in

fee simple, in and to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys, full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys, to receive of & from the purchaser or purchasers thereof the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of money due on the aforenamed Note & secured by this Deed, Accounting to me for all sums that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by said Attorney for the purposes aforesaid.

In Witness whereof We have hereunto set our hands & seals, in this Twenty fifth day of June A.D. One Thousand, Eight Hundred and Fifty One. (1851)

Signed, Sealed and Delivered in presence of Nathaniel Searle

William B. Cranston. (S)

Laura Cranston. (S)

County of Providence SS. In the City of Providence in this 16th day of October A.D. 1851. Then personally appeared the above named William B. Cranston before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded Oct 16. 1851. at 3.55 o'clk P.M.

Witness the words "first giving thirty" erased

Albert Pabodie
City Clk

Having received pay & in full for the Notes within named I do hereby discharge this Mortgage Deed, by virtue of a transfer recorded in Book No 131 p 520 of records of Deeds, Witness my hand & Seal June 9. 1853

John S. Harris

In presence of
Albert Pabodie

To all People to whom these Presents shall come.

I, Olney Read of the City and County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said Olney Read for and in consideration of the sum of Five Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by Isaiah Bacon of Barrington, in the County of Bristol & State aforesaid,

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Isaiah Bacon his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Isaiah Bacon his Heirs and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate on the Southerly side of Pine Street, in said City of Providence, being Lot Numbered Forty three (43) on a Plat of Lots surveyed & platted by Samuel Bleushing May 3. A.D. 1835 for the Heirs of the late Simeon Field, bounded & described as follows, Northerly on said Pine Street, Forty (40) feet, & including said width of Forty (40) feet, extending back Southerly Ninety five (95) feet more or less to Land now or formerly of Burrons Field, bounding Easterly on Lot Number Forty four (44) on the Plat aforesaid & Westerly on Land now or formerly of William H Hendrin. Being the same Estate conveyed to me by the aforenamed Isaiah Bacon by his Deed dated October Ninth A.D. One Thousand Eight hundred fifty one. (1851)

And I Mary Read, Wife of the aforenamed Olney Read, in consideration of the sum paid as aforesaid, do hereby Release and forever Quitclaim unto him the said Isaiah Bacon, his Heirs and Assigns, all my Right of Dower in & to the above described Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to, him the said Isaiah Bacon his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Olney Read for myself and my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Isaiah Bacon his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Isaiah Bacon his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Olney Read for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Isaiah Bacon his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The Condition of this Deed is such, that whereas I the said Olney Read have this day made & executed my three Negotiable promissory Notes, each having even date herewith & made payable to him the said Isaiah Bacon or order with Interest payable semi annually, which three Notes are payable as follows to wit, One for Five Hundred Dollars ($500) payable at Bank in Six Months after date, One for Five Hundred Dollars ($500) payable in Twelve Months after date & one for One Thousand Dollars, ($1000) payable in Eighteen Months after date

Now Therefore, if I the said Olney Read or my Heirs, Executors or Administrators or any other person for me or them, shall well & truly pay or cause to be paid at maturity, each & all of the aforedescribed Notes, together with Interest thereon, & any said Notes given in renewal thereof, as the same may become due & payable, according to the tenor thereof, when this Deed shall be void, otherwise shall be & remain in full force & effect. Furthermore, We, the said Olney Read and Mary Read do hereby constitute & appoint the said Isaiah Bacon, his Executors, Administrators & Assigns, our true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & revocation for us & in our Names or in his or their Name or Names, at any time in case default shall be made in the payment of either of said Notes, or of the semi annual Interest due thereon, & such default shall continue for the term of ten days, to sell at Public Auction each of our & all of our right, title & interest in & to the premises aforesaid or any part thereof, he or they first giving thirty days notice of such sale in some one of the public Newspapers printed in said City of Providence, and in

our Names or in his or their Name or Names to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises or any part thereof, so as to vest in such purchaser or purchasers a full & absolute estate in fee simple therein, and on sale thereof, (hereby giving & granting unto our said Attorney or Attorneys full power & authority to continue or adjourn such sale from time to time) We do authorise our said Attorney or Attorneys to receive from the purchaser or purchasers thereof the amount the same may be sold for & after the payment of all the expenses incident to such sale or sales to apply & appropriate the residue thereof, to the payment of the amount of principal & interest of such & all of said notes hereby secured, according to the said Josiah Bacon, my Heirs & Assigns for all sums over & above the amount thereof. We hereby ratifying, approving & confirming such sale or sales as may be made or caused to be made by virtue hereof.

Furthermore, it is agreed by & between the parties hereto, that the Grantor shall & will keep and maintain Insurance upon the Dwelling House & other Buildings in said Lot, in a sum, not less than Five hundred Dollars & will assign the policy or policies of such Insurance to the Grantee, and in default thereof, it shall be lawful for the Grantee, his Executors, Administrators & Assigns to effect such Insurance & the premium or premiums paid for effecting the same, shall be a like lien upon said Mortgaged premises, added to the amounts of said notes & secured by these Presents.

In Testimony whereof, (the words "Heirs, Executors, Administrators & Assigns," being first interlined in the power of Sale, & the Name "Olney Bacon," being first erased with a pen, in the Covenant,) We have hereto set our hands & seals, this Eleventh day of October A.D. One Thousand Eight hundred & fifty one. (1851)

Signed sealed & delivered in presence of, (the words "and any & all Notes given in Renewal thereof, as the same may become due & payable," & the words "he or they first giving thirty days notice of such sale in some one of the public Newspapers printed in said City of Providence, and" being interlined before execution.) Henry Mcarton, Witness to the signature of Olney Read. Olney Read. (L.S.)
Mary Ann Jackson, Witness to the signature of Mary Reade. Mary C. Reade. (L.S.)

Providence County, Ss. In Providence this Eleventh day of October A.D. 1851. Then Olney Read personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free Act & deed. Henry Mcarton, Justice of the Peace.

Recorded Oct 17. 1851 at 9. 55 o'clk A.M. Witness (the words "according to the tenor thereof" interlined, "unto" erased) Albert Pabodie, City Clk

Providence March 15 1852. The within described Note having this day been fully paid to this Mortgagee Prov. Institution for Savings, Henry Cushing Treasurer. Witness, Albert Pabodie, City Clk

Recorded March 15 1852 at 1 o'clk P.M. Witness, Albert Pabodie, City Clk

To all People to whom these Presents shall come.

149

We, The Providence Gas Company, a Company legally incorporated by the Legislature of the State of Rhode Island & established & doing business in the City of Providence, in said State.

Send Greeting. Know Ye, That We the said The Providence Gas Company for and in consideration of the sum of Two Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by The Providence Institution for Savings," an Institution also Incorporated by the Legislature of said State, and established & doing business in said City of Providence, the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro Inst for Savings & their Successors Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Providence Institution for Savings their Successors and Assigns forever,

Seven Lots of Land with all the Buildings & Improvements thereon, situate in the Southeasterly part of said City of Providence, and are Lots Number 80 (Eighty) 81 (eighty one) 82 (eighty two) 83 (eighty three) 84 (eighty four) 85 (eighty five) and 88 (eighty eight) on a Plat of the Hay Point Lands, which said Plat is on Records in the City Clerks Office in said Providence in Book 39 page 230. Lots Number 80. 81. 82. 84 and 88 were conveyed to us the Grantors by Deed also on Record in said Office, in Book 112. page 188, and Lots Number 83 & 85 were conveyed to us the Grantors by Deed also on Record in said Office, in Book 118. page 227.)

Also all and singular the Gasholders, Machinery, Tools, Implements and Appurtenances of every Name or description, in or connected with the Buildings on said Lots;

And also all the Main Pipes in & under the Streets in said City of Providence, used for conducting Gas from the Works of said Company.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pro Inst for Savings their successors Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And We the said The Pro Gas Company for ourselves and for our Successors Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owners of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings their Successors Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Providence Gas Company for ourselves and for our Successors Heirs, Executors and Administrators, do covenant and engage the above demised Premises to them the said Pro Institution for Savings their successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always this Deed is upon this express condition, That whereas We, the aforenamed The Providence Gas Company have this day made & executed our certain Negotiable promissory Note, bearing even date herewith & made payable to the said Providence Institution for Saving, or order, in One year from date with Interest payable semi annually in advance, for the sum of Two Thousand Dollars, at the Office of the Treasurer of said Institution.

Now Therefore if We, The Providence Gas Company, or our Successors or any other person for us or them, shall well & truly pay or cause to be paid, the aforenamed Note, at its maturity, together with the interest thereon, according to its tenor, then this Deed is to be void, but otherwise to be and remain in full force and effect.

Furthermore, We, the aforenamed The Providence Gas Company, do hereby constitute & appoint the aforenamed Providence Institution for Savings, their Successors & Assigns, our true & lawful Attorneys irrevocable with full power of substitution & revocation for us & in our Names, or in their Name or Names, at any time in case default shall be made in the payment of said Note or of the semi annual Interest thereon, & such default shall continue for the term of ten days, to sell at public Auction the premises aforesaid, or any part or portion thereof, they first giving (after the expiration of said term of ten days) Twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, and in our Name or in their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, such good & sufficient Deeds, & other Conveyances as shall seem to such purchaser or

purchasers, a full and perfect Title thereto. And on sale thereof (hereby giving & granting unto our said Attorney full power & authority to adjourn or continue said sale from time to time) We do authorize our said Attorney to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof to the payment of the amount due on said Note, hereby secured (hereby declaring that in case of a Sale for the non-payment of said semi annual Interest, the principal sum of said Note shall be deemed to be due & payable on the day of such sale) and accounting to us our Successors or Assigns, for all sums over & above the amount thereof. We hereby ratifying & confirming such sale or sales, as may be made or caused to be made by virtue hereof.

And Furthermore, it is agreed, that the Grantors shall and will keep and maintain Insurance upon said Buildings, Gasholders and Machinery & their Appurtenances, against loss or damage, in a sum, not less than Dollars and assign the policy or policies of such Insurance to the Grantee as further security for the payment of said Note, and in default thereof, it shall be lawful for the Grantee, their Successors or Assigns, to effect such Insurance, & the premium & premiums by them paid shall be a lien upon said Mortgaged Premises, added to the amount of said Note and secured by these Presents.

In testimony whereof, We, The Providence Gas Company, have caused these Presents to be signed and our corporate Seal to be hereunto affixed by Edward Walcott our Treasurer for that purpose duly authorized, this Seventeenth day of October, in the year of our Lord, One Thousand Eight hundred and fifty one.

Signed, Sealed & delivered (The words "Heirs, Executors and Administrators," being erased in three places, and the word "Heirs," in five places being also erased before signing.)

In presence of
Henry Martin

The Providence Gas Company.
By Edw'd Walcott, Treasurer.

Providence County ss. In Providence this Seventeenth day of October A.D. 1851.

Then Edward Walcott personally appeared before me in his capacity as Treasurer of the Providence Gas Company, acknowledged the preceding Instrument by him signed as Treasurer to be his free Act & Deed, & the free Act & Deed of the Providence Gas Company.

Henry Martin
Justice of the Peace.

Recorded Oct 17. 1851, at 1.40 o'clk P. M.

Witness Albert Pabodie
City Clk

To all People to whom these Presents shall come.

50

I, Thomas W. Greene of the City & County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said Thomas W. Greene for and in consideration of the sum of Eight Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by William Viall, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said William Viall his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said William Viall his Heirs and Assigns forever,

A certain Lot of Ground, situate in the Southeasterly part of said City of Providence, bo said out & described as Lot Nr (339) Three hundred & thirty nine, belonging to the Heirs of the late Gn James Penner, surveyed and platted by Almeter & Schubarth July 14. A.D. and recorded in the Grand Records of said City of Providence, in Book of Plats Nr page Being the same Lot of Land that was conveyed to the Grantor by Deed from the said William Viall, dated May 15 A.D. 1851.

Reference to said Deed being had.

And I, Melissa B Greene, Wife of the said Thomas W Greene, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim unto him the said William Viall & to his Heirs and Assigns forever, all my Right of Dower and Power of Thirds, in & to the aforedescribed premises.

Recorded May 10. 1852. at 3.40 o'clk P.M.
Witness Albert Pabodie City Clk

Providence May 10. 1852. Then personally appeared the within named Thomas W. Greene & acknowledged the foregoing instrument & the within recorded Note, & deed of discharge this mortgage
William Viall

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said William Viall his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Thomas W. Greene, for myself and for my Heirs, Executors and Administrators, do covenant, promise and grant, to and with the said William Viall his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said William Viall his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Thomas W Greene for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said William Viall his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Thomas W Greene have made & executed my certain promissory Note, bearing even date with this Deed for the sum of Eight hundred Dollars, payable to the said William Viall or order, in One year after date, with Interest payable semi annually, in advance. Now Therefore, if I the said Thomas W Greene, or my Heirs, Executors, Administrators or any other person for me or them, shall well & truly pay or cause to be paid, to the said William Viall, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Void & Void, otherwise to be & remain in full force & virtue. Furthermore I the said Thomas W Greene do hereby constitute & appoint the said William Viall his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving Sixty days notice of such sale in some one of the public News papers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the

the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a good & absolute Estate, in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attornies to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums due on the aforenamed Note & secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals on this Fifteenth day of May A.D. One Thousand, Eight Hundred and Fifty One. (1851)

Signed sealed and delivered in presence of
Nathaniel Searle

Thomas W. Greene. (L.S.)
Melissa B. Greene. (L.S.)

County of Providence ss. In the City of Providence on this 23 day of May A.D. 1851. Then personally appeared the above named Thomas W. Greene, before me, & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded Oct 18. 1851 at 3.05 o'clk P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come. 57

I, Benjamin C. Reade, of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Benjamin C Reade for and in consideration of the sum of Six Hundred & twenty five Dollars, to me in hand, before the ensealing hereof, well and truly paid by Parley Mc. Mcatheuson, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Parley Mc Mcatheuson his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alione, enfeoff, convey and confirm, unto him the said Parley Mc Mcatheuson his Heirs and Assigns forever,

Three certain Lots of Land, situate in the Northwesterly part of said City of Providence, & are laid out and described as Lots Numbers (119) One hundred nineteen, (120) One hundred & twenty & (121) One hundred & twenty one, on a Plat of Cottage & Villa Lots, formerly belonging to the Heirs of the late Gov James Fenner, surveyed & platted June 20. 1848. by Almaden, Schubarth & Haines, & recorded in the Land Records of said City of Providence in Book of Plats No 3 page 20. Being the same three Lots of Land that were conveyed to this Grantor, by Deed from the said Parley Mc Mcatheuson, dated October 16. 1851. Reference to said Deed being had.

And I, Elizabeth Reade, Wife of the said Benjamin C Reade, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release and Forever Quitclaim to the said Parley Mc Mcatheuson & to their Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in and to the aforedescribed premises.

The within deeds & Notes having been paid & duly cancelled this 5 1854
Providence Dec 5 1854
Parley Mc Mcatheuson
Witness Albert Pabodie City Clk
Recorded Dec 5 1854

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Parley Mc Mcatheuson his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Benjamin C Reade for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Parley Mc Mcatheuson his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Parley Mc Mcatheuson his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Benjamin C Reade for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Parley Mc Mcatheuson his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I, the said Benjamin C Read have made and executed my Three certain promissory Notes, all bearing even date with this Deed, & all payable to the said Parley Mc Mcatheuson or order, Viz: One Note for the sum of Two hundred & twenty five Dollars, payable in Six Months after date with Interest. One other Note for the sum of Two hundred & twenty five Dollars, payable in Twelve Months after date, with Interest payable semi annually, and one other Note for the sum of Two hundred & twenty five Dollars, payable in Eighteen Months after date, with Interest payable semi annually. Now Therefore, if I, the said Benjamin C Reade, or my Heirs, Executors, Administrators or any other person for me or them, shall well & truly pay or cause to be paid, to the said Parley Mc Mcatheuson, or to his Heirs or Assigns, the aforenamed Three promissory Notes, together with the Interest thereon, according to the tenor of said Notes, then this Deed shall be null & void, otherwise to be & remain in full force and virtue. Furthermore, I the said Benjamin C Reade, do hereby constitute & appoint the said Parley Mc Mcatheuson, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my name, at any time after the expiration of the day of payment of either of the aforenamed Three promissory Notes, or of the Interest due thereon (in case the same remain due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the

publick Newspapers printed in the City of Providence the premises aforesaid, or any part thereof. And for me & in my Name, or in his or their Name or Names, to make, execute, such acknowledge and deliver to any person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said Sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums due on the aforenamed three promissory Notes, secured by this Deed: accounting to me for all sums that shall be over & above the amount aforesaid, hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this Sixteenth day of October A.D. One Thousand Eight Hundred and Fifty one. (1851)

Signed, Sealed and delivered
in presence of
William F Bump
Nathaniel Searle

Benjamin C. Read. (L.S.)
Elizabeth Read. (L.S.)

County of Providence ss. In the City of Providence on this 20 day of October A.D. 1851. Then personally appeared the above named Benjamin C. Read before me and acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded Oct 20, 1851. at 12.25 o'clk P. M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come. 52

I Freelom Johnson of the City & County of Providence, & the State of Rhode Island

Send Greeting. Know Ye, That the said Freelom Johnson for and in consideration of the sum of Three hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Abraham Cornell Jr. of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Abraham Cornell Jr his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Abraham Cornell Jr his Heirs and Assigns forever,

A certain Lot of Land, with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence & called and described as Lot No (29) Twenty nine, on a Plat of House Lots formerly belonging to the Estate of the late Wm Almy, on the North side of Broadway, Surveyed, plotted by Eph Mc3 Brockmond, August 1820 & said plot divided into House Lots by Almeter & Schuldwith & on Record in the City Clerks Office in said Providence, in Book of Plats No 2 page 14. Also a certain other piece of Land situate in the Westerly part of said City of Providence, Viz: One quarter part, (being the Westerly part thereof) of Lot No (28) Twenty eight on the aforenamed Plat. Being a portion of the premises that was conveyed to this Grantor by Deed from James Watford dated June 19. A.D. 1848. & recorded in the Land Records of said City of Providence, in Book No 112 page 105. Reference to said Deed & Plat being had.

And I Elizabeth P Johnson, Wife of the said Freelom Johnson, Jr & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release, forever Quitclaim to the said Abraham Cornell Jr. and to his Heirs and Assigns forever, All my Right of Dower and Power of Thirds in and to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Abraham Cornell Jr his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Freelom Johnson for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Abraham Cornell Jr his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Abraham Cornell Jr his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

to discharge next page

Furthermore, I the said Freelom Johnson for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Abraham Cornell Jr his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, that whereas I the said Freelom Johnson have made and executed my certain promissory Note, bearing even date with this Deed, for the sum of Three hundred Dollars & payable to the said Abraham Cornell Jr, or order, in One year after date, with Interest.

Now therefore, if I the said Freelom Johnson, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay, or cause to be paid, to the said Abraham Cornell Jr, or to his Heirs or Assigns, the aforenamed promissory Note together with the Interest thereon, according to the tenor of said Note, then this Deed shall be void & void, otherwise to be & remain in full force and virtue.

Furthermore, I the said Freelom Johnson do hereby constitute & appoint the said Abraham Cornell Jr, his Executors, Administrators & Assigns my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser

or purchasers, a fuld and absolute Estate in Fee Simple, in & to the Premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney & Attorneys, full power & authority to adjourn and continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys, to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such Sale, & to the payment of the sums of Money due on the aforenamed promissory Note & secured by this Deed. Accounting to me for all Sums that shall be over & above the amount aforesaid. Hereby ratifying & confirming such Sale as may be made by my said Attorney & Attorneys, for the purposes aforesaid.

And it is further covenanted by & between the parties hereto, That the said Grantor shall cause to be paid & kept, Insurance against loss or damage by fire, upon said premises, in a sum not less than Three hundred Dollars, & assign the policy thereof to the said Grantee, & in default thereof, the said Grantee, his Heirs or Assigns may cause such Insurance to be had & kept and the expence thereof shall be a charge & lien upon said Mortgaged premises, in addition to the Note hereinbefore secured.

In testimony whereof, We have hereunto set our hands & seals, in this Twentieth day of October A.D. One Thousand Eight Hundred and fifty one. (1851)

Signed, Sealed & Delivered in presence of
Nathaniel Searle

Jacob Johnson Jr. (D)
Elizabeth P. Johnson (D)

County of Providence S. In the City of Providence on this 20th day of October A.D. 1851. Then personally appeared the above named Jacob Johnson before me, & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Oct 20. 1851, at 12. 55 o'clk P.M.

Witness
Albert Pabodie
City Clk

Know all Men by these Presents That I Abraham Lemell Jones of Lincoln Illinois the Mortgagee named in a certain mortgage dated October twentieth 1851 executed with Providence Rd. record of deeds Lib 127 fol 52 hereby acknowledge that the sum of money secured by said mortgage and the interest thereon have been paid to me by Jacob Johnson of Providence Rhode Island the Mortgagor named in said mortgage & in consideration thereof I do hereby forever discharge said mortgage & release & quitclaim unto the said Jacob Johnson his heirs & assigns forever the premises therein described

Witness my hand & seal this first day of May A.D. 1865

Executed & delivered in presence of
David Littler Joseph M. Rice

Abram Lemell Jones (SEAL)

The State of Illinois Logan County S. Lincoln May 16. A.D. 1865. Then personally appeared the above named Abraham Lemell Jones & acknowledged the foregoing instrument to be his free act & deed

Before me David Littler Justice of the Peace

Received May 25. 1865 at 9.30 A.M.

Witness P.O. Williamson
Deputy City Clerk

Having received payment in full for the Note within mentioned & secured by the Mortgage by virtue of an assignment recorded on page 257 of this Book, I do hereby cancel & discharge this Mortgage Deed Witness my hand & seal this 10th day of Sept A.D. 1852

Witness B. Lloyd

To all People to whom these Presents shall come.

55

I, Holden Peace, of the City & County of Providence and State of Rhode Island,

Send Greeting. Know Ye, That I the said Holden Peace for and in consideration of the sum of Five hundred fifty Dollars, to me in hand, before the ensealing hereof, well and truly paid by Gardner Peace, of the City & County of Providence, & State aforesaid,

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Gardner Peace his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Gardner Peace, his Heirs and Assigns forever,

One certain Lot of Land, with all the Buildings & Improvement thereon, situated on the West side of the River, in said Providence, on the Easterly side & adjoining Dean Street; bounded Westerly in said Dean Street, forty feet; Southerly on Land of John C. Allen or Land formerly owned by him, & on Land formerly owned by James Watford deceased, Seventy feet; Easterly on Land now or formerly owned by said James Watford deceased, forty feet, & Northerly on Land of James Bucee, Twenty feet, and running to said Dean Street; being the same that the Grantor purchased of Nathaniel T. Potter as per his Deed of the same date March 30th A.D. 1846; which Deed is Recorded in Book No 107 page 59, of the Records of Deeds in the City of Providence. Reference thereto being had for a more particular description.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Gardner Peace his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Holden Peace for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Gardner Peace his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Gardner Peace his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Holden Peace for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Gardner Peace his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I, Mary Peace, Wife of said Holden Peace, for and in consideration of the sum paid my husband as aforesaid, do hereby Remise, Release and Forever Quitclaim, unto him the said Gardner Peace, his Heirs and Assigns forever, all my Right of Dower & Power of Thirds, in and to the aforegoing described and granted Premises.

The Condition of the above written Deed is, That Whereas I the said Holden Peace am indebted to said Gardner Peace, in the sum of Five Hundred and fifty Dollars, for which amount I have given him my promissory Note, bearing even date herewith and made payable to said Gardner Peace or order, One Year after date with Interest.

Now Therefore, if I the said Holden Peace, my Heirs, Executors, Administrators or Assigns, or any other person for me, or them, shall well and truly pay or cause to be paid, the aforesaid Note when the same shall become due and payable, with principal and interest, agreeable to the tenor thereof, then the above written Deed shall be Null & Void to no effect, otherwise to remain in in full force and virtue.

In Witness whereof, We have hereunto set our hands and seals, this Eighteenth day of October, in the year of our Lord Eighteen Hundred and Fifty One

Signed sealed and delivered
in presence of
Robert Knight as to the
signature of Holden Peace
Maria L Peace

Holden Peace. (L.S.)
Mary Peace. (L.S.)

Providence Ss. In the City of Providence October 18th A.D. 1851

Then personally appeared Holden Peace & acknowledged the within written Instrument by him subscribed, to be his free Act and Deed

Before me Robert Knight
Justice of the Peace

Recorded Oct 20, 1851 at 1.55 o'clk P. M.

Witness

Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

54

I, Stephen Arnold, of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Stephen Arnold for and in consideration of the sum of Three hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Thomas J. Hill, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Thomas J. Hill his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Thomas J. Hill his Heirs and Assigns forever,

One Lot of Land with all the Improvements thereon, situate between Brownstein & Jackson Streets, & a little Northerly from High Street in said Providence, & is a portion of Lot Number 93 (ninety three) on a Plat of the Masterson Grants. The Lot hereby conveyed is bounded as follows. Beginning in the Westerly line of a Twenty feet Gangway, at the Northeasterly corner of the Lot hereby conveyed, thence Southerly with the Westerly line of said Gangway, Fifty feet to the Southeasterly corner of said Lot Number 93 (Ninety three) thence Westerly with the Southerly line of said Lot Number 93 (ninety three) to the Northeasterly corner of Lot Number 91 (ninety one) on said Plat, Eighty feet, thence Northerly on a line in continuation of the Easterly line of said Lot Number 91 (ninety one) Fifty feet to the Southerly line of Lot Number 93 (ninety three) on said Plat, & thence Easterly with the divisional line between said Lots Number 92 (ninety two) and (93) Ninety three) Eighty feet to the place of beginning.

Said Premises are subject to a Mortgage heretofore given by me to Byron Diman, to secure the payment of a Note, for the sum of Eight Hundred Dollars & Interest & subject to which said Mortgage

Having received full payment & discharge this Mortgage and Debt July 2, 1853
Witness my hand & Seal July 2, 1853
In presence of
Thos. J. Hill
S. Williamson

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Thomas J. Hill his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Stephen Arnold for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Thomas J. Hill his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Thomas J. Hill his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Stephen Arnold for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Thomas J. Hill his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents, excepting from the preceding Covenants, the aforesaid to Mortgage.

And I Eliza Arnold, Wife of the aforenamed Stephen Arnold, for in consideration of the sum paid as aforesaid, do hereby Release forever Quitclaim unto him the said Thomas J. Hill, his Heirs & Assigns forever, all my Right of Dower, in & to the aforegranted premises.

Provided Always, & this Deed is upon this express condition, That Whereas I the aforenamed Stephen Arnold have this day made & executed my certain Negotiable promissory Note, bearing even date herewith & made payable to him the said Thomas J. Hill or order, in Six Months after date, for the sum of Three hundred Dollars

Now Therefore, if I the aforenamed Thomas J. Hill, or my Heirs, Executors or Administrators or any other person for me or them, shall well & truly pay or cause to be paid the aforenamed Note at its maturity, then this Deed is to be void, but otherwise to be & remain in full force and effect. Furthermore, I the aforenamed Stephen Arnold, do hereby constitute & appoint the aforenamed Thomas J. Hill, his Executors, Administrators & Assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for me in my name or in his or their name or Names, at any time in case default shall be made in the payment of said Note, & such default shall continue for the term of Thirty days, to sell at public Auction, the premises aforesaid, he or they first giving, after the expiration of said term of thirty days, Twenty days notice of such sale in some one of the public Newspapers

printed in said City of Providence, and in my Name or in his or their Name or Names, to make execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deede of said premises, so as to vest in such purchaser or purchasers as full a title in the said premises as is hereby conveyed, and on sale thereof, (hereby giving & granting unto my said Attorney or Attorneys, full power & authority to adjourn said sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured, and accounting to me my Heirs or Assigns, for all sums over & above the amount thereof. I hereby ratifying & confirming such sale as shall be made, or caused to be made by virtue hereof.

In Testimony whereof, We have hereunto set our hands and seals, this Fifteenth day of October, in the year of our Lord, One Thousand Eight Hundred and Fifty One. (1851)

Signed, sealed & delivered in presence of
Henry Martin. Witness to the signature of Stephen Arnold
Witness to the signature of Eliza Arnold.
Abby P Arnold

Stephen Arnold. (L.S.)
Eliza Arnold. (L.S.)

Providence County ss. In Providence this Fifteenth day of October A.D. 1851
Then Stephen Arnold personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deede.

Henry Martin
Justice of the Peace.

Recorded Oct 20. 1851 at 3 1/2 o'clk P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

55

I Richard Hadfield of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Richard Hadfield for and in consideration of the sum of Eleven hundred Dollars in hand, before the ensealing hereof, well and truly paid by The Pawtucket Institution for Savings, an Institution legally incorporated by the Legislature of said State, & doing business in Newly Providence, in said State.

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pawtucket Ins.te for Savings, their successors & assigns ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Pawtucket Institution for Savings their Successors ~~Heirs~~ and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate in said Providence on the Southerly side of Federal Street, & is bounded as follows, Viz; Beginning at a point at the Northeast corner of the Fountain Lot, conveyed by Stephen C Hunyon to the Deity of Providence, thence running Southerly on said Fountain Street Lot, Twenty feet more or less, thence Westerly on Hunyon Street, Fifty seven feet & eight Inches more or less, thence Easterly at Right Angles with said Hunyon Street, to the Southerly side of Federal Street, thence Easterly about Eighty ten feet more or less to the place of beginning; it being the same Estate that was conveyed to the Grantor by Deed from Samuel Staples Jr. bearing date Sept A.D. 1842, reference to which is hereby made for a more full & accurate description.

Recorded Oct 20. 1851 at 3 1/2 o'clk P.M. Albert Pabodie City Clk

Providence County ss. In Providence this Fifteenth day of October A.D. 1851 Then Henry Martin Justice of the Peace aforesaid personally appeared Stephen Arnold one of the within mortgagors and gave as Security for the within Deed & mortgage that the same is their free Act & Deed. Before me Henry Martin Justice of the Peace

Providence ss. In Providence this Fifteenth day of October A.D. 1851 Then Eliza Arnold wife of Stephen Arnold one of the within mortgagors personally appeared & acknowledged the within Deed & mortgage to be her free Act & Deed. Before me Henry Martin Justice of the Peace

Received & Entered Oct 20. 1851 at 3 1/2 o'clk P.M. Examined & Recorded Oct 20 1851 Albert Pabodie City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pawtucket Ins.te for Savings their successors ~~Heirs~~ and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said Richard Hadfield for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Pawtucket Institution for Savings their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Pawtucket Institution for Savings their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Richard Hadfield for myself and for my Heirs, Executors and Administrators, do covenant and engage the above demised Premises to them the said Pawtucket Institution for Savings, their successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I, Jane Hadfield, Wife of the aforenamed Richard Hadfield, in consideration of the sum of paid as aforesaid, do hereby Release forever Quitclaim unto them the Pawtucket Institution for Savings, their Successors and Assigns forever, all my Right of Dower, in & to the aforegranted premises.

Provided Always & this Deed is upon this express condition, that whereas I the aforenamed Richard Hadfield have this day made & executed my Negotiable promissory Note, bearing even date herewith & made payable to them the said Pawtucket Institution for Savings, or order, in One year from date, with Interest payable semi annually, in advance, for the sum of Eleven hundred Dollars.

Now Therefore, if I the said Richard, or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid at maturity, the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed is to be void, otherwise to be & remain in full force & effect.

Furthermore, We, the aforenamed Richard Hadfield & Jane Hadfield do hereby constitute & appoint the aforenamed Pawtucket Institution for Savings, their Successors & Assigns, our true & lawful Attorneys, irrevocable, with full power of substitution & revocation, for us & in our Names or in their Name, at any time, in case default shall be made in the payment of said Note, or of the semi annual Interest due thereon, & such default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid, or any part thereof, they first giving, after the

expiration of said term of ten days, twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, & in our Names, or in their Name to make, seal, acknowledge, execute & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the said premises, so as to vest in such purchaser or purchasers, a fee & absolute Estate in fee simple therein, and on sale thereof, hereby giving & granting unto our said Attorney full power & authority to continue or adjourn such sale from time to time. We do authorize our said Attorney to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for & after the payment of all the expenses incident to such sale, or sales, to apply & appropriate the residue thereof to the payment of the amount of the principal and interest of said Note hereby secured, accounting to me the said Richard Hadfield, my Heirs & Assigns for all sums over & above the amount thereof. We hereby satifying, approving & confirming such sale or sales as may be made or caused to be made by our said Attorney by virtue thereof.

And furthermore it is agreed by & between the parties hereto, that the Grantor shall & will keep & maintain Insurance upon the Dwelling House & other Buildings on said Lot, in a sum not less than Twelve hundred Dollars, & assign the policy or policies of such Insurance to the Grantees, & in default thereof, it shall be lawful for the Grantees, their Successors & Assigns to effect such Insurance & the premium paid for effecting the same, shall be a further lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents.

In testimony whereof We have hereunto set our hands & seals this Twenty first day of October A.D. Eighteen hundred and fifty one. (1851)

Signed, Sealed and delivered
in presence of
Thomas A Greene

Richard Hadfield. (L.S.)

Jane Hadfield. (L.S.)

Providence Sc. In the City of Providence October 21st A.D. 1851

Then personally appeared before me Richard Hadfield, Subscriber to the preceding Instrument, & acknowledged the same to be his free & voluntary Act and Deed.

Stephen Mowry
Justice of the Peace

Recorded Oct 21. 1851, at 4 o'clk P.M.

Witness wms of the
transd Albert Pabodie
City Clk

Having purchased the premises within named
I do hereby cancel and discharge this Mortgage
Witness my hand & Seal June 19 1852
Hansel Brown
In presence of
Albert Pabodie

To all People to whom these Presents shall come.

56

I Granville Wood of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Granville Wood for and in consideration of the sum of Five Hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by Hansel Brown, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Hansel Brown his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Hansel Brown his Heirs and Assigns forever,

A certain Lot of Land, situate in the Northwesterly part of said City of Providence, & is laid out and described as Lot No (40) Forty, on a Plat of the Holden Estate, by Cushing & Walling in 1850. which said Plat is on Records in the Grand Records of said City of Providence, in Book of Plats No 4. page 3. Being the same Lot of Land that was conveyed to this grantor by Deed from the said Hansel Brown, dated October 22 A.D. 1851. Reference to said Deed being made.

And I, Wood, Wife of the said Granville Wood, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim, to the said Hansel Brown, & to his Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Hansel Brown his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Granville Wood, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Hansel Brown his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Hansel Brown his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Granville Wood for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Hansel Brown his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Granville Wood have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Five hundred Dollars, & payable to the said Hansel Brown, or order, in One year after date, with Interest. Now therefore, if I the said Granville Wood, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, to the said Hansel Brown, or to his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue. Furthermore, I the said Granville Wood do hereby constitute & appoint the said Hansel Brown, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, (in case the same remains due unpaid) to sell at public auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, & on his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons

who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys, full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply and appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums due on said Note & secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid, & hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys. For the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this Twenty second day of October A.D. One Thousand, Eight hundred and Fifty One. (1851)

Signed, sealed & delivered in presence of
Nathaniel Searle

Granville Wood. (L.S.)
Rhoby Wood. (L.S.)

County of Providence Ss. In the City of Providence on this 22 day of October A.D. 1851. Then personally appeared the above named Granville Wood, before me, & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded Oct 23. 1851 at 1.25 o'clk P.M.

Witness

Albert Pabodie. City Clk

To all People to whom these Presents shall come. 57

I, Rebecca Whitaker of the City & County of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said Rebecca Whitaker for and in consideration of the sum of Three hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Pardon H. Brown, of the aforesaid City, County & State.

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Pardon H. Brown his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Pardon H. Brown Heirs and Assigns forever,

One certain House and Lot situate in the Westerly part of the City of Providence, and is laid out and described as Lot (No 46) Forty six, on a Plat of House Lots formerly belonging to J & P Rhodes, Seth Padelford, Wm Hall and A.B. Dike, surveyed & platted April 6. 1846 by Atwater & Schubarth, and recorded in the City Clerks Office in said City of Providence, in Book of Plats No 2. page 13.

Reference to said Plat being had.

Recorded Nov 21. 1851
Witness Pardon H. Brown

Receipt received full payment & thereby cancel & discharge this Mortgage Deed
Witness my hand & seal
Pardon H. Brown (L.S.)
In presence of
E. Williams

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Pardon H. Brown his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Rebecca Whitaker for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Pardon H. Brown his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in myself good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Pardon H. Brown his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Rebecca Whitaker for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Pardon H. Brown his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforegoing Deed is, that if I the said Rebecca Whitaker my Heirs, Executors & Administrators shall pay or cause to be paid, One certain promissory Note, made payable to Pardon H. Brown, for Three hundred Dollars, One year after date with Interest & signed by said Rebecca Whitaker, bearing even date herewith, then this Deed to be void, otherwise to remain in full force.

Furthermore, I the said Rebecca Whitaker do hereby constitute & appoint said Pardon H. Brown, my lawful Attorney irrevocable, for me & in my Name, at any time after the expiration of said Note, to sell at public Auction, first giving thirty days notice thereof in some one of the Newspapers printed in the City of Providence, and for me & in my Name to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple in the premises. And on sale of said premises, I do authorize my said Attorney to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & upon receipt thereof, to apply & appropriate the same to the payment of said Note, secured by this Deed. Accounting to me for all

sums that shall be over and above the amount due on said Note and the lawful expenses accruing thereupon, hereby ratifying & confirming such sale as may be executed by my said Attorney for the purpose aforesaid. In testimony whereof, I have hereunto set my hand & seal, this 23d day of October, A.D. 1851.

Signed, sealed & delivered
in presence of
Joseph A Scott

Rebekah Whitaker (L.S.)

Providence Sc. Providence Oct 23d 1851

Then personally appeared Rebekah Whitaker, Subscriber to the above Instrument & acknowledged the same to be her free voluntary act and Deed.

Before me
Joseph A. Scott
Justice Peace.

Recorded Oct 23. 1851, at 2.50 o'clk P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I, Charles F. Tillinghast of the City & County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said Charles F. Tillinghast for and in consideration of the sum of Ten Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by The Providence Institution for Savings, an Institution legally incorporated and established, and transacting business in said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro Ins for Savings, their successors ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Providence Institution their Successors ~~Heirs~~ and Assigns forever,

Recorded & Discharged from the within Mortgage Oct 23d 1856 Albert Pabodie City Clk

A Lot of Land with all the Buildings and Improvements thereon, situate on the Northeasterly corner of Hope & Angell Streets, in said City of Providence, & bounded as follows. Northerly by Land of Simeon Dexter. Easterly by Land of William P Rathbone. Southerly by said Angell Street. & Westerly by said Hope Street, being the Estate upon which I now reside. & being the same Estate conveyed to me by Thomas C Hathorn, by his Deed dated

And I Susanna R Tillinghast Wife of the said Charles F Tillinghast in consideration of the sum paid as aforesaid, do hereby Release and forever Quitclaim unto them the said Providence Institution for Savings, their Successors and Assigns, all my Right of Dower, in & to the above described premises.

The note described in the within Mortgage having been fully paid, We hereby discharge said Mortgage. Witness our hand & Seal this 19th day of June 1856. Signed, Sealed & delivered in presence of Geo. Ino. Ives. Savings & Co Pro Bldgs Ass

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pro Ins for Savings, their Successors ~~Heirs~~ and Assigns, forever, to their ~~and~~ only proper use, benefit and behoof forever. And I the said Charles F Tillinghast for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Charles F. Tillinghast for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is such, that whereas I the said Charles F Tillinghast have this day made & executed my Negotiable promissory Note, bearing even date herewith & made payable to them the said Providence Institution for Savings or order, for the sum of Ten Thousand Dollars ($10.000) payable at the Office of the Treasurer of said Institution, in One year after date with Interest payable semi-annually, in advance Now Therefore, if I the said Charles F Tillinghast or my Heirs, Executors, Administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid at maturity, the aforenamed Note, together with the Interest thereon according to the tenor thereof, then this Deed shall be void, but otherwise shall be & remain in full force & effect.

Furthermore, We the said Charles F Tillinghast & Susanna R Tillinghast do hereby constitute & appoint the said Providence Institution for Savings their Successors & Assigns, our true & lawful Attorneys, irrevocable, with full power of substitution & of revocation for us & in our Name, or in their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest due thereon, & such default shall continue for the term of ten days, to sell at public auction, all of our & each of our right, title & interest in & to said premises, or any part thereof, they first giving, after the expiration of said term of ten days, twenty days notice of such sale in

same one of the public Newspapers printed in said City of Providence, and in our Names or in their Name or Names, to make, execute, seal, acknowledge and deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said Premises, or any part thereof, so as to vest in such purchaser or purchasers a full & absolute Estate in fee simple therein, and on sale thereof, hereby giving & granting to our said Attorney full power & authority to continue or adjourn such sale from time to time, We do authorize our said Attorney to receive from the purchaser or purchasers thereof, the amount the same may be sold for, & after the payment of all the expenses incident to such sale, or sales, to apply & appropriate the residue thereof, to the payment of the amount of principal & interest of said Note hereby secured, Accounting to me the said Charles F Tillinghast my Heirs & Assigns, for all sums over & above the amount thereof. We hereby ratifying, approving & confirming such sale or sales as may be made or caused to be made by virtue hereof.

Furthermore it is agreed by and between the parties hereto that the Grantor shall will keep & maintain Insurance upon the Dwelling House & other Buildings on said Lot, in a sum not less than Forty five hundred Dollars & will assign the policy or policies of such Insurance to the Grantees; and in default thereof it shall be lawful for the Grantee, their Successors or Assigns to effect such Insurance & the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents.

In testimony whereof, We have hereto set our hands & seals, the words "payable at the office of the Treasurer of said Institution", being first interlined & the word "twenty," being first erased with a pen, this Twenty fourth day of Octobr A.D. One Thousand Eight hundred and Fifty One.

Signed, sealed and delivered in presence of
James Tillinghast
Witness to both signatures

Charles F. Tillinghast. (L.S.)
Susanna R. Tillinghast. (L.S.)

Providence &c. In Providence this Twenty fourth day of Octobr A.D. Eighteen hundred & fifty one. Then Charles F Tillinghast personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

C.D. Vinton
Justice of the Peace

Recorded Oct 24. 1851. at 4 1/4 o'clk P.M.

Witness (words "before me" interlined)
Albert Pabodie
City Clk

59

To all People to whom these Presents shall come.

We Polly Whelden, Benjamin M. Whelden, Joseph Whelden, Susan Smalley, Ruth T Whelden, Cynthia Alexander, Wife of Abraham Alexander, & Abraham Alexander, in right of said Cynthia, Mary Brown, Wife of Hamel Brown & Hamel Brown in right of said Mary, all of the City & County of Providence & State of Rhode Island, Roland Smalley, the Husband of said Susan Smalley, in the right of said Susan, of Dennis in the County of Barnstable & State of Massachusetts.

Send Greeting. Know Ye, That We the said Polly, Benjamin, Joseph, Ruth, Cynthia, Abraham, Mary, Hamel, Susan & Roland. for and in consideration of the sum of Twelve hundred Fifty Dollars, to us in hand, before the ensealing hereof, well and truly paid by Samuel Whelden, of said City of Providence, Esq.

the receipt whereof We do hereby acknowledge, and are, therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Samuel Whelden his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Samuel Whelden his Heirs and Assigns forever,

A certain Lot of Land situate in the Northerly part of said City of Providence, with a Dwelling House and other Buildings thereon standing, & is bounded & described as follows Viz; Beginning at the North East corner of the Lot, then running Southerly bounding Easterly on the Commons or Highway, Fifty feet, thence Westerly bounding Southerly on Land of the Heirs of the late Ann Jenkins, Eighty feet; thence Northerly bounding Westerly on said Heirs Land Fifty feet, to Hunters Lane; thence Easterly bounding Northerly on said Lane, Eighty feet, to the first mentioned corner.

And We, Asenath Whelden (Wife of said Joseph Whelden) and Mary E Whelden, (Wife of said Benjamin M Whelden) in consideration of said sum of Money paid our said husbands, do hereby Remise, Release & forever Quitclaim unto him the said Samuel Whelden, his Heirs & Assigns, all our Right of Dower & Power of Thirds, in & to the premises above described & conveyed.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Samuel Whelden his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Polly, Benjamin, Joseph, Ruth, Cynthia, Abraham, Mary, Hamel, Susan & Roland for us and for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Samuel Whelden his Heirs and Assigns, that at and before the ensealing hereof we are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Polly, Benjamin, Ruth, Joseph, Cynthia, Abraham, Mary, Hamel, Susan and Roland their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, the said Polly, Benjamin, Joseph, Ruth, Cynthia, Abraham, Mary, Hamel, Susan & Roland, for us & for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Samuel Whelden his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforegoing Deed is, that if We, the said Polly Whelden, Benjamin M Whelden, Joseph Whelden, Ruth T Whelden, Cynthia Alexander, Abraham Alexander, Mary Brown, Hamel Brown, Susan Smalley & Roland Smalley, our Heirs, Executors or Administrators, shall pay or cause to be paid to said Samuel Whelden his Heirs, Executors, Administrators or Assigns, the sum of Twelve hundred & fifty Dollars, in one year from the date of this Deed, together with Interest on the same till paid, then the aforegoing Deed & also a certain promissory Negotiable Note, bearing even date herewith given by us to said Samuel Whelden, for the sum aforesaid & payable as aforesaid shall be void, otherwise shall remain in full force. Furthermore, We, the said Polly Whelden, Benjamin M Whelden, Joseph Whelden, Ruth T Whelden, Cynthia Alexander, Abraham Alexander, Mary Brown, Hamel Brown, Susan Smalley & Roland Smalley for ourselves, our Heirs, Executors & Administrators, do hereby constitute & appoint said Samuel Whelden, his Heirs, Executors, Administrators & Assigns, our lawful Attorney & Attornies, irrevocable, with power of substitution & of revocation, for us & in our stead, & in our Names, or in his or their own Name or Names, at any time in case default shall be made in the payment of said Note & said default continue for the term of ten days, to sell at public Auction, first giving three weeks notice (after the expiration of said ten days) of such sale in one of the public Newspapers printed in said City, the premises aforesaid, & in our Name or Names, or in his or their Name or Names, to make, execute, seal & deliver to

the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of said premises, as to vest in said purchaser or purchasers a full & absolute Estate in fee simple therein. And the Sale thereof (hereby giving & granting unto our said Attorney or Attorneys, fully power and authority to adjourn and Sale from time to time) & to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such Sale, to apply & appropriate the residue thereof to the payment of the amount due on said Note hereby secured, Accounting to us or our legal Representatives for all sums over and above the amount thereof. We hereby ratifying & confirming all that our said Attorneys shall lawfully do in the premises, & granting them all our authority herein.

In testimony whereof, We hereunto set our hands and seals, this Seventh day of January A.D. Eighteen hundred and fifty one.

Signed sealed & delivered in presence of
to the signature of Polly Whelden
Joseph Whelden, Ruth S Whelden mark in cross
Asenath Whelden, Cynthia Alexander
Mary Brown, Hansel Brown, P.M. Whelden,
Mary C Whelden & Abraham Alexander
Stephen Martin.
to the signature of Susan Whelden
Stephen Mcartin

Polly Whelden. 6 seer. (D)
Joseph Whelden. (D)
Ruth S Whelden. her X mark (D)
Asenath Whelden. (D)
Cynthia Alexander. (D)
Mary C Brown. (D)
Hansel C Brown. (D)
P.M. Whelden. (D)
Mary C. Whelden. (D)
Abraham Alexander. (D)
Rowland Smalley. (D)
Susan Smalley. (D)

Providence &c. In the City of Providence January 25 A.D. 1851. Then personally appeared Polly Whelden, Joseph Whelden, Ruth S Whelden (by her mark in cross) Hansel Brown, P.M. Whelden and Abraham Alexander, Subscribers to the aforegoing Instrument, & severally, (the said Polly in her said capacity) acknowledged the same to be their free & voluntary Act & Deed: and on the same day Cynthia Alexander the Wife of said Abraham Alexander & Mary Brown, the Wife of said Hansel Brown, who were severally examined privily & apart from their said husbands & after I had read & explained said Instrument to them, they declared to me that the signing & sealing of the same by them was their free & voluntary Act & Deed & that they did not wish to retract the same.

Before me, Stephen Mcartin, Justice of the Peace.

Providence &c. In the City of Providence February 3. A.D. 1851. Then personally appeared Rowland Smalley, Subscriber to the within Instrument & acknowledged the same to be his free and voluntary Act & Deed. Before me. Stephen Mcartin. Justice of the Peace.

Providence &c. In the City of Providence May 6. A.D. 1851. Then personally Susan Smalley, Wife of the above named Rowland Smalley, who being examined separate & apart from her said husband & after I had read & explained the within Mortgage Deed to her, acknowledged the signing & sealing of the same, to be her free Act & Deed & that she did not wish to retract the same.

Before me, Stephen Mcartin
Justice of the Peace.

Recorded Oct 27, 1851 at 11½ o'clk A.M.

Witness: the line "full power" &c interlined by
Albert Pabodie
City Clk

Providence ss. Dec 13, 1852. The within described note having this day been fully paid, this mortgage is hereby discharged.
For Trustee for Savings
Edward Manning, Treasurer.
Recorded Dec 13, 1852
Witness Albert Pabodie
City Clerk

60

To all People to whom these Presents shall come.

I, Job L. Pratt
of the City & County of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That I the said Job L. Pratt
for and in consideration of the sum of Eleven hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by
The Providence Institution for Savings, an Institution duly incorporated by the Legislature of the said State, & located and doing business in said Providence
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro Ins for Savings their successors & Assigns Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Providence Institution for Savings their Successors & Heirs and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate on the Easterly corner of Friendship Street, & Sisters Lane, in the Westerly part of said City of Providence, & bounded Southerly on said Friendship Street, on which it measures Thirty five feet. Westerly on Sisters Lane about Fifty eight feet. Northerly on Land of said City of Providence, Thirty five feet. & Easterly on Land of Benjamin Dyer & others, about Fifty eight feet. and is a portion of the Lot conveyed to me the Grantor by Deed from Benjamin Hopkins, bearing date November Seventeenth Eighteen hundred & forty, on Record in the City Records Office in said Providence, in Book Number Seventy nine, page Two hundred & eighteen of the Records of Deeds for said City of Providence.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pro Institution for Savings their Successors & Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said Job L. Pratt for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors & Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in myself good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings their Successors & Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Job L. Pratt, for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Institution for Savings, their Successors & Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I, Harriet L. Pratt, Wife of the aforenamed Job L. Pratt, for & in consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim unto them the said Providence Institution for Savings, their Successors & Assigns forever, All my Right of Dower, in & to the aforegranted premises.

Provided Always & this Deed is made upon this express condition, that whereas I, the aforenamed Job L. Pratt have this day made & executed my Negotiable promissory Note, bearing even date herewith & made payable to them the said Providence Institution for Savings, or order, in One year from date, with Interest payable semi annually, in advance, for the sum of Eleven hundred Dollars

Now therefore if I, the aforenamed Job L. Pratt, or my Heirs, Executors or Administrators, or any other person for me or them shall well & truly pay or cause to be paid at maturity the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this shall be void, otherwise to be & remain in full force and effect

Furthermore, I, the aforenamed Job L. Pratt do hereby constitute & appoint the aforenamed Providence Institution for Savings, their Successors & Assigns, my true & lawful Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name & in their Name & Names, at any time in case default shall be made in the payment of said Note, & of the semi annual Interest due thereon, & such default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid, or any part thereof, they first giving, after the expiration of said term of

ten days. Twenty Days notice of such sale in some one of the public Newspapers printed in said City of Providence, and in my Name or in their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchasers thereof, a good & sufficient Deed or Deeds of said premises, so as to vest in such purchaser or purchasers a full & absolute Estate in fee simple therein. And on sale thereof, hereby giving & granting unto my said Attorney full power & authority to continue or adjourn such sale from time to time, I do authorise my said Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such sale or sales to apply & appropriate the residue thereof, to the payment of the amount of the principal & interest of said Note hereby secured, accounting to me, my Heirs or Assigns for all sums over & above the amount thereof. I hereby ratifying, confirming & confirming such sale or sales as may be made or caused to be made, by my said Attorney by virtue hereof.

And furthermore, it is agreed by & between the parties hereto, that the Grantor shall & will keep & maintain Insurance upon the Dwelling House & other Buildings on said Lot, in a sum not less than One Thousand Dollars & assign the policy or policies of such Insurance to the Grantee & in default thereof, it shall be lawful for the Grantee, their Successors & Assigns, to effect such Insurance and the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged premises added to the amount of said Note, & secured by these Presents.

In testimony whereof, We have hereunto set our hands & seals this First day of November A.D. Eighteen hundred & fifty one. (1851)

Signed sealed & delivered in presence of
William A Wardwell Witness to
H Pratt Signature — Job L. Pratt. (LS)
Amos G Thomas Witness to
Job L Pratt Signature — Hamit Pratt. (LS)

Providence ss. In Providence this First day of November A.D. Eighteen hundred & fifty one. Then Job L Pratt personally appeared before me and acknowledged the within & preceding Instrument by him signed, to be his free act and Deed.

E. D. Winter
Justice of the Peace.

Recorded Nov 1. 1851 at 3.10 o'clk P. M.
word "of" interlined
Witness Albert Pabodie City Clk

Having received full satisfaction for the within Deed and Mortgage, I hereby cancel and discharge the within Mortgage deed and the Note thereby secured. Witness my hand and seal this first day of November A D 1853
In presence of
Wilkinson Hoppin
F. E. Hoppin

Received Nov 1 1853
Albert Pabodie City Clk

To all People to whom these Presents shall come.

61

The Young Mens Friendly Assistance Society in the City of Providence, a Corporation duly incorporated by the Legislature of the State of Rhode Island & located in the City of Providence in said State.

Send Greeting. Know Ye, That We the said Young Mens Friendly Assistance Society in the City of Providence for and in consideration of the sum of to us in hand, before the ensealing hereof, well and truly paid by Frances E. Hoppin, of said City, Attorney at Law.

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Frances E Hoppin his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Frances E Hoppin his Heirs and Assigns forever,

One certain Lot of Land with the Dwelling House & other Improvements thereon, situate on the Southerly side of Benevolent Street, in the Second Ward in said City, & bounded Northerly by said Street on which it measures Twenty five feet & being that width extends back at Right Angles with said Street, about 80 feet more or less to the centre of a Wall, dividing said Lot from Land which belonged to the late Wait Smith, Westerly on Land of Henry Martin (a Mark of color) Easterly on Land of Elizabeth Brown & Southerly on Land formerly owned by the late Wait Smith, or however described, it being the same Estate conveyed by Deed of Mortgage, bearing date Sept 2. 1846. by John Howe to George W Hallett, said Deed being recorded in the Records of S City in Book No 100 p 239. Reference to S Deed being made, and by the said Hallett under the power of sale contained in S Deed, sold at public auction, & conveyed to the Grantors, by his Deed dated A.D. 1851.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Frances E Hoppin his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Young Mens Friendly Assistance Society, for ourself & for our Successors ~~Heirs, Executors and Administrators~~, do covenant promise and grant, to and with the said Frances E Hoppin his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owners of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Frances E Hoppin his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Young Mens Friendly Assistance Society, for ourselves and for our successors, Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Frances E Hoppin his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided however and this Deed is upon this express condition, That if We, the said Young Mens Friendly Assistance Society, or our Successors, or any other person for us or them, shall well & truly pay or cause to be paid our certain promissory Note, bearing even date herewith, signed by our Treasurer, thereunto duly authorized, for the sum of Five hundred fifty five Dollars, payable to the said Frances E Hoppin, or to his order, Six years after the date thereof, with Interest thereon payable semi annually, then this Deed & the aforesaid Note is to be void, but otherwise to be & remain in full force, virtue & effect.

Furthermore, We, the said Young Mens Friendly Assistance Society do hereby constitute and appoint the said Frances E Hoppin, his Executors, Administrators & Assigns, our true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for us & in our Name, or in his or their Name or Names, at any time in case default shall be made in the payment of said Note, or in the payment of said semi annual Interest, & such default shall continue for the term of ten days, thereafter, to sell at public Auction, the premises aforesaid, he or they first giving (after the expiration of said term of ten days) twenty days notice of such sale, in some one of the public Newspapers printed in said City of Providence, and in our name or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed of said premises, so as to vest in such purchaser or purchasers, a full & absolute Estate in fee simple in the same. And on sale

thereof (hereby granting unto our said Attorney or Attorneys full power & authority to adjourn said sale from time to time) We do authorize & empower our said Attorney or Attorneys to receive the amount for which said Estate may be sold, & after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof to the amount due on said Note hereby secured, and whether in case of a sale for the nonpayment of Interest, the principal sum shall or shall not have become due & payable, and accounting to us, our Successors & Assigns for all sums over & above the amount thereof, hereby ratifying, affirming & confirming all that may be done in the premises by virtue hereof.

In testimony whereof, We have hereunto caused our Name & corporate seal to be affixed by Daniel N. Morse, our Treasurer, hereunto specially authorized, this First day of November A.D. 1851.

Signed, sealed and delivered in presence of
Augustus Hoppin

The Young Mens Friendly Assistance Society in the City of Providence
By Daniel N. Morse.
Treasurer pro tem.

Providence Sc. In the City of Providence on this First day of November A.D. 1851.
Then personally appeared the within named Daniel N Morse & acknowledged the above and within Deed to be the free Act and Deed of the Young Mens Friendly Assistance Society in the City of Providence, his free Act & Deed, as the Treasurer thereof, pro tem.
Before me, Aug. Hoppin
Justice of the Peace.

Recorded Nov 1. 1851 at 3.35 o'clk P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

62

I Henry B. Dimm of the City and County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Henry B Dimm for and in consideration of the sum of Two Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by Charles F Tillinghast, of said City of Providence, as Administrator of the Estate in Rhode Island, of Susan Cole, formerly of said Providence, but late of Wayne Allen, in the State of Massachusetts. Illinois

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Charles F Tillinghast as Administrator as aforesaid, his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Charles F Tillinghast as Administrator his Heirs and Assigns forever,

One certain Lot of Land with a Dwelling House and other Buildings and Improvements thereon, situate on the Easterly side of Benefit Street in said City of Providence, is bounded Westerly on said Benefit Street, on which it measures Forty feet, & holding the width of Forty feet, extends back Easterly from said Street, One hundred & thirty feet, & is bounded Northerly on Land of Anna Allen, Easterly & Southerly by Land of Edwin H Harris, & is the same Estate conveyed to me the Grantor by Deed from the said William S Humphreys, as Recorded in the City Clerks office in said Providence in Book of the Record of Deeds, page.

And I Julia A Dimm, Wife of the aforenamed Henry B Dimm, Jr, in consideration of the sum paid as aforesaid, do hereby Release and forever Quitclaim, unto him the said Charles F Tillinghast as Administrator as aforesaid, his Heirs and Assigns forever, all my Right of Dower, in & to the aforegranted premises.

NOTE. SEE TRANSFER. BOOK. 1 PAGE. 54

Having received satisfaction for the Note within named & hereby cancel & discharge this Mortgage Deed as far as herein & hereby concerned. Witness my hand & Seal this 31 1853
In presence of
B Lincoln
Washington Lovett
Elisha Dyer Lovett

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Charles F Tillinghast as Admr as aforesaid his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Henry B Dimm for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Charles F Tillinghast as Administrator as aforesaid his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Charles F Tillinghast as Administrator as aforesaid his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Henry B Dimm for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Charles F Tillinghast as Administrator as aforesaid, his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always & this Deed is upon this express condition, That whereas I the aforenamed Henry B Dimm have this day made & executed my certain Negotiable promissory Note, bearing even date herewith made payable to him, the said Charles F Tillinghast as Administrator of the Estate of Susan Cole or order, in One year from date with Interest payable semi annually for the sum of Two Thousand Dollars.

Now therefore, if I the aforenamed Henry B Dimm, or my Heirs, Executors or Administrators or any other person for me or them, shall well & truly pay or cause to be paid, the aforenamed Note, at its maturity, together with the Interest thereon, according to the tenor thereof, then this Deed is to be void, but otherwise to remain in full force and effect.

And furthermore, I, the aforenamed Henry B Dimm do hereby constitute & appoint the aforenamed Charles F Tillinghast, his Executors, Administrators & Assigns, my true & lawful Attorney or Attornies, irrevocable, with full power of substitution and of revocation for me & in my Name, or in his or their Name or Names, at any time, in case default shall be made in the payment of said Note or of the semi annual Interest thereon, and such default shall continue for the term of ten days, to sell at public Auction the premises aforesaid, he or they first giving (after the expiration of said term of ten days) Twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, and in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or

purchasers thereof, a good and sufficient Deed of said Premises, so as to vest in such purchaser or purchasers a full & perfect Title thereto. And on sale thereof, (hereby giving and granting unto my said Attorney or Attornies, full power & authority to adjourn said sale from time to time) I do authorise my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount he same shall be sold for, and after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured, & accounting to me, my Heirs or Assigns, for all sums over & above the amount thereof. I hereby ratifying and confirming such sale as may be made, or caused to be made by virtue hereof.

In testimony whereof, We have hereunto set our hands & seals, this First day of September, in the year of our Lord, One Thousand Eight hundred fifty one. (1851)

Signed, sealed & delivered in presence of
Edwards S Mowton
Mary E Holden. Witness to the signature of Julia A Dimon

Henry B. Dimon. (L.S.)
Julia A. Dimon. (L.S.)

Providence County ss. In Providence this First day of November A.D. 1851
Then Henry B Dimon personally appeared before me, and acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Before me Edwards S Mowton
Justice of the Peace

Recorded Nov 1. 1851, at 4. 10 o'clk P. M.

Witness (word 'the' erased)

Albert Pabodie
City Clk

State of Illinois } Be it remembered that on this fifth day of November AD 1853
Madison County } personally came before me I B Randle a Notary Public in and for the City of Alton, County of Madison and State of Illinois, Washington Leverett and Eliza Ann his wife personally known to me to be the indentical persons described in and who signed the release of this Mortgage and they acknowledged that they signed & sealed the same as their free act and deed for the purposes therein expressed, and the said Eliza Ann Leverett being by me made acquainted with the contents and effect of said release she acknowledged that she signed the same as her free and voluntary act without compulsion of her husband and that she does not wish to retract

In testimony whereof I have hereunto set my hand and affixed my Notarial Seal, done at my Office in Upper Alton in said County and State this 5 th day of November 1853

L S

I B Randle
Public Notary

Recorded discharge April 8 1854 at 10 o'clk am
Witness
Albert Pabodie
City Clk

Know ye, that I the said Henry B Dimon for and in consideration of the sum of Thirteen hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by Job Luther of Swanzey in the County of Bristol & State of Massachusetts the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Job Luther his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Job Luther his Heirs and Assigns forever,

All certain Lot of Land with the Buildings & Improvements thereon, situate on the Southerly side of Atwells Avenue, on Federal Hill, in said City of Providence, bounded & described as follows: Beginning at the corner of Warden Street & Atwells Avenue, & running Easterly bounding Northerly on said Atwells Avenue Forty six feet, then turning & running Southerly in a straight line Eighty feet to other Land now or lately belonging to Stephen C Slocum. Then turning & running Westerly in a straight line Forty six feet to Warden Street, then turning & running Northerly bounding Westerly on said Warden Street, Eighty feet to the place of beginning, at the corner of Warden Street and Atwells Avenue.

Being the front portion of the Estate formerly belonging to Nathan Monroe.

Recorded Nov 15. 1852.

Witness my hand & seal Sept 15. 1852.

Witness

Know ye that I William Sprague Jr of Cranston in the County of Providence & State of Rhode Island for & in consideration of full payment of the Note & Mortgage Deed hereinafter named & hereby discharged do hereby acknowledge the same to be received & discharged & for myself my Heirs Executors & Administrators do covenant promise & grant to & with the said Mortgagor his Heirs & Assigns that I will not sue for or demand any part of the money secured by said Mortgage Deed & Note & that the same shall be discharged & that I will forever warrant & defend the said Mortgagor his Heirs & Assigns against the lawful claims & demands of any person or persons whatsoever.

In testimony whereof I have hereunto set my hand & seal this 15th day of Sept A.D. 1852.

Wm Sprague Jr (L.S.)

Witness
Geo Sprague

To all People to whom these Presents shall come.

I John S Thurston of the City & County of Providence and State of Rhode Island Send Greeting. Know Ye, That I the said John S Thurston for and in consideration of the sum of Fourteen hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by Job Luther of Swanzey, in the County of Bristol & State of Massachusetts the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Job Luther his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Job Luther his Heirs and Assigns forever,

All certain Lot of Land with the Buildings & Improvements thereon, situate on the Southerly side of Atwells Avenue, on Federal Hill, in said City of Providence, bounded & described as follows: Beginning at the corner of Warden Street & Atwells Avenue, & running Easterly bounding Northerly on said Atwells Avenue Forty six feet, then turning & running Southerly in a straight line Eighty feet to other Land now or lately belonging to Stephen C Slocum. Then turning & running Westerly in a straight line Forty six feet to Warden Street, then turning & running Northerly bounding Westerly on said Warden Street, Eighty feet to the place of beginning, at the corner of Warden Street and Atwells Avenue.

Being the front portion of the Estate formerly belonging to Nathan Monroe.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Job Luther his Heirs and Assigns forever, to his and their only proper use, benefit and behoof forever. And I the said John S Thurston for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Job Luther his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Job Luther his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John S Thurston for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Job Luther his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Hannah B Thurston, Wife of the aforesaid John S Thurston, in consideration of the above named sum of Money paid unto my said husband, do hereby Remise, Release, forever Quitclaim, all my Right of Dower and Power of Thirds, in to the premises above described, to him the said Job Luther, his Heirs & Assigns forever.

And this Deed is made on this condition, That whereas I have this day made & executed my promissory Note, for Fourteen hundred Dollars, payable to Job Luther, or order, in One year from the date hereof with Interest semi annually, for value received. Now therefore, if I, or any other for me, shall pay said Note & Interest, when the same shall become due, then this Deed shall become Null & Void, otherwise it shall be of full force & effect. Furthermore, I the aforenamed John S Thurston do hereby constitute & appoint the aforesaid Job Luther, his Executors, Administrators or Assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution or of revocation, for me & in my Name, at any time, in case default shall be made in the payment of said Note & Interest, when the same shall become due, for the space of thirty days, and then, after giving thirty days notice of the intended sale of the premises, in one of the Newspapers printed in said Providence, to sell the same at public

Auction, and to make and execute the requisite Conveyance thereof, and receive the proceeds of such Sale, & apply the same to the payment of the expenses of such sale, & to the amount due on said Note for principal & interest, and accounting to me, my Heirs & Assigns, for all sums over & above. I hereby ratifying & confirming such Sale as may be made by virtue hereof.

In testimony whereof, We have hereunto set our hands & seals, this First day of November, in the year of our Lord. Eighteen hundred and fifty one. (1851) the word "semi annually" interlined before signing als. the words "in and to the premises above described"

Signed, sealed and delivered
in presence of
Henry J Luther
Elizabeth L Luther

John S. Thurston. (L.S.)
Hannah B. Thurston. (L.S.)

Providence SS. In the City of Providence this First day of November A.D. 1851
John S Thurston came before me and acknowledged the preceding Instrument by him signed, to be his free act and Dede.

Henry Martin, Justice of the Peace.

Recorded Nov 1. 1851. at 4.20 o'clk P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

014

I. Bowers Lewis

of the City and County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Bowers Lewis for and in consideration of the sum of Five Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

William Corbeth, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said William Corbeth his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said William Corbeth his Heirs and Assigns forever,

A certain Lot of land, with all the Buildings & Improvements thereon, situate in said City of Providence, & bounded & described as follows Viz: Beginning at a point in the Easterly side of a Twenty feet Gangway, Fifty Eighty three feet Northerly from the Northerly line of Federal Street, thence Northerly, with the Easterly line of said Twenty feet Gangway, just Thirty eight feet, thence Easterly on a line parallel with & just One hundred & twenty one feet Northerly from said Federal Street, Fifty feet to the Westerly line of Lot No (61) sixty one, on the Plat of Federal Hill Lots, which said Plat is on Record in the City Clerks Office on said Providence in Book No 30 page 439. thence Southerly with the Westerly line of said Lot No 61. just Thirty eight feet. thence Westerly on a line parallel with & just Eighty three feet Northerly from said Federal Street, Fifty feet, to the first point.

Being a portion of Lot No (62) sixty two. on the aforenamed Plat. Being the same Lot of Land that was conveyed to this Grantor by Deed from Tristam H Angell, dated January 29th 1851. & recorded in the Land Records of said Providence, in Book No 122 page 305

Reference to said Deed being had.

Having received payment in full for this note within named I do hereby cancel and discharge this Mortgage
Dated Witness my hand and Seal April 13 1853
In presence of J
William Corbeth
Benbridge Eaton
By Albert Pabodie
Attorney

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said William Corbeth his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Bowers Lewis for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said William Corbeth his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said William Corbeth his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Bowers Lewis for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said William Corbeth his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Catherine Lewis, Wife of the said Bowers Lewis, for in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim to the said William Corbeth & to his Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in and to the aforedescribed premises.

The preceding Deed is upon this condition, For that whereas I the said Bowers Lewis have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Five hundred Dollars, payable to the said William Corbeth, or order, in One year after date, with Interest. Now Therefore, If I the said Bowers Lewis, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said William Corbeth, or to his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, when this Deed shall be Null & Void, otherwise to be & remain in full force & virtue. Furthermore, I the said Bowers Lewis do hereby constitute & appoint the said William Corbeth, his Executors, Administrators & Assigns, my true & lawful Attorney and Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note (in case the same remains due & unpaid) to sell at public auction, first giving Sixty days notice of such sale, in some one of the public Newspapers

printed in the City of Providence, the premises aforesaid, And for me & in my Name, or in his or their name or names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple in & to the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney & Attorneys full power and authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys, to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such sale & the payment of the sums of money due on the aforenamed Note and secured by this Deed, accounting to me for all sums that shall be over & above the amount aforesaid, hereby ratifying & confirming such sale as may be made by my said Attorney and Attorneys. For the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this First day of November A.D. One Thousand Eight hundred and Fifty One. (1851)

Signed, sealed and delivered in presence of
Nathaniel Searle

Borrows Borris. (D)
Catharine Borris. (D)

County of Providence ss. In the City of Providence on this 1st day of November A.D. 1851. Then personally appeared the above named Borrows Borris before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Nov 3. 1851, at 2.20 o'clk P.M.

Witness
Albert Pabodie
City Clk

To all People to whom these Presents shall come.

65

I, Charles Matherson of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Charles Matherson for and in consideration of the sum of One Hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by James C Swan, of North Providence, in the aforesaid County & State

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said James C Swan his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said James C Swan his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate on the Easterly side of Hickory Street, in said City of Providence, bounded Westerly by said Hickory Street on which said Street it measures Forty feet, & extends back Easterly Eighty feet, bounded Northerly & Easterly by Land of Ferdinand Potter, & Southerly by Land of Nathan Parker & Major Dean. Being the same Lot of Land that was conveyed to this Grantor, by Deed from Ferdinand Potter. Reference to said Deed being had.

And I Angeline Matherson, Wife of the said Charles Matherson, for & in consideration of the aforenamed sum of Money paid my said Husband, do hereby Remise, Release and forever Quitclaim to the said James C Swan, and to his Heirs and Assigns forever, all my Right of Dower & Power of Thirds, in and to the aforedescribed premises.

Having received payment in full for the Note within named
I do hereby cancel & discharge this Mortgage Deed
Witness my hand & seal Sept 8 1852
James C Swan
In presence of
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said James C Swan his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Charles Matherson for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said James C Swan his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said James C Swan his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Charles Matherson for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said James C Swan his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The foreceding Deed is upon this condition, For that whereas I the said Charles Matherson have made and executed my certain promissory Note, bearing even date with this Deed, for the sum of One hundred Dollars payable to the said James C Swan, or order, in One year after date, with Interest.

Now Therefore, if I the said Charles Matherson, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said James C Swan or to his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue.

In testimony whereof, We have hereunto set our hands and seals, on this Fifth day of November A.D. One Thousand, Eight Hundred and Fifty one. (1851)

Signed sealed and delivered in presence of
Nathaniel Searle
Mary H Kenney

Charles Matherson. (D)
Angeline Matherson. (D)

County of Providence Ss. In the City of Providence on this 5th day of November A.D. 1857.
Then personally appeared the above named Charles Matherson before me & acknowledged the preceding Instrument by him signed, to be his free act & deed.

Nathaniel Searle
Justice of the Peace.

Recorded Nov 5. 1857 at 10.45 o'clk A.M.

Witness Albert Pabodie
City Clk

Having received payment in full for the Notes within named. I do hereby cancel and discharge this Mortgage Deed. Witness my hand and Seal Jany 10 1859
In presence of Joseph C Fanning
Albert Pabodie

To all People to whom these Presents shall come.

We Abby Rawson and Hannah R Rawson both of the City and County of Providence and State of Rhode Island

Send Greeting. Know Ye, That We the said Abby & Hannah R Rawson for and in consideration of the sum of Four Hundred Five Dollars to us in hand, before the ensealing hereof, well and truly paid by Joseph C Fanning of said City

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Joseph C Fanning his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Joseph C Fanning his Heirs and Assigns forever,

One certain Lot of Land with the Buildings & other Improvements thereon situate on the West side of the River, in said City on the corner of Pichol & Chalkuit Streets, & being the Easterly end of Lot Number eight (8) on a Plat of the Providence Aqueduct Companys Ground, which said Plat is on Record in the Clerks Office in said Providence, in Book of Plats page nine, (9) or however described it is the same Lot conveyed to us by Joseph C Fanning, by Deed, bearing even date herewith.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Joseph C Fanning his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Abby & Hannah R Rawson for ourselves and for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Joseph C Fanning his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Joseph C Fanning his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Abby & Hannah R. Rawson for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Joseph C. Fanning his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided however and this Deed is upon this express condition, That Whereas We the said Abby & Hannah R Rawson have this day made & executed our three certain promissory Notes, bearing even date herewith, & each payable to the order of the said Joseph C Fanning, with Interest payable semi annually, viz; one for $135.27 payable in one year after date, one for $135.28 payable in two years after date, one for $135.28 payable in three years after date. Now therefore, if We the said Abby & Hannah R. or the survivor of us, & her Heirs, Executors or Administrators, or any other person for us, her or them shall pay said Notes, with the Interest thereon, according to the tenor of said Notes when this Deed & said Notes shall be void, but otherwise it shall be & remain in full force & virtue. Furthermore, We, the said Abby & Hannah R Rawson, for ourselves & our Heirs, Executors & Administrators, do hereby constitute & appoint the said Joseph C Fanning, his Executors, Administrators & Assigns, our true & lawful Attorney, irrevocable, for us & in our Names, at any time after either of said Notes or of said instalments of Interest shall have become due, & shall have remained unpaid for the space of ten days, to sell the premises aforesaid, at public Auction, first giving (after the expiration of said term of ten days) Twenty days notice of said sale in some one of the public Newspapers printed in said City, and on said sale thereof, (hereby authorizing my said Attorney or Attorneys to adjourn said sale from time to time) to apply & appropriate the proceeds of said sale to the payment of said Notes & the

Interest due thereon, after ... paying the expenses incident to said sale, and accounting to us, or our survivor thereof, Executors, Administrators or Assigns. For the residue of said proceeds; hereby authorizing our said Attorney or Attornies, to appoint an Attorney or Attorneys under him or them, & the same to revoke at pleasure, & in our Names or in the name of the survivor of us Heirs & Assigns, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers of said premises, the necessary Conveyances, so as to vest in them a full & absolute Estate in fee simple in the same and hereby ratifying, approving & confirming all that many be done by virtue hereof.

In Witness whereof, We have hereunto set our hands and seals, this Eighth day of November, in the year of our Lord, One Thousand, Eight Hundred and Fifty one. (1851)

Signed, Sealed and delivered
in presence of
Robert Knight
Joseph Harrison

Abbey R. Harrison. (L.S.)
Hannah R. Harrison. (L.S.)

Providence Sc. In the City of Providence this Eighth day of November A.D. 1851.
Then personally appeared the above & within named Abbey Harrison & Hannah R Harrison & severally acknowledged the within proceeding Instrument to be their free act & deed.
Before me. Robert Knight
Justice of the Peace.

Recorded Nov 8. 1851 at 3. o'clk P. M.
Witness Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I. William P. Angell of Smithfield, in the City County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said William P. Angell for and in consideration of the sum of Seven hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Joseph James. of North Providence, in the aforesaid County & State

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Joseph James his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Joseph James his Heirs and Assigns forever,

A certain Lot of Land, with all the Buildings & Improvements thereon, situate on the Easterly side of State Street, in said City of Providence, & bounded & described as follows, Viz: Commencing at the Northwesterly corner of a strip of Land conveyed by Lewis Thayer to Daniel Angell's Wife, & running Northerly bounding Westerly on said State Street, Forty Feet & holding the width of Forty Feet from front to rear, extending back Easterly One hundred Feet. Being the same premises that were conveyed to this Grantor by Deed from Lewis Thayer, dated August 2. 1851. & recorded in the Land Records of said City of Providence, in Book 124. page 196. Reference to said Deed being had.

And I Vashti W Angell, Wife of the said William P Angell, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release and forever Quitclaim, to the said Joseph James, & to his Heirs and Assigns forever, All my Right of Dower and Power of Thirds, in and to the aforedescribed Premises.

Witness Albert Pabodie
City Clk

Recorded June 12. 1852.
Witness Albert Pabodie
City Clk

Rec'd & Ent'd June 12. 1852
Witness Albert Pabodie
City Clk

Receiving satisfaction of the note described in the within Deed of Mortgage, & hereby canceling & discharging the within Deed of Mortgage.
Witness my hand & seal this 12th day of June A.D. 1852.
In presence of Albert Pabodie
Joseph James (L.S.)

Rec'd June 12. 1852. from the above named Joseph James satisfaction in full of the preceding Discharge & within Deed & the Note therein described.
Before me Nathaniel Searle Justice of the Peace.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Joseph James his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said William P. Angell for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Joseph James his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Joseph James his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William P. Angell for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Joseph James his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I, the said William P Angell have made and executed my certain promissory Note, bearing even date with this Deed, payable to the said Joseph James, or order, in One year after date, with Interest payable annually, for the sum of Seven hundreds Dollars.

Now Therefore, if I, the said William P Angell, or my Heirs, Executors, Administrators or any other person for me or them, shall well & truly pay or cause to be paid to the said Joseph James, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue.

Furthermore, I, the said William P Angell do hereby constitute & appoint the said Joseph James, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or

purchasers, a full and absolute Estate in fee simple, in & to the premises aforesaid, and on sale thereof, I hereby giving & granting unto my said Attorney & Attorneys, full power and authority to adjourn & continue said Sale from time to time) & do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed, accounting to me for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such Sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this Ninth day of October, A.D. One thousand, Eight hundred and fifty one. (1851)

Signed, sealed and delivered in presence of Nathaniel Searle

William P. Angell. (L.S.)

Vashti W. Angell. (L.S.)

County of Providence ss. In the City of Providence on this 12th day of November A.D. 1851. Then personally appeared the above named William P. Angell before me, and acknowledged the foregoing Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded Nov 12, 1851, at 12.55 o'clk P.M.

Witness

Albert Pabodie
City Clk

I hereby cancel and discharge this Mortgage Deed
Witness my hand and Seal Sept 23 1853
In presence of
Albert Pabodie
Geo W Greene (L.S.)

68

To all People to whom these Presents shall come.

I, Leyman Hawes, of the City & County of Providence & State of Rhode Island,

Send Greeting. Know Ye, That I the said Leyman Hawes for and in consideration of the sum of Twelve hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by George W Greene, of Coventry, in the County of Kent, & said State of Rhode Island,

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said George W Greene his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said George W Greene his Heirs and Assigns forever,

A certain piece or parcel of Land, together with all the Buildings & Improvements thereon, situate partly in said City of Providence & partly in North Providence, & on the Westerly side of Ashburton Street, & described as follows, Viz: Commencing at the Northeasterly corner of Jacob F. Seagraves Land, on said Ashburton Street, thence running Northerly, bounding Easterly on said Ashburton Street Two hundred & twenty five feet, more or less, to a point in said Ashburton Street, as delineated on a Plat of the Philip W Martin Estate, which said Plat is on Record in the City Clerks Office in said Providence, then turning & running Southerly, bounding Westerly on the Easterly line of the Providence & Worcester Rail Road, till it comes to the Northwesterly corner of Jacob F. Seagraves Land, then turning & running Easterly a straight line Hundred Southerly on Land of said Jacob F. Seagraves, to the place of beginning on said Ashburton Street.

Also Three certain other Lots of Land, situate on the Southwesterly side of Manton Street, in said and are laid out & described as Lots Number (25) twenty five (17) seventeen & (18) Eighteen on the said Plat of the Philip W Martin Estate.

Reference to said Plat being had.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said George W Greene his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Leyman Hawes for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said George W Greene his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said George W Greene his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Leyman Hawes for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said George W Greene his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The foregoing Instrument is upon this condition, For that whereas I the said Leyman Hawes have made and executed my certain promissory Note, bearing even date with this Deed, for the sum of Twelve hundred Dollars & payable to the said George W Greene, or order, in one year after date, with Interest, payable annually.

Now therefore, if I the said Leyman Hawes, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said George W Greene, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the time of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue.

Furthermore, I the said Leyman Hawes do hereby constitute & appoint the said George W Greene, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises

aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, to the payment of the sums of Money due on the aforenamed promissory Note & secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said attorney or attorneys. for the purposes aforesaid.

In testimony whereof, I have hereunto set my hand and seal, this eighteenth day of June A.D. One Thousand Eight hundred fifty one. (1851)

Signed, sealed and delivered
in presence of
Nathaniel Searle

Lyman Haines. (L.S.)

County of Providence ss. In the City of Providence in this 18 day of June A.D. 1851. Then personally appeared the above named Lyman Haines, before me & acknowledged the preceding Instrument, by him signed, to be his free Act and Deed

Nathaniel Searle
Justice of the Peace.

Recorded Nov 13. 1851. at 3/4 oclk P.M.

Witness (The word "Deed" erased & "Instrument" interlined)

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

69

I, William B. Dean, of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said William B Dean for and in consideration of the sum of Eight Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Lewis P. Child, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Lewis P Child his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Lewis P Child his Heirs and Assigns forever,

One Lot of Land situate on the Easterly side of Dorrance Street, in the Westerly part of said City of Providence extending back Easterly therefrom to Orange (formerly Central) Street & is Lot Number 30 (thirty) on the Plat of the Dorrance Street Lands, which Plat is on Record in the City Clerks Office in said Providence. & is the same Lot conveyed to me the Grantor by Deed from Charles Dyer, bearing date March 24 A.D. 1846. & which Deed is also on Record in said Office in Book 97. page 376. Also all my Interest in & to the adjoining Lot bounded on the East by Orange formerly Central Street, on the South by Friendship Street, & on the West by Dorrance Street. & is Lot Number 29 (twenty nine) on said Plat, & is held by me under by virtue of a Lease from Byron Butler, bearing date May 29 A.D. 1846. also on Record in said Office in Book 113 page 309. together with said Lease, & also all the Buildings & Improvements upon said two Lots, together with the Steam Engines, Machines, Tools, Implements & Apparatus of every name or description, in & connected with said Buildings.

And I, Susan Dean, Wife of the aforenamed William B Dean, for & in consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim unto him the said Lewis P Child, his Heirs & Assigns Forever, all my Right of Dower & Power of Thirds, in & to the aforegranted premises.

The Note within named & fully secured, having been fully paid I do hereby cancel and discharge the Mortgage Deed. Witness my hand & Seal this 4, 1853
In presence of
Albert Pabodie

Lewis P. Child (L.S.)

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Lewis P Child his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said William B Dean for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Lewis P Child his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Lewis P Child his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William B Dean for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Lewis P Child his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always & this Deed is upon this express condition. That Whereas I, the aforenamed William B Dean, have this day made & executed my certain Negotiable promissory Note, bearing even date herewith & made payable to him the said Lewis P Child, or order, in Four Months after date, for the sum of Four Thousand Dollars.

Now therefore, if I, the aforenamed William B Dean, or my Heirs, Executors or Administrators or any other person for me or them, shall well & truly pay or cause to be paid, the aforenamed Note at its maturity, together with such other Note or Notes as may at any time hereafter be given by me, the said William B Dean to him the said Lewis P Child, whether for the Renewal of said Note or otherwise, & shall also well & truly pay or cause to be paid at the time & times that the same shall respectively become due & payable all such other sums as may at any time hereafter be due, owing or payable by or from me, the said William B Dean, to him the said Lewis P Child, & whether the same shall be due, owing or payable by Book Account, Memorandum, Check or otherwise, & shall also well & truly pay or cause to be paid, at the time & times that the same shall respectively become due and payable all such Notes & other Paper, executed by me the said William B Dean, or by any other person or persons, & which shall be at my request or for my accommodation, Endorsed or Guaranteed by him the said Lewis P Child, & shall also at all times forever hereafter, indemnify & save him the said Lewis P Child, his Heirs, Executors & Administrators, harmless, of & from all loss or damage, Interest, Costs & Expenses arising from, out of, or

by reason of any such Endorsment or Guaranty as aforesaid, then this Deed is to be void, but otherwise to be & remain in full force and effect.

Furthermore I the aforenamed William B Dean do hereby constitute and appoint the aforenamed Lewis P Child his Executors Administrators and Assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation for me & in my Name or in his or their Name or Names, at any time in case default shall be made in the payment of any paper hereby secured, & such default shall continue for the term of Ten days, to sell at public Auction, the premises aforesaid, he or they first giving (after the expiration of said term of ten days) twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge and deliver to the purchaser or purchasers thereof, a good & sufficient Deed of said premises, so as to vest in such purchaser or purchasers as full & perfect Title in the said premises as is hereby conveyed, and on sale thereof (hereby giving & granting unto my said Attorney or Attorneys full power & authority to adjourn or continue said sale from time to time) I do authorize my said Attorney or Attorneys, to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, and after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof, to the payment of all Paper hereby secured (hereby declaring that in case of a sale for the non payment of any paper hereby secured, all Paper secured by these Presents shall be deemed to be due & payable on the day of such sale) and accounting to me, my Heirs or Assigns for all sums over & above the amount thereof. I hereby ratifying & confirming such sale or sales as may be made or caused to be made by virtue hereof.

In testimony whereof, We have hereunto set our hands & seals, this Twenty third day of October, in the year of our Lord, One Thousand Eight Hundred & fifty one. (1851)

Signed sealed & delivered
in presence of
A Ward.

William B. Dean. (L.S.)

Susan J. Dean. (L.S.)

Providence County Ss. In Providence this Seventeenth day of November A.D. 1851.
Then William B Dean personally appeared before me, & acknowledged the preceding Instrument by him signed, to be his free act and Deed

Henry Martin
Justice of the Peace.

Recorded Nov 17, 1851. at 12 o'clk M

Witness Albert Pabodie City Clk

Having received satisfaction for the note within named, I do hereby cancel and discharge this Mortgage Deed, Witness my hand and Seal August 11 1853
In presence of
Albert Pabodie

Charles T Nichols (L.S.)

To all People to whom these Presents shall come.

10

I Samuel D Wickes of the City & County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said Samuel D. Wickes for and in consideration of the sum of Twelve hundred Dollars in hand, before the ensealing hereof, well and truly paid by Charles T Nichols of the Town of West Greenwich, County of Kent and State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Charles his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Charles his Heirs and Assigns forever,

One certain Tract of Land, situated in the Southwesterly part of the City of Providence, and bounded as follows, Northerly by Pine Street, Easterly by Beckwood, Southerly by Friendship Street, and Westerly by Pearl Street.

Together with all the Buildings and Improvements thereon.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Charles his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Samuel D Wickes for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Charles his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Charles his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Samuel for myself & my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Charles his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Maria Wickes, Wife of the said Samuel, in consideration of the sum aforesaid paid my said husband, do hereby Release and forever Quitclaim, all my Right of Dower, to him, the said Charles

This Deed is however subject to the following condition, to wit; Whereas I the said Samuel have made & executed my Negotiable promissory Note, bearing even date with Deed for the sum of Twelve hundred Dollars, payable to the order of the said Charles, Six Months after date, for value received, with Interest.

Now if I the said Samuel, my Heirs, Executors, Administrators or Assigns, shall well and truly pay said Note according to its tenor & effect, then this Deed shall be Null & Void, otherwise remain in full force and virtue.

And I the said Samuel do hereby constitute & appoint the said Charles, his Executors, Administrators or Assigns, my true & lawful Attorney or Attorneys, with a right of substitution, with full power at any time after said Note shall have become due, according to its tenor & effect, and unpaid for the space of thirty days, to make sale of said Estate, or any part thereof, with

the power of adjourning said sale from time to time, & to such time as he shall think fit. first advertising such sale in the principal Papers of said City of Providence, and in my Name, or in his or their Names, to make, execute & deliver to the purchaser or purchasers thereof, a good sufficient Deed of the same, & out of the proceeds of such sale, first defraying the expenses of said sale, to pay & satisfy said Note, being accountable to me, my Heirs, Executors, Administrators & Assigns for the residue of said proceeds, if there shall be any.

In Witness whereof, We have hereunto set our hands and seals, this Eleventh day of November A.D. 1851

Signed, sealed & delivered
in presence of
Nathaniel Searle
Elmira S Jenckes

Samuel D. Wickes. (L.S.)

Maria Wickes. (L.S.)

County of Providence ss. In the City of Providence on this 18th day of November A.D. 1851. Then personally appeared the aforenamed Samuel D Wickes before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Nov 18. 1851, at 10.20 o'clk A.M.

Witness

Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

I. Charles Holden 2d. of the City and County of Providence

Send Greeting. Know Ye, That I the said Charles Holden 2d for and in consideration of the sum of Thirty five hundred Dollars in hand, before the ensealing hereof, well and truly paid by George Olney of Smithfield in the County of Providence, State of Rhode Island

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Olney his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Olney his Heirs and Assigns forever,

Six certain Lots of Land, situated in the City of Providence & North Providence, on Smiths Hill, so called, on Plat of Lands of Thomas R Holden, on Record in the City Clerks Office of the City of Providence, being Lots No Nine (9) Eight (8) Five (5) Sixteen (16) Sixty two (62) & Seventy six (76) on said Plat.

And I. Ann Holden, Wife of the Charles Holden 2d, in consideration of the above sum of Money paid my said husband, I hereby Release, Release and Forever Quitclaim unto him the said George Olney his Heirs and Assigns, all my Right of Dower and Power of Thirds, in & to the above described Estate.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said George Olney his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Charles Holden 2d for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said George Olney his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said George Olney his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Charles Holden 2d for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said George Olney his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The within described Promissory Note having been paid in full I hereby discharge the within Mortgage and direct up the same to be cancelled. Given under my hand & seal this 2d day of October, One thousand eight hundred & fifty four (1854)
Witness, Chas H Olney (L.S.)
George Olney

Recorded Dischargs Oct 10. 1854 at 10.45 am Witness Albert Pabodie City Clk

The condition of this Deed is this, That if the said Charles Holden 2d shall well & truly pay or cause to be paid, his certain promissory Note of even date herewith, for the sum of Thirty five hundred Dollars, payable to said George Olney, or order, in three years after date, with Interest, for value rec'd, according to the tenor of said Note, then this Deed shall be void, else remain in full force and virtue.

In Testimony whereof, We have hereunto set our hands and seals, at Providence, this 17th day of November A.D. Eighteen hundred & fifty one. (1851)

Executed in presence of
W W Updike
and North Providence interlined before execution
W.W.U.

Charles Holden 2d (L.S.)
Ann Holden (L.S.)

Providence Sc. Providence Nov 17th 1851.

Then came Charles Holden 2d and acknowledged the within written Instrument by him signed, to be his free Act and Deed.

Before me. W. W. Updike

Justice Peace.

Recorded Nov 18. 1851. at 4. 15 o'clk P. M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come, 72

I Thomas Arnold

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Thomas Arnold for and in consideration of the sum of Five Thousand Dollars. to me in hand, before the ensealing hereof, well and truly paid by

Dexter Thurber. of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Dexter Thurber his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Dexter Thurber his Heirs and Assigns forever,

A certain Lot of land with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence, on Prospect Hill, bounding Northerly on Bowen Street, Easterly on Land of Thomas G Hoxsey & Westerly on Land of Caroline E Clarke, & measuring Fifty two feet in front & extending back about One hundred & two feet, to a Stone Wall. Being Lot No (4) Four, on a Plat of Lots on Bowen Street, belonging to Thomas G Hoxsey, surveyed & platted Sept 20. 1847 by Burlking & Walling, & recorded in the Land Records of said City of Providence, in Book of Plats No One, page 135, Together with Two feet from the Westerly side of Lot No Five on said Plat. Or however otherwise the same may be bounded or described, it is the same Estate wherein the Grantor now resides & which the said Grantor purchased of William M Read. Reference to the Deed of the said Wm M Read. to Grantor. being had.

And I Anna Arnold, Wife of the said Thomas Arnold, Jr & in consideration of the aforenamed sum of Money paid my said husband, do hereby Release, Relinquish and Forever Quitclaim unto the said Dexter Thurber, & to his Heirs & Assigns forever. all my Right of Dower and Power of Thirds in and to the aforedescribed premises.

Having received payment in full for the note within mentioned I do hereby cancel & discharge this Mortgage this 22 Sept 1852

Witness Dexter Thurber

In presence of Robert Potter

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Dexter Thurber his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Thomas Arnold for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Dexter Thurber his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Dexter Thurber his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Thomas Arnold for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Dexter Thurber his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I the said Thomas Arnold did on the Fifth day of February A.D. 1851. make & execute my certain promissory Note of that date for the sum of Sixteen hundred Dollars. payable to the said Dexter Thurber or order, in One year after date with Interest, payable annually. Now Therefore if I the said Thomas Arnold, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, to the said Dexter Thurber, or to his Heirs or Assigns the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, & shall also well & truly pay or cause to be paid, to the said Dexter Thurber, or to his Heirs or Assigns, all promissory Notes that have heretofore, or that may hereafter be given, by the Providence Steam & Gas Pipe Co. payable to the said Dexter Thurber, or order, according to the tenor of said Notes, and shall also well & truly pay or cause to be paid all promissory Notes heretofore endorsed, or that may hereafter be endorsed by the said Dexter Thurber for the Providence Steam & Gas Pipe Co. & shall also indemnify & save harmless, the said Dexter Thurber, his Heirs, Executors & Administrators from all costs & damages that may accrue to him or them, for or on account of having endorsed any promissory Note or Notes for the aforenamed Providence Steam & Gas Pipe Co. then the preceding Deed shall be Null & Void, otherwise to be & remain in full force and virtue. Furthermore, I the said Thomas Arnold do hereby constitute & appoint the said Dexter Thurber, his Executors, Administrators & Assigns, my true & lawful attorney &

Providence &c. Providence Nov 17th 1851.
Then came Charles Holden 2d and acknowledged the within written Instrument by him signed, to be his free Act and Deede.
Before me. W. W. Updike
Justice Peace.

Recorded Nov 18. 1851. at 4. 15 o'clk P. M.
Witness
Albert Pabodie
City Clk

of the City
Send G

Attorneys irrevocable, with full power
time after the expiration of the aforesaid
day of payment of any Note or Notes
Foam's Gas Pipe &c as aforesaid
promissory Note, so
at public Auction. First giving thirty
papers printed in the City of Providence,
his or their Name or Names, to make, execute
who may become the purchaser or purchasers
so as to vest in said purchaser or purchasers
premises aforesaid. And on sale thereof
Attorneys full power & authority to adjourn
said Attorney & Attorneys to receive
same to the payment of all the expenses
of Money due on any Note or Notes, given by
Dexter Thurber, & to the repayment of the sums
Deede accounting to me for the surplus sums that shall
ratifying and confirming such sale as may be
purposes aforesaid.

In testimony whereof. We have here
of October A.D. One Thousand, Eight hundred and
Signed, sealed & delivered in presence of
Nathaniel Searle
Witness to the signature of Ann S Arnold
Graham Thurber

County of Providence ss. In the City of
then personally appeared the above named
signed the preceding Instrument by him signed to be

Recorded Nov 19. 1851, at 11.55 o'clk A.
Witness

word "secured" erased and
word "endorsed" interlined

ents shall come.

Solande
Salisbury
Dollars, to me
and, before the unsealing hereof, well and truly paid by
Providence
satisfied, contented and paid; and thereof, and of every
Daniel B Randall his
granted, bargained, sold, aliened, enfeoffed, conveyed and
bargain, sell, aliene, enfeoff, convey and confirm, unto
all his Heirs and Assigns forever,

ments thereon, situate on the Easterly by said Mill Stock. Northerly Southerly by Land of the Grantor.
Grantee. By Deed of even date herewith.

bargained Premises, with all the Appurtenances, Priviliges and Com-
ng to him the said Daniel B Randall his
d their only proper use, benefit and behoof forever. And I the said
for my Heirs, Executors and Administrators, do covenant
Daniel B Randall his
of I am the true, sole, and lawful owner of the above bargained
the same, in my own proper right, as a good, perfect and absolute estate of in-
, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the
d that the said Daniel B Randall his
and Assigns, shall and may from time to time, and at all times forever hereafter, by
ly and quietly have, hold, use, occupy, possess and enjoy, the said demised and
ad clear, and freely and clearly acquitted, exonerated and discharged of and from all
gains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, execu-
soever, that might in any measure or degree obstruct or make void this present Deed.
John H Salisbury
ors, Executors, and Administrators, do covenant and engage the above demised Premises
B Randall his Heirs and Assigns, against the lawful claims
er, forever to warrant, secure and defend by these Presents.

ion. For that whereas I the said John H Salisbury have
Note, bearing even date with this Deed. for the sum of Four
d Daniel B Randall, or order, in Two years after date with
Now Therefore, if I the said John H Salisbury, or any other
cause to be paid to the said Daniel B Randall, his Heirs or
the Interest thereon, according to the tenor of said Note. Then this
be & remain in full force and virtue.
John H Salisbury do hereby constitute & appoint the said Dan-
inistrators & Assigns, my true & lawful Attorney or Attorneys, irre-
& of revocation. for me & in my Name, at any time after the
said Note (in case the same remains due & unpaid) to sell at public Auction
& sale in some one of the public Newspapers printed in the City of Provi-
for me & in my Name, to make, execute, seal & deliver to the purchaser thereof
. And on sale thereof to receive of the purchaser thereof the amount the
receipt thereof, to apply & appropriate the same to the payment of the

Attorneys irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the aforenamed promissory Note, & at any time after the expiration of the day of payment of any Note or Notes given to the said Dexter Thurber, by the aforenamed Providence Steam & Gas Pipe Co, as aforesaid, & at any time after the expiration of the day of payment of any promissory Note, so ~~renewed~~ as aforesaid (in case any such Note or Notes remain due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public News-papers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple in and to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney and Attorneys full power & authority to adjourn & continue said Sale from time to time) I do hereby authorise my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on any Note or Notes, given by the Providence Steam & Gas Pipe Co, to the said Dexter Thurber, & to the payment of all sums of Money that may be due & owing to the said Dexter Thurber, for or on account of any Note or Notes, so endorsed as aforesaid & secured by this Deed, accounting to me for all sums that shall be over & above the amount aforesaid & hereby ratifying and confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this Eighteenth day of October A.D. One Thousand, Eight hundred and Fifty one. (1851)

Signed, sealed & delivered in presence of
Nathaniel Searle
Witness to the signature of Ann J. Arnold
Gorham Thurber

Thomas Arnold. (L.S.)
Ann J. Arnold. (L.S.)

County of Providence ss. In the City of Providence on this 19 day of November A.D. 1851.
Then personally appeared the above named Thomas Arnold before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded Nov 19, 1851, at 11.55 o'clk A.M.

Witness (word "secured" erased and "endorsed" interlined)

Albert Sabrois
City Clk

To all People to whom these Presents shall come.

73

I John H. Salisbury of the City & County of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said John H. Salisbury for and in consideration of the sum of Four hundred and Fifty Dollars, to me in hand, before the unsealing hereof, well and truly paid by

Daniel B. Randall, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Daniel B. Randall his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Daniel B. Randall his Heirs and Assigns forever,

A certain Lot of Land with the Buildings and Improvements thereon, situate on the Easterly side of Mill Street, in said City of Providence, bounded Westerly by said Mill Street, Northerly by Land of the Meteags, Easterly by North Main Street, & Southerly by Land of the Grantor.

Being the premises purchased by the Grantor of the Grantee, by Deed of even date herewith. Reference to said Deed being had.

The amount secured hereby having been paid, I hereby discharge this Mortgage and in full this 27th day of August A.D. 1857.
Witness
Edward P. Knowles
Attorney

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Daniel B. Randall his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said John H. Salisbury for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Daniel B. Randall his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Daniel B. Randall his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John H. Salisbury for myself & for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Daniel B. Randall his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I the said John H. Salisbury have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Four hundred Fifty Dollars, payable to the said Daniel B. Randall, or order, in Ten years after date, with Interest payable annually. Now therefore, if I the said John H. Salisbury, or any other person for me, shall well & truly pay or cause to be paid to the said Daniel B. Randall, his Heirs or Assigns, the aforesaid Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force and virtue.

Furthermore, I the said John H. Salisbury do hereby constitute & appoint the said Daniel B. Randall his Executors, Administrators & Assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of said Note (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, to make, execute, seal & deliver to the purchaser thereof a good & sufficient Deed of the same. And on sale thereof to receive of the purchaser thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of the

expenses of such sale, to the payment of the sums of Money due on the aforenamed Note, Accounting to me for all sums of Money that shall be over & above the amount aforesaid. and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In Witness whereof, I have hereunto set my hand and seal, on this Nineteenth day of November A.D. 1851.

Signed sealed & delivered
in presence of
Nathaniel Searle

John H. Salisbury.

County of Providence S. In the City of Providence on this 19th day of November A.D. 1851. then personally appeared the above named John H. Salisbury before me, and acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Nov 19, 1851, at 2.10 o'Clk P.M.

Witness

Albert Pabodie
City Clerk

Having received Payment for the Note within named I do hereby cancel and discharge this Mortgage and Deed & Seal Nov 14 1854
In presence of
J. W. Salisbury
Jonas Walch

To all People to whom these Presents shall come.

74

I John Thatcher of Providence, in the County of Providence & State of Rhode Island

Send Greeting. Know Ye, That the said John Thatcher for and in consideration of the sum of Two hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by James Walch of Cranston, in said County

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said James his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said James his Heirs and Assigns forever,

A certain Lot or parcel of Land, situate in the Westerly part of said City, on Federal Hill (so called) on the Southerly side of Spruce Street, on which it measures Fifty three feet & extends back from said Street, One hundred feet, being the same Lot conveyed to Edward McNulty by Charles Potter, by Deed bearing date September 5th A.D. 1845, (together with all the Buildings & Improvements thereon) and the said Edward McNulty conveyed the same Premises to me by Deed dated September 8th 1848, to which Deeds, or the Record thereof, reference is had

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said James Walch his Heirs and Assigns forever, to his and their only proper use, benefit and behoof forever. And I the said John Thatcher for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said James Walch his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and have lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said James Walch his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John Thatcher for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said James Walch his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Nevertheless, and the above Deed is upon this condition, That if I the said Thatcher, my Executors, Administrators or Assigns shall well truely pay to the said James Walch, his Executors or Administrators, the sum of Two Hundred Dollars, at the expiration of Three Years from this date with Interest thereon annually, then this Deed as well as my promissory Note of this date, for the same sum, payable three years after date with Interest annually, to the said James Walch or order, then this Deed as well as said Note shall be void, otherwise not.

And I the said John Thatcher do hereby constitute & appoint the said James Walch, his Executors, Administrators & Assigns, my true & lawful Attorney, at any time after the expiration of said Three years, in case the said Note or Interest thereon shall not be paid, to sell the above described premises at public Auction, to the highest bidder, first giving notice of such sale for the term of thirty days in some Newspaper published in Providence, to make & execute to the purchaser a good & sufficient Deed of said premises either in my Name or his Name, & with the proceeds of such Sale to pay said Note & Interest all Expenses of such sale, the balance of said proceeds, if any, to be paid

expenses of such sale. to the payme
accounting to me for all sums of Mone
and hereby ratifying & confirming suc
attorney for the purposes aforesaid.

Seal. on this Nineteenth day of Nove
Signed sealed & delivered
in presence of
Nathaniel Searle

County of Providence ss. In the
then personally appeared
acknowledged the preceding Instru

Recorded Nov 19. 1851,

Witness

power to me, my Executors, Administrators or Assigns, hereby ratifying whatever my said
may lawfully do in the premises.

In Witness whereof, I have hereunto set my hand
seal, this Twentieth day of November A.D. 1851.
Signed, sealed and delivered in presence of us.
the words "Edward McMurry interlined on 15th line from
the top before signing, also the words "my true & lawful
attorney" on 20th line from the bottom.
Witness. Benj Cozzens. Dennis Leach

John Thatcher.

State of Rhode Island. Providence Sc. In Providence this 20th day of
vember A.D. 1851.

Personally appeared the within named John Thatcher & ac-
edged the within Deed to be his free & voluntary Act & Deed
before me. Benj Cozzens.
Justice Peace

Recorded Nov 21. 1851. at 11¼ o'clk A.M.

Witness

Albert Pabodie

75

To all People to whom these Presents shall come.

Silas M. Field, & Catherine G. Field Wife of Silas M. Field both of
& County of Providence, and State of Rhode Island

Send Greeting. Know Ye, That We the said Silas M. Field & Catherine G. Field
for and in consideration of the sum of Eight hundred Dollars to us
in hand, before the ensealing hereof, well and truly paid by
John Vaughn & Anna Vaughn, Wife of John Vaughn both of Coventry,
County of Kent & State of Rhode Island
the receipt whereof We do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said John Vaughn & Anna Vaughn their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said John Vaugh & Anna Vaughn their Heirs and Assigns forever,

certain Tract or parcel of Land, lying in the Westerly part of said City, with a Dwelling House & other Buildings & improvements thereon, & is laid & described as Lots No (75) Seventy five & (76) Seventy six, on a Plat of Lots belonging to Daniel Field of said City, surveyed & platted by Almater & Tobenbarth, which said Plat is recorded in the Legal Records of said City of Providence, in Book of Plats No 3 page 72, the aforesaid Lots is the same Lots conveyed to Catherine G. Field by Deeds from Daniel Field. Lot (75) Seventy five. Deed dated the twenty seventh day of May A.D. 1848. & is recorded in the City Clerks Office of said City, in Book No 112. page 4. the second Lot No (76) Seventy six. Deed dated the twenty first day of October A.D. 1848. & recorded in the City Clerks Office of said City in Book No 112 page 147. to which Deeds reference is had for a more particular description of said Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said John Vaughn & Anna Vaughn their Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And We the said Silas M. Field & Catherine G. Field for ourselves our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John Vaughn & Anna Vaughn their Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in ourself good right, full power, and lawful authority to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John Vaughn & Anna Vaughn their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Silas M. Field & Catherine G. Field
for ourself our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said John Vaughn & Anna Vaughn their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided however & this Deed is upon the following express condition. That Whereas We, the said Silas M. Field & Catherine G. Field have this day executed & our certain promissory Notes, bearing even date with this Deed, whereon & whereby We have promise the said John Vaughn to pay him, or order, Five hundred Dollars in one year from date of said Note, with Interest to pay said Interest annually, and also We have promise to pay Anna Vaughn, or order, Three hundred Dollars, in one year from date of said Note with Interest to pay said Interest annually. Now therefore, if We, the said Silas M. Field & Catherine G. Field our Heirs or Assigns shall well & truly pay or cause to be paid the amount of said Notes, together with the Interest thereon, whenever the same shall become due & payable, then & in that case this Deed shall be Null & Void, otherwise to be & remain in full force & virtue in Law.

In Witness whereof, We have hereunto set our hands & seals, this Twenty second day of November, One Thousand, Eight Hundred & fifty one.

Signed, sealed and delivered
in presence of
Robert Knight

Silas M. Field. (L.S.)
Catharine G. Field. (L.S.)

power to me, my Executors, Administrators or Assigns, hereby ratifying whatever my said Attorney may lawfully do in the premises.

In Witness whereof, I have hereunto set my hand and seal, this Twentieth day of November A.D. 1851.

Signed, sealed and delivered in presence of us, the words "Edward McNulty interlined in 15th line from the top before signing, also the words "my true & lawful Attorney," in 10th line from the bottom. Witnesses: Benj Cozzens. Dennis Leach

John Thatcher. (L.S.)

State of Rhode Island. Providence Sc. In Providence this 20th day of November A.D. 1851.

Personally appeared the within Named John Thatcher & acknowledged the within Deed, to be his free & voluntary Act & Deed

Before me, Benj Cozzens. Just Peace.

Recorded Nov 21. 1851. at 11¼ o'clk A. M.

Witness "J" erased

Albert Pabodie City Clk

75

To all People to whom these Presents shall come.

We, Silas M. Field, & Catherine G. Field, Wife of Silas M. Field, both of the City & County of Providence, and State of Rhode Island

Send Greeting. Know Ye, That We the said Silas M. Field & Catherine G. Field for and in consideration of the sum of Eight hundred Dollars, to us in hand, before the ensealing hereof, well and truly paid by John Vaughn & Anna Vaughn, Wife of John Vaughn, both of Coventry, County of Kent & State of Rhode Island, the receipt whereof We do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said John Vaughn & Anna Vaughn, their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said John Vaugh & Anna Vaughn their Heirs and Assigns forever,

All certain Tract or parcel of Land, lying in the Westerly part of said City, with a Dwelling House & other Buildings & Improvements thereon, & is laid & described as Lots No (75) Seventy five & (76) Seventy six, on a Plat of Lots belonging to Daniel Field of said City, surveyed & platted by Albro & Tennbrook, which said Plat is recorded in the Land Records of said City of Providence, in Book of Plats No 3 page 72, the aforesaid Lots is the same Lots conveyed to Catherine G. Field by Deeds from Daniel Field. Lot (75) Seventy five, Deed dated the twenty seventh day of May A.D. 1848. & is recorded in the City Clerks Office of said City, in Book No 112. page 4. the second Lot No (76) Seventy six, Deed dated the twenty first day of October A.D. 1848. & recorded in the City Clerks Office of said City in Book No 112 page 147. to which Deeds reference is had for a more particular description of said Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said John Vaughn & Anna Vaughn their Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And We the said Silas M. Field & Catherine G. Field for ourselves our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John Vaughn & Anna Vaughn their Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in myself good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John Vaughn & Anna Vaughn their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Silas M. Field & Catherine G. Field for ourself our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said John Vaughn & Anna Vaughn their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided however & this Deed is upon the following express condition. That Whereas We, the said Silas M. Field & Catherine G. Field have this day executed & our certain promissory Notes, bearing even date with this Deed, wherein & whereby We have promise the said John Vaughn to pay him, or order, Five hundred Dollars in one year from date of said Note, with Interest to pay said Interest annually, and also We have promise to pay Anna Vaughn, or order, Three hundred Dollars, in one year from date of said Note with Interest to pay said Interest annually. Now Therefore, if We the said Silas M. Field & Catherine G. Field, our Heirs or Assigns shall well & truly pay or cause to be paid the amount of said Notes, together with the Interest thereon, whenever the same shall become due & payable, then & in that case this Deed shall be Null & Void, otherwise to be & remain in full force & virtue in Law.

In Witness whereof, We have hereunto set our hands & seals, this Twenty second day of November, One Thousand, Eight hundred & fifty one.

Signed, sealed and delivered in presence of Robert Knight

Silas M. Field. (L.S.)

Catharine G. Field. (L.S.)

Providence Sc. In the City of Providence this 25th day of November A.D. 1851.
Then personally appeared Silas M Field, & acknowledged the within written Instrument by him subscribed, to be his free Act and Deed: And at the same time and place, personally appeared Catherine J Field, Wife of said Silas M Field, and being examined privily & apart from her said husband & having said Instrument shewn and explained to her by me, acknowledged the same to be her free Act & Deed, from which she did not wish to retract. Before me, Robert Knight Justice of the Peace

Recorded Nov 22. 1851, at 12 o'clk M.

Witness Albert Pabodie City Clerk

To all People to whom these Presents shall come.

76

I, Cornelius G Fenner of Providence, in the County of Providence, and State of Rhode Island

Send Greeting. Know Ye, That I the said Cornelius G Fenner for and in consideration of the sum of Two Thousand Dollars, in hand, before the unsealing hereof, well and truly paid by Aris Eliza Fenner, of said Providence & State of Rhode Island,

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Fenner her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto her the said Fenner her Heirs and Assigns forever,

One certain lot of Land, with a Dwelling House and other out buildings and Improvements thereon, situated on the Southerly side of Washington Street, in the Westerly part of said City of Providence, bounded and described as follows. Beginning on the Westerly line, adjoining Land occupied by Robert Manchester, thence East on said Washington Street, Thirty nine feet, five inches, more or less to the Westerly side of a Dwelling House, thence Southerly with said Dwelling House, Seventy two feet, eight inches, thence Westerly, Thirty nine feet, six inches, more or less, to Land occupied by said Manchester, thence Northerly on Land of said Manchester, Seventy two feet & eight inches, to the place of beginning on said Washington Street. It being the same premises conveyed to me by George B Pegman, Executor. For a more full description, see Book Number 91, page 158, of the Record of Deeds, for the City of Providence.

Discharged on next page
Witness Albert Pabodie City Clerk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Fenner her Heirs and Assigns forever, to her and their only proper use, benefit and behoof forever. And I the said C. G. Fenner for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Fenner her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said A.E. Fenner her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Cornelius G Fenner for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said A.E. Fenner her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided however, this Deed is upon this condition, That if I the said C G Fenner, my Heirs, Executors or Administrators, shall well & truly pay or cause to be paid a certain promissory Note, signed by Timothy C Kendall, dated Boston Nov 14. 1851, payable in One year, with Interest, and endorsed by the said A.E. Fenner, at my request, and shall save her harmless from all cost and expenses accruing therefrom, then this Deed to be void, otherwise to remain in full force, (which Note is for Two Thousand Dollars.)

In Witness whereof, I have hereunto set my hand and seal, the Twenty first day of November A.D. One Thousand, Eight hundred and fifty one.

Signed, sealed and delivered in presence of C.H. Fenner.

Cornelius G. Fenner. (L.S.)

Providence County ss. In Providence this Twenty second day of November A.D. 1851.
Then Cornelius G Fenner personally appeared before me, & acknowledged the
preceding Instrument by him signed, to be his free act and Deed.
And I certify that the words "at my request" were interlined before acknowledgment.
Henry Martin
Justice of the Peace.

Recorded Nov 22. 1851. at 3.45 o'clk P.M.

Witness "and" "of" interlined

Albert Pabodie
City Clk

Know all men by these presents

That I Avis Eliza Fenner of Providence in the State of Rhode Island, the Mortgagee named in a Mortgage Deed executed by Cornelius G Fenner dated November 21. 1851 and recorded in the Record of Deeds in said Providence in Book number 127 page 76 in consideration that the Note described in said Mortgage has been taken up and fully paid and I have been fully indemnified and saved harmless from all loss damage and expense by reason thereof, Do hereby cancel and discharge said Mortgage in full, and do hereby grant, release and forever Quit claim unto Edward Peace of said Providence, the present owner of the Estate described in said Mortgage Deed all my right, title and interest in and to said Estate to him his heirs and assigns

Witness my hand and seal this thirtenth day of September A.D. 1854

In presence of
Mary D Fleming

Avis Eliza Fenner (L.S.)

Recorded September 16 1854 at 11 o'clk A.M.

Witness

Albert Pabodie
City Clk

Providence Record Jan 31 1873 Recorded, received Satisfaction piece, payment of the within Mortgage & note & hereby releasing the Mortgage estate Witness my hand & seal

Witness Margaret Dennis

John Hennessey

Providence Dec 1 1873 Received Dec 2 1873 at 10 o'clock A.M. Witness Ed Williamson Recorder of Deeds

To all People to whom these Presents shall come.

I John Bennis of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That the said John Bennis for and in consideration of the sum of Twelve hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by John B Hennessey, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John B Hennessey his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said John B Hennessey his Heirs and Assigns forever,

Two House Lots, situate in the Northerly part of said City of Providence, with a Dwelling House and other Improvements thereon, & are Numbered (5) Five & (6) Six, on a Plat made by H F Walling, July 25 A.D. 1845. for George B Peck & others. Said Lots adjoin each other & are bounded & described as follows. Viz: Beginning at the Southwesterly corner of Lot No 5, a corner bound of Land in possession of John Slavens, thence Northerly bounding Westerly on said Slavens Land, One hundred & two feet three inches to the new Street, thence Easterly bounding Northerly on said Street, Eighty feet to the Northeasterly corner of Lot No 6. thence Southerly, in a line parallel with the East line of said Slavens Land, One hundred & one feet & nine inches to Land of the City of Providence, thence Westerly, bounding Southerly on said Citys Land, Eighty feet to the first mentioned corner.

Being the same Lot of Land, that was conveyed to this Grantor, by Deed from John A Hopkins, dated October 29 A.D. 1851. & recorded in the Land Records of said City of Providence, in Book No 126. page 53.

Reference to said Deed being had.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John B Hennessey his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said John Bennis for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John B Hennessey his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John B Hennessey his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John Bennis for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John B Hennessey his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Mary Bennis Wife of the said John Bennis, for the consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release forever Quitclaim, to the said John B Hennessey, & to his Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed premises

The preceding Deed is upon this condition. For that whereas I the said John Bennis, have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Twelve hundred Dollars payable to the said John B Hennessey or order, in Five years after date, with Interest, payable annually

Now Therefore, if I the said John Bennis, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, to the said John B Hennessey, or to his Heirs & Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue.

Furthermore, I the said John Bennis do hereby constitute & appoint the said John B Hennessey, his Executors, Administrators & Assigns, my true Lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my name, at any time after the expiration of the day of payment of the aforenamed Note, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public

Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said Sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, on receipt thereof, to apply & appropriate the same, to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this First day of November A.D. One thousand, Eight hundred & fifty one. (1851)

Signed, sealed & delivered in presence of
Nathaniel Searle
John M. Bennis.

John Bennis (L.S.)
Mary Bennis. (L.S.)

County of Providence ss. In the City of Providence on this 15th day of November A.D. 1851. Then personally appeared the above named John Bennis before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Nov 24. 1851. at 10.40 o'clk A.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

78

We. George A Tanner & Nicholas D Tanner. both of the City and County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That We the said George A Tanner & Nicholas D Tanner for and in consideration of the sum of One hundred & fifty five Dollars. to us in hand, before the ensealing hereof, well and truly paid by Loomis Wright, of said City of Providence

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Loomis Wright his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Loomis Wright his Heirs and Assigns forever,

A certain Lot of Land, situate on the Northerly side of Warren Street, in the Westerly part of said City of Providence & Numbered (13) thirteen, on a Plat of Land belonging to Daniel Field, surveyed & platted by Almater & Schubarth, & on Record in the Land Records of said City of Providence, in Book of Plats No 3. page 42. Said Lot measures 40 feet on said Warren Street, & holding that width extends back Northerly, Ninety five feet. Being the same Lot of Land that was conveyed to their Grantors by Deed from Henry Gardiner, dated May 17. 1850. & recorded in the Land Records of said Providence, in Book No 124. page 93.

Reference to said Deed being had.

And We. Alice A Tanner. Wife of the said George A Tanner & Catharine A Tanner. Wife of the said Nicholas D Tanner. for & in consideration of the aforenamed sum of Money paid our said Husbands, do hereby Remise, Release & forever Quitclaim to the said Loomis Wright, & to his Heirs & Assigns forever, all our Right of Dower & Power of Thirds, in & to the aforedescribed premises.

Having received payment in full for the Note mentioned & do hereby cancel & discharge this Mortgage (L.S.)
Witness my hand & seal July 24 1853
In presence of
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Loomis Wright his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Grantors, for ourselves and for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Loomis Wright his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Loomis Wright his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said George A Tanner & Nicholas D Tanner for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Loomis Wright his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas We. the said George A Tanner & Nicholas D Tanner have made & executed our certain promissory Note, bearing even date with this Deed, for the sum of One hundred & fifty five Dollars, & payable to the said Loomis Wright, or order, in Two years after date, with Interest payable annually. Now Therefore, if We. the said George A Tanner & Nicholas D Tanner, or our Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, to the said Loomis Wright, or to his Heirs & Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise, to be & remain in full force & virtue. Furthermore, We the said George A & Nicholas D Tanner, do hereby constitute & appoint the said Loomis Wright, his Executors, Administrators & Assigns, our true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for us & in our Names, at any time after the expiration of the day of payment of said Note, or of the Interest due thereon (in case the same remains due unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for us & in our Names, or in his or their Name or Names, to make, execute seal, acknowledge & deliver to any person or persons, who may become the purchaser or purchasers thereof, a

good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate, in fee simple, in & to the aforesaid premises. And on sale thereof, We do hereby authorize our said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of money due on said Note & secured by this Deed. Accounting to us for all sums of money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by our said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this Sixth day of September A.D. One Thousand, Eight hundred fifty one. (1851)

Signed, Sealed and Delivered in presence of
Nathaniel Searle

Nicholas D. Tanner. (L.S.)
Catharin A. Tanner. (L.S.)
George A. Tanner. (L.S.)
Alice A. Tanner. (L.S.)

County of Providence ss. In the City of Providence on this 6th day of September A.D. 1851. Then personally appeared the above named George A Tanner and Nicholas D Tanner, before me, & severally acknowledged the preceding Instrument by them signed, to be their free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Nov 24, 1851, at 1/2 o'clk P.M.

Witness
Albert Pabodie
City Clk

Surrender Dower &c. (1/2 of fee)
Thomas G Steddard
Gardner G Clark
Dated Nov 24 1851 at 12 35 o'clk P.M.
Witness
Albert Pabodie City Clk

Know all men by these presents, that I Nancy G Clark wife of the within named Gardner G Clark, for & in consideration of the sum of Three hundred Dollars to me in hand before the ensealing hereof, well & truly paid by the within named Thomas G Steddard, the receipt whereof I do hereby acknowledge, & am therewith fully satisfied, contented & paid; & thereof, & of every part & parcel thereof, do exonerate, acquit & discharge him the said Thomas G Steddard his Heirs, Executors & Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed & confirmed; & by these Presents do freely, fully & absolutely, give, grant, bargain, sell, alien, enfeoff, convey & confirm, unto him the said Thomas G Steddard his Heirs & Assigns forever, A certain Lot of Land with the Buildings & Improvements thereon, situate on the Westerly side of Dean Street, in said City of Providence, bounded & described as follows. Begin at the Northeast corner of said land, now or lately owned by Stephen Ranzan & run Westerly, One hundred feet, then turn at Right Angles & run Northerly Forty feet, then turning at Right Angles, run Easterly, holding the width of Forty feet, to Dean Street, then Southerly on that Street, to the place of beginning. Being the same Lot of Land that was conveyed to this Grantor by Deed from Henry Shelburne, dated November 16. A.D. 1843. & recorded in the Land Records of said City of Providence, in Book No 88, page 142. Reference to said Deed being had.

And I, Nancy G Clark, Wife of the said Gardner G Clark, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim to the said Thomas G Steddard, & to his Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Thomas G Steddard his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Gardner G Clark, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Thomas G Steddard his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Thomas G Steddard his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Gardner G Clark for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Thomas G Steddard his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I, the said Gardner G Clark have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Three hundred Dollars & payable to the said Thomas G Steddard, or order, in Two years after date with Interest payable annually. Now therefore if I, the said Gardner G Clark, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Thomas G Steddard, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force and virtue. Furthermore, I the said Gardner G Clark do hereby constitute & appoint the said Thomas G Steddard, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of said Note, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons, who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or

purchasers, a full and absolute Estate, in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power and authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for: and on receipt thereof, to apply & appropriate the same to the payment of the expenses attending such sale; & to the payment of the sums due on said Note, accounting to me for all sums of Money that shall be over & above the amount aforesaid; and hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this Twenty first day of November A.D. One Thousand, Eight hundred & fifty one. (1851)

Signed, Sealed & delivered in presence of
Nathaniel Searle

Gardner G. Clark. (L.S.)
Nacy L. Clark. (L.S.)

County of Providence. In the City of Providence on this 21 day of November A.D. 1851. Then personally appeared the above named Gardner G Clark before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded Nov 24. 1851. at 3. 13 o'clk P. M.

Witness

Albert Pabodie
City Clk

Providence Ss. Dec 24. 1862. Receiving receipt & payment of the amount of principal & interest due on the Note secured by the Mortgage hereby cancelled, & discharges the same.

Witness

Edwd Wanton Smith
Recorder of Deeds

To all People to whom these Presents shall come.

80

I George Mason of the City & County of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said George Mason for and in consideration of the sum of Twelve hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Rebecca P. Bowen, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Rebecca P. Bowen Her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Rebecca P. Bowen Her Heirs and Assigns forever,

A Lot of Land, situate in said City of Providence & bounded & described as follows to wit: Beginning at a point on the Northerly side of a Street leading from Prospect Street to the Friends Cemetery, One Hundred & fifty six (156) feet from the Easterly side of said Prospect Street, thence Northerly bounding Westerly on Land of William Douglas, One hundred & eighteen (118) feet & 1/100 of One foot, to Land of the Heirs of Nicholas Brown, thence Easterly, bounding Northerly on said Heirs Land, fifty five 7/100 (65 7/100) feet to Land of Samuel Nesson, thence Southerly, bounding Easterly on said Nessons Land, One hundred and sixteen 33/100 (116. 33/100) feet to said Street leading from said Prospect Street to the Friends Cemetery & thence Westerly on said Street, Sixty nine (69) feet, to point of beginning. Being the same Estate conveyed to me by William Douglass, by Deed dated July First A.D. 1851, & recorded in the Records of Deeds for said City of Providence in Book Number 124. page 196.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Rebecca P. Bowen Her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And I the said George Mason for myself and for my promise and grant, to and with the said Heirs, Executors and Administrators, do covenant Rebecca P. Bowen Her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Rebecca P. Bowen Her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said George Mason for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Rebecca P. Bowen Her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I W Frances Mason Wife of the said George Mason, in consideration of the sum paid as aforesaid, do hereby Release Forever Quitclaim unto her the said Rebecca P. Bowen, her Heirs & Assigns Forever, all my Right of Dower, in & to the aforegranted premises.

The condition of this Deed is such, That whereas I the said George Mason have this day made & executed my Negotiable promissory Note, bearing even date herewith & made payable to her the said Rebecca P. Bowen or order, in One year after date with Interest payable semi annually, in advance, for the sum of Twelve hundred Dollars ($1200) Now Therefore, if I the said George Mason, or my Heirs, Executors, Administrators, or Assigns, or any other person for me or them, shall well & truely pay or cause to be paid, at maturity, the aforedescribed Note together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise shall be & remain in full force and effect.

Furthermore, We the said George Mason & W Frances Mason do hereby constitute & appoint the aforenamed Rebecca P. Bowen, her Executors, Administrators & Assigns, our true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & revocation, for us & in our Names, or in her or their Name or Names, at any time in case default shall be made in the payment of said Note & such default shall continue for the term of ten days, to sell at public Auction, all of our & each of our right, title & interest, in and to the premises

aforesaid, or any part thereof, she or they first giving, after the expiration of said term of ten days, twenty days notice of said sale, in some one of the public Newspapers printed in said City of Providence, and in our Names, or in her or their Name or Names, to make, execute, seal, acknowledge and deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises, or any part thereof, so as to vest in such purchaser or purchasers a full & absolute Estate in fee simple therein; And our sale thereof, (hereby giving & granting unto our said Attorney or Attorneys full power & authority to continue or adjourn such sale from time to time) We do authorize our said Attorney or Attorneys to receive from the purchaser or purchasers thereof, the amount the same may be sold for, and after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof, to the payment of the amount of principal & Interest of said Note hereby secured. (We hereby agreeing that in case of the sale of said premises, or any part thereof, for default of the payment of said semi annual Interest, the principal sum of said Note shall be deemed due & payable on the day of such sale) Accounting to me the said George Mason, my Heirs & Assigns for all sums over & above the amount thereof. We hereby ratifying, assenting & confirming such sale or sales as may be made or caused to be made by virtue hereof.

In testimony whereof, We have hereto set our hands and seals, this Twenty Fourth day of November A.D. One Thousand Eight hundred and fifty one. (1851)

Signed, Sealed & delivered in presence of
C. D. Vinton. Witness to signature of Geo Mason
the words "or of the semi annual interest due thereon"
being first erased with a pen before signing
Charles A. Tillinghast. Witness of the
signature of Wm. Mason.

Geo Mason. (L.S.)
W Frances Mason. (L.S.)

Providence Sc. In Providence this twenty fifth day of November A.D. 1851. Then George Mason personally appeared before me & acknowledged the foregoing Instrument by him signed, to be his free Act and Deed

C. D. Vinton. Justice of the Peace

Recorded Nov 25. 1851. at 4½ o'clk P.M.

Witness Albert Pabodie City Clerk

To all People to whom these Presents shall come.

81

I Nathan Thornton Junr. of the City County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Nathan Thornton Junr for and in consideration of the sum of Eight hundred fifty Dollars to me in hand, before the ensealing hereof, well and truly paid by Joseph Howard of Cranston, in said County & State.

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Joseph Howard his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Joseph Howard his Heirs and Assigns forever,

One Lot of Land with a Dwelling House and other Buildings & Improvements thereon, situate on the Northerly side of Conduit Street, in said City of Providence & is bounded Southerly on said Conduit Street on which it measures about Forty eight feet, Easterly on Land of William C Baxter & others, about One hundred & twenty feet, Northerly on Land of Joseph Tyters Heirs & others, about Forty eight feet & Westerly by Lands of William Pabodie & others, about One hundred & twenty feet. Or however otherwise said Lot may be bounded or described, it is Lot Number 12 (twelve) on a Plat of the Providence Aqueduct Company Lands, which Plat is on Record in the City Clerks Office in said Providence, & is the same Lot conveyed to me, the Grantor by Deed from James W Gibbs, bearing date January 29 A.D. 1850 & which said Deed is also on Record in said Office in Book 118 of the Record of Deeds, page 39.

I hereby convey & discharge this Mortgage
In presence of
C. D. Williams
Nov 25. 1851

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Joseph Howard his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Nathan Thornton Junr. for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Joseph Howard his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm the said bargained Premises, in manner as aforesaid. And that the said Joseph Howard his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Nathan Thornton Junr for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Joseph Howard his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Hannah M Thornton Wife of the aforenamed Nathan Thornton Jr. for & in consideration of the sum paid as aforesaid, do hereby Release forever Quitclaim, unto him the said Joseph Howard, his Heirs & Assigns forever, All my Right of Dower in & to the aforegranted premises.

Provided Always, and this Deed is upon this express condition, That Whereas I the aforenamed Nathan Thornton Jr have this day made & executed my certain Negotiable promissory Note, bearing even date herewith and made payable to him the said Joseph Howard, or order, in Two years from date with Interest payable semi-annually, for the sum of Eight hundred fifty Dollars. Now therefore, if I the aforenamed Nathan Thornton Jr. or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, the aforenamed Note, at its maturity, together with the Interest thereon, according to its tenor, then this Deed is to be void, but otherwise to be & remain in full force and effect.

Furthermore, I the aforenamed Nathan Thornton Jr. do hereby constitute & appoint the aforenamed Joseph Howard, his Executors, Administrators & Assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, or in his or their Name or Names, at any time, in case default shall be made in the payment of said Note, or of the semi annual Interest thereon,

and such default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid. He or they first giving (after the expiration of said term of ten days) twenty days notice of such sale, in some one of the public Newspapers printed in said City of Providence, & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge, & deliver to the purchaser or purchasers thereof, a good & sufficient Deed of said premises, so as to vest in such purchaser or purchasers a full & perfect Title thereto, and on sale thereof, (hereby giving & granting unto my said Attorney full power & authority to adjourn said sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such sale to apply & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured, & accounting to me, my Heirs or Assigns, for all sums over & above the amount thereof, I hereby ratifying and confirming such sale as may be made or caused to be made by virtue hereof.

In testimony whereof, We have hereunto set our hands and seals, this twenty fifth day of November, in the year of our Lord, One thousand, Eight hundred and fifty one. (1851)

Signed sealed & delivered in presence of
Henry Martin, Witness to the signature of Nathan Thornton, Junr.
Jesse B. Thornton, Witness to the signature of Hannah M. Thornton

Nathan Thornton Jr. (L.S.)
Hannah M. Thornton. (L.S.)

Providence County SS. In Providence this twenty fifth day of November A.D. 1851.
Then Nathan Thornton, Junr. personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.
Henry Martin. Justice of the Peace.

Recorded Nov 28. 1851, at 9. 50 o'clk A.M.

Witness

Albert Pabodie
City Clerk

I Nelson C. Northup of the City & County of Providence, in the State of Rhode Island, for and in consideration of the sum of Four Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Job Kenyon, Charlestown, in the County of Washington & State aforesaid, the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Job Kenyon his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Job Kenyon his Heirs and Assigns forever,

To all People to whom these Presents shall come.

82

A certain Lot of Land, with a Dwelling House & other Improvements thereon, situate on Smiths Hill in said City of Providence & bounded Westerly on Jefferson Street, wherein it measures Forty feet & Northerly by Cherry Street, wherein it measures One hundred feet. Being Lot No 61 on a Plat of House Lots on Smiths Hill, made by Isaac Matherson April 1830. Reference to said Plat being had. Being the same Lot of Land that the Grantor purchased of Henry & Angell. Also all my Interest in the Policy of Insurance upon said Estate, now assigned & held by Smith, to secure a claim for the sum of Five hundred Dollars, $500.

And I, Wealthy Northup, Wife of the said Nelson C Northup for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim to the said Job Kenyon, and to his Heirs and Assigns forever, all my Right of Dower and Power of Thirds, in & to the aforedescribed premises.

I Nelson C Northup grant this mortgage by virtue of the within deed. I hereby receive payment of the same. Witness my hand this 13th day of June A.D. 1853. Nelson C Northup
Witness to the signature of Nelson C Northup, Wm. H. Williams
Entered for record June 13th 1853 at 3 o'clock P.M.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Job Kenyon his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Nelson C Northup for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Job Kenyon his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Job Kenyon his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Nelson C Northup for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Job Kenyon his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The foregoing Deed is upon this condition. For that whereas, I the said Nelson C Northup have made and executed my certain promissory Note, bearing even date with this Deed, for the sum of Four hundred Dollars payable to the said Job Kenyon, or order, in One year after date, with Interest payable semi annually.

Now Therefore, if I the said Nelson C Northup, or my Heirs, Executors, Administrators, or any other person, for me or them, shall well & truly pay or cause to be paid, to the said Job Kenyon, his Heirs or Assigns, the aforenamed Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue.

Furthermore, I the said Nelson C Northup do hereby constitute & appoint the said Job Kenyon, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, and for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full and

absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time,) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sum of Money due on said Note & secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this Twenty eighth day of November A.D. One Thousand Eight hundred and fifty one. (1851)

Signed, sealed & delivered in presence of
Nathaniel Searle
Mary Pitson

Nelson C. Northup (L.S.)
Welthy Northup (L.S.)

County of Providence ss. In the City of Providence on this 28th day of November A.D. 1851. Then personally appeared the above named Nelson C. Northup & Welthy Northup his wife & acknowledged the preceding Instrument by them signed, to be their free Act and Deed. before me

Nathaniel Searle
Justice of the Peace

Recorded Nov 28, 1851 at 3. 55 o'clk P. M.

Witness Albert Pabodie
City Clerk

Having received of A.V. Dike the sum of Three hundred & Eighty 85/100 Dollars I hereby, sell, assign, set over and deliver, to him the said Dike his heirs & assigns all my right and interest in and to this Mortgage Deed and transfer to him the powers contained therein

Witness my hand & seal this 21st day of Dec 1852

Executed in presence of
J A D Joslin

Job Kenyon (L.S.)

Recorded January 6. 1853 at 12 o'clk M

Witness Albert Pabodie
City Clk

leaving as full payment of the note herein mentioned.
We hereby cancel & discharge this Mortgage
Witness our hands & seals Jany 11. 1853.
In presence of Charles F. Tillinghast
Job Kenyon (L.S.)
Wm A. Greene (L.S.)

83

To all People to whom these Presents shall come,

I, William Carrigan of the City of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said William Carrigan for and in consideration of the sum of Eighty Dollars to me in hand, before the ensealing hereof, well and truly paid by Charles F. Tillinghast and Welcome A. Greene, both of said Providence, Administrators of the Estate of Samuel Staples Jr. late of said Providence, deceased

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Tillinghast & Greene their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Tillinghast & Greene their Heirs and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate on the Southerly side of Shamrock Street, in said City of Providence, being part of Lot Number 119 on the Plat of the Fox Point Association, recorded on Record of Deeds for said Providence in Book 39 page 230, bounded as follows. Northerly on said Shamrock Street Twenty five (25) feet, & holding that width extending back Southerly from said Street Fifty (50) feet, bounded Easterly by Lands of David Brayley & Westerly by Land now or formerly of John Fleming, or however otherwise described, it is the same Estate conveyed to me by John Conner, by his Deed, dated July Fourth A.D. 1849 & recorded in the Records aforesaid in Book Number One hundred & seventeen (117) page Four hundred thirteen (413)

And I, Ann Carrigan, Wife of the said William Carrigan, in consideration of the sum paid as aforesaid, do hereby Release, Release Forever Quitclaim unto them the said Charles F. Tillinghast & Welcome A. Greene, Administrators as aforesaid, all my Right of Dower, in & to the aforegranted premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Charles F. Tillinghast & Welcome A. Greene, Administrators as aforesaid, their Heirs and Assigns, forever, to their and only proper use, benefit and behoof forever. And I the said William Carrigan for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Tillinghast & Greene their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Tillinghast & Greene their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William Carrigan for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Tillinghast & Greene their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is such, that, whereas I the said William Carrigan have this day made & executed by Negotiable promissory Note, bearing even date herewith & made payable to them the said Charles F. Tillinghast & Welcome A. Greene, Administrators of the Estate of Samuel Staples Jr. or order, in Six (6) Months after date with Interest the sum of Eighty one Dollars & ten cents ($81.10/100) Now Therefore, if I the said William Carrigan, or my Heirs, Executors, Administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid, at maturity, the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, but otherwise shall be & remain in full force and effect.

Furthermore, We the said William Carrigan & Ann Carrigan do hereby constitute & appoint the aforenamed Charles F. Tillinghast & Welcome A. Greene, Administrators as aforesaid & their Successors in said Office, our true & lawful Attorney, irrevocable, with full power of substitution & of revocation, for us & in our Names or in their Names at any time in case default shall be made, in the payment of said Note, or of the interest due thereon, & such default shall continue for the term of ten days, to sell at public Auction, all & each of our right, title & interest in & to said premises, or any part thereof, they first giving after the expiration of said term of ten days, twenty days notice of such sale, in some one of the public Newspapers printed in said City of Providence, & in our Names or in their

Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises, or any part thereof, so as to vest in such purchaser or purchasers, a full & absolute Estate therein. And on sale thereof, (hereby giving & granting unto our said Attorneys full power & authority to continue or adjourn such sale from time to time) We do authorize our said Attorneys to receive from the purchaser or purchasers thereof the amount the same may be sold for & after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof, to the payment of the amount of principal & interest of said Note hereby secured (We hereby agreeing that in case of the sale of said premises or any part thereof, for default of the payment of said Interest, the principal sum of said Note shall be deemed due and payable on the day of such sale) Accounting to me the said William Carrigan, my Heirs & Assigns, for all sums over & above the amount thereof. We hereby ratifying, affirming & confirming, such sale or sales as may be made or caused to be made by virtue hereof.

In Witness whereof, We have hereto set our hands & seals. (the words "with full power of substitution & of revocation", being first interlined in the power of sale) this Twenty eighth day of November A.D. One Thousand eight hundred & fifty one. (1851)

Signed, sealed and delivered in presence of James Stillinghast Witness to Wm Carrigans signature Witness to signature of Wife. Patrick Gold.

William his × mark Carrigan. (L.S.)

Ann her × mark Carrigan (L.S.)

Providence Ss. In the City of Providence this twenty eighth day of November A.D. 1851. Then the above named William Carrigan personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

C.D. Vinton. Justice of the Peace.

Recorded Nov 29. 1851. at 9.05 o'clk A.M.

Witness, word "Fumer" erased, word "of" "in fee simple" interlined. Albert Pabodie City Clk

Having received payment in full for the Note within named, We do hereby Cancel & discharge this Mortgage & Bond & Note. Providence Feb 21 1853. In presence of Albert Pabodie. Sarah Williams

84

To all People to whom these Presents shall come,

I, Elijah C Baker of the City & County of Providence & State of Rhode Island Send Greeting. Know Ye, That I the said Elijah C Baker for and in consideration of the sum of Five hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by Sarah Williams Wife of Gardner Williams, of the aforesaid City, County & State the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Sarah Williams her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto her the said Sarah Williams her Heirs and Assigns forever,

All certain Lots of Land situate in the Westerly part of the City of Providence & are Lots No 5 (five) & No 6 (six) on the Plat of Land surveyed by J.B. Cushing April 15. A.D. 1845, belonging to Gardner Williams & Wife. said Plat is recorded in the City Clerks Office in the City of Providence & is bounded as follows, (Viz:) Beginning at the Southwest corner of said Lots on the Northerly side of Washington Street, at the Southeast corner of Henrietta K Angells Land, thence Northerly bounding Westerly on Land of said Angell, One hundred feet to Land of Seat Mathewson, thence Easterly bounding Northerly on said Mathewsons Land & Land of the Grantor, Eighty feet to Lot No 4 (four) belonging to Gardner & Sarah Williams, thence Southerly bounding Easterly on said Lot No 4 (four) One hundred feet to the North side of Washington Street, thence Westerly bounding Southerly on Washington Street, Eighty feet, to the first mentioned bound be the same more or less.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Sarah Williams her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And I the said Elijah C for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Sarah Williams her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in myself good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Sarah Williams her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Elijah C for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Sarah Williams her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforegoing Deed is, that if I the said Elijah C Baker, my Heirs, Executors or Administrators shall pay to said Sarah Williams, her Heirs, Executors, Administrators or Assigns, the sum of Five hundred Dollars, on or before the twenty sixth day of November A.D. 1852, with Interest on the same till paid, then the aforegoing Deed, & also a certain Note, bearing even date herewith, given by me to said Sarah Williams, for the sum aforesaid, & payable as aforesaid, shall be void; otherwise shall remain in full force.

Furthermore, I said Elijah C Baker do hereby constitute & appoint said Sarah Williams, my lawful Attorney, irrevocable, with power of substitution & revocation, for me & in my Name, at any time after the expiration of said time, to sell at public Auction, first giving Sixty days notice thereof, in some one of the Newspapers printed in the City of Providence, of the premises aforesaid. And for me & in my Name, to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in the premises. And on sale of said premises, I do authorize my said Attorney to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for & upon receipt thereof, to apply & appropriate the same to the payment of the sum due on said Note & secured by this deed.

accounting to me for all sums that shall be over and above the amount aforesaid, hereby ratifying & confirming such sale as may be executed by my said Attorney for the purpose aforesaid. _____ And I Cynthia A. Baker, Wife of the aforenamed Elijah C. Baker, in consideration of the sum aforesaid paid my said husband, do hereby release and forever Quitclaim to said Sarah Williams, her Heirs & Assigns forever, All my Right of Dower, in and to the aforedescribed & granted premises. _____ In Witness whereof, We have hereunto set our hands & seals, this Twenty sixth day of November, in the year of our Lord, One Thousand Eight hundred and fifty One. A.D. 1851. _____

Signed, sealed and delivered in presence of Ismail G. Manchester

Elijah C. Baker. (L.S.)

Cynthia A. Baker. (L.S.)

Providence Ss. In the City of Providence November 29th A.D. 1851. _____ Personally came Elijah C. Baker, Subscriber to the aforewritten Instrument & acknowledged the same, to be his free Act and Deed. _____ Before me, Ismail G. Manchester _____ Justice of the Peace.

Recorded Nov 29 1851. at 9. 40 o'clk A.M. _____

Witness _____ Albert Pabodie City Clk

To all People to whom these Presents shall come.

85

We Albert Farnum & Ann Farnum, Wife of the said Albert Farnum, both of the City & County of Providence, in the State of Rhode Island _____

Send Greeting. Know Ye, That We the said Albert & Ann Farnum _____ for and in consideration of the sum of Five hundred Dollars, to us _____ in hand, before the ensealing hereof, well and truly paid by _____ John R. Burrows and Gardner M. Burgess, both of said City of Providence, in Company under the Name of Burrows & Burgess. _____ the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Burrows & Burgess _____ their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said _____ Burrows & Burgess _____ their Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House and other Improvements thereon, situate on the Southerly side of Federal Street, in said City of Providence, together with the privilege of the Well located on the line of Land belonging to John H. Chace & the Lot of Land hereby conveyed. _____ Or however otherwise the same may be bounded or described, it is the same Estate that was conveyed to the aforenamed Ann Farnum by Deed from the said Grantors dated November 11. A.D. 1851. _____ Reference to said Deed being had. _____

NOTE. SEE TRANSFER. BOOK 5 PAGE 539

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Burrows & Burgess _____ their Heirs and Assigns, forever, to them and to their only proper use, benefit and behoof forever. And We the said Albert Farnum and Ann Farnum for ourselves for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said _____ Burrows & Burgess _____ their Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Burrows & Burgess _____ their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Albert Farnum & Ann Farnum _____ for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said _____ Burrows & Burgess _____ their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas the said Albert Farnum has this day made & executed his certain promissory Note, bearing even date with this Deed for the sum of Five hundred Dollars, payable to the said Burrows & Burgess, or order, in Five years after date, with Interest payable semi annually. _____ Now therefore if the said Albert Farnum or his Heirs, Executors, Administrators, or any other person for him or them, shall well & truly pay or cause to be paid to the said Burrows & Burgess, or to their Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force & virtue. _____ Furthermore, We, the said Albert Farnum & Ann Farnum do hereby constitute & appoint the said Burrows & Burgess, their Executors, Administrators & Assigns, our true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation for us & in our Names, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for us & in our Names, or in their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate, in fee simple, in & to the

promises aforesaid. And on sale thereof. (hereby giving & granting unto our said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) We do authorize our said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on said Note and secured by this Deed. Accounting to us for all sums of Money that shall be over & above the amount aforesaid. and hereby ratifying & confirming such sale as may be made by our said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof. We have hereunto set our hands & seals, on this Eleventh day of November A.D. One Thousand Eight hundred & fifty one. (1851)

Signed sealed and delivered in presence of
Albert T Tenhant
Charles T Burlingame

Albert Farnam. (L.S.)
Ann Farnam. (L.S.)

County of Providence ss. In the City of Providence on this 26th day of November A.D. 1851.

Then personally appeared the above named Albert Farnam before me & acknowledged the preceding Instrument by him signed to be his free Act and Deed.

And on the same day, at the same place, personally appeared the above named Ann Farnum, Wife of the said Albert Farnum, before me was examined by me privily and apart from her said husband & after having had the preceding Instrument shown & explained unto her by me, she acknowledged unto me, that she understood the same, & she declared unto me that it was her free Act and Deed. & she declared unto me that she signed the same voluntarily, & that she did not wish to retract the same.

Before me, Joseph A. Scott.
Justice Peace.

Recorded Nov 29. 1851. at 10 o'clock A.M.

Notice — Albert Pabodie City Cld

To all People to whom these Presents shall come.

I William R. Forest of the City & County of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said William R. Forest for and in consideration of the sum of Seven hundred Dollars in hand, before the ensealing hereof, well and truly paid by

Samuel G. Arnold, of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Samuel G. Arnold his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Samuel G. Arnold his Heirs and Assigns forever,

A certain Lot of Land with the Buildings thereon, situate in the Northerly part of said City of Providence, being Numbered Nineteen (19) on a Plat of Lots on Olney Street &c. made by Charles Potter, April 26. 1847. & recorded in the City Clerks Office in the Book of Plats No One page 114. Said Lot is bounded Easterly by Green Lane (so called) on which it measures about Fifty five Feet, & extends back at Right Angles on the South line, Ninety Feet, being bounded Southerly by a twenty foot Street, Westerly by a thirty foot Street, on which it measures about thirty five feet & Northerly by Land of the Canal Bleaching Company.

Reference being had to said Plat for a further description of said Lot.

Assignment of this mortgage deed
Witness my hand and seal this first day of December A.D. 1851
William R. Forest (L.S.)
In Presence of
Samuel Mann

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Samuel G. Arnold his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said William R. Forest for myself & my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Samuel G. Arnold his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority to grant, bargain, sell, convey and confirm the said bargained Premises, in manner as aforesaid. And that the said Samuel G. Arnold his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed. Excepting a Mortgage to Frances R. Arnold, dated October 4. 1847. to secure three Notes for Fifty Dollars each & interest, one of which Notes has been paid

Furthermore, I the said William R. Forest for myself & my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Samuel G. Arnold his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents. excepting the Mortgage above mentioned.

And I. Almira Forest. Wife of the said William R. Forest. for the above consideration paid my husband, do remise, release & quitclaim all Right of Dower & Power of Thirds, in the above described premises.

Provided Nevertheless, that if I the said William R. Forest shall well & truly pay & cause to be paid unto the said Samuel G. Arnold or order (one in each year) in one, two, three, four, five, six & seven years after date, with Interest annually, the sum of Seven Notes by me signed, for One hundred Dollars each, dated this First day of November 1851. & payable to the said Samuel G. Arnold or order (one in each year) in one, two, three, four, five, six & seven years after date, with Interest annually, then this Instrument shall be null and Void, but otherwise shall remain in full force & effect.

In testimony whereof. We have hereunto set our hands and seals this First day of November Anno Domini, Eighteen hundred & fifty one.

Signed sealed & delivered in presence of
R A Rogers to both signatures
Arnold Green to Almira Forest
Cornelia C Green to William R Forest

William R. Forest. (L.S.)
Almira her X mark Forest. (L.S.)

Providence County SS. In Providence this Third day of December A.D. 1851.
Then William H Sweet personally appeared before me & acknowledged the within Instrument by him signed, to be his free Act and Deed.
Henry Martin
Justice of the Peace

Recorded Dec 3. 1851. at 2. o'clk P.M.
Witness
Albert Pabodie
City Clk

To all People to whom these Presents shall come.

We Lorenzo C Bowen & Thomas S Batley both of the City & County of Providence in the State of Rhode Island doing business together under the Name of Bowen & Batley

Send Greeting. Know Ye, That We the said Bowen & Batley for and in consideration of the sum of Forty four hundred Dollars to us in hand, before the ensealing hereof, well and truly paid by John C Fluhrer of the Town of Cranston in the aforesaid County & State the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John C Fluhrer his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said John C Fluhrer his Heirs and Assigns forever,

A certain Lot of Land situate on the North side of Broadway, in the Westerly part of said City of Providence, & is bounded & described as follows, Viz: Southerly by said Broadway, wherein it measures Eighty four feet & ten inches, & holding that width, extends back Northerly, One hundred & nineteen feet, bounded Easterly by America Street, Westerly by Land of Levi A Packard & Northerly by other Land of the said Grantors, together with the large two story Dwelling House & other Buildings & Improvements thereon. Being the same Estate wherein the Grantors now reside.

And We, Mary P Bowen, Wife of the said Lorenzo C Bowen & Elizabeth K Batley, Wife of the said Thomas S Batley, for & in consideration of the aforenamed sum of Money paid our said husbands do hereby Remise, Release & forever Quitclaim to the said John C Fluhrer his Heirs & Assigns forever, all our Right & Power of Thirds, in & to the aforedescribed Premises.

Recorded & examined Dec 3. 1851
Per Providence Mortgage Book 31. Page 1
Albert Pabodie City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John C Fluhrer his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Bowen & Batley for our Heirs Executors and Administrators, do covenant promise and grant, to and with the said John C Fluhrer his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owners of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John C Fluhrer his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Lorenzo C Bowen & Thomas S Batley for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John C Fluhrer his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

For that whereas We, the said Lorenzo C Bowen & Thomas S Batley, by the Name of Bowen & Batley have made & executed our certain promissory Note, bearing even date with this Deed for the sum of Forty four hundred Dollars & payable to the said John C Fluhrer or order, in Two years after date with Interest payable semi annually. Now therefore, if We the said Bowen & Batley, or our Heirs & Assigns Executors, Administrators, or any other person for us or them, shall well & truly pay or cause to be paid, to the said John C Fluhrer, or to his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be null & void. Otherwise to be & remain in full force & virtue. Furthermore, We, the said Lorenzo C Bowen & Thomas S Batley do hereby constitute & appoint the said John C Fluhrer, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution and of revocation, for us & in our Names at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for us & in our Names, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a

good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute estate, in fee simple, in & to the premises aforesaid. And on sale thereof (hereby giving & granting unto our said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) We do hereby authorize our said Attorney & Attorneys, to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for: & on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such sale, and to the payment of the sums of Money due on the aforenamed Note & secured by this Deed. Accounting to us for all sums of Money that shall be over & above the amount aforesaid. and hereby ratifying & confirming such sale as may be made by our said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this Fifth day of December A.D. One Thousand Eight hundred & fifty one. (1851)

Signed sealed and delivered in presence of Nathaniel Searle

Lorenzo E. Borden. (L.S.)
Thomas S. Battey. (L.S.)
Mary B. Borden. (L.S.)
Elizabeth K. Battey. (L.S.)

County of Providence ss. In the City of Providence on this 5th day of December A.D. 1851. Then personally appeared the above named Lorenzo E. Borden & Thomas S. Battey before me and severally acknowledged the preceding Instrument by them signed to be their free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Dec 5. 1851. at 11.40 o'clk A.M.

Witness words "or Assigns" erased

Albert Pabodie City Clk

Having received payment in full for the note within named and the debt thereby secured & discharge of this Mortgage Deed Witness our hands & Seals Providence Oct 15 1855

In presence of Jack Metcalf
Evelina Metcalf

To all People to whom these Presents shall come.

I Owen Hughes of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Owen Hughes for and in consideration of the sum of Two hundred & twenty five Dollars to me in hand, before the ensealing hereof, well and truly paid by Joel Metcalf & Joseph G Metcalf of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Joel & Joseph G their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Joel & Joseph G their Heirs and Assigns forever,

A certain Lot of Land situate between Back Street & the Easterly line of the Providence and Worcester Rail Road in said Providence, comprising Lots Twenty, Twenty one & Twenty two, on a Plat of House Lots belonging to the Grantor, surveyed & platted October 1851. by N & Walling, & being the same this day conveyed to me by the Grantees. Reference being had to said Deed and Plat on the Records of said Providence for a more particular description of said premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Joel & Joseph G their Heirs and Assigns, forever, to their and their only proper use, benefit and behoof forever. And I the said Owen Hughes for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Joel & Joseph G their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Joel & Joseph G their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Owen Hughes for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Joel Metcalf & Joseph G Metcalf their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Hughes, Wife of the said Owen, in consideration of the sum as aforesaid paid my said husband, do hereby Release & forever Quitclaim unto the said Joel Metcalf & Joseph G Metcalf, their Heirs & Assigns forever, all my Right of Dower, in & to the above described & granted premises.

The condition of this Deed is such, That if I the said Owen Hughes, my Heirs, Executors or Administrators shall well & truly pay or cause to be paid, at maturity, four (4) Negotiable promissory Notes, bearing even date herewith, signed by me & made payable to the said Joel & Joseph G Metcalf, or order, one in One year from date, for the sum of One hundred Dollars, One in two years from date for One hundred fifty Dollars, One in three years from date for One hundred fifty Dollars, & one in four years from date for One hundred and twenty five Dollars, with Interest on each of said Notes payable semi annually, & also the interest on said Notes, according to the tenor thereof, then this Deed to be void, otherwise be & remain in full force and effect.

Furthermore, I the said Owen Hughes do hereby constitute & appoint the said Joel Metcalf and Joseph G Metcalf, the Survivor of them, his Heirs, Executors & Administrators, my true & lawful Attorneys, irrevocable (with full power of substitution & of revocation) for me & in my Name, or in his or their Names at any time after either of said Notes or any payment of Interest thereon shall have become due and

payable & shall remain due & unpaid for the term of thirty days, to make sale of said premises at public auction, he or they first giving (after the expiration of said term of thirty days) twenty days notice thereof, in some one of the public Newspapers printed in said Providence & in my Name or in his or their Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds thereof, so as to vest in such purchaser or purchasers, a full & absolute Estate in fee simple in the premises. And on sale thereof, hereby giving & granting unto my said Attorneys or Attorney full power & authority to adjourn said sale from time to time. I do authorize my said Attorneys or Attorney to receive from such purchaser or purchasers the amount the same shall be sold for & after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof, to the payment, not only of the sum then due but of the entire principal & interest on said Notes then unpaid, and accounting to me for all sums over & above the amount, hereby ratifying, approving & confirming such sale or sales as may be made or caused to be made by my said Attorneys or Attorney for the purpose aforesaid by virtue hereof.

In testimony whereof, We have hereunto set our hands and seals, this Thirteenth day of October, in the year of our Lord, One thousand, Eight hundred and fifty one.

Signed sealed and delivered in presence of George Metcalf — Owen Hughes. (L.S.) — Mary Ann Hughes. her mark (L.S.)

Providence &c. In Providence this Ninth day of December A.D. 1851.

Then Owen Hughes personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

C. D. Vinton
Justice of the Peace.

Recorded Dec 9, 1851, at 2.35 o'clk P.M.

Witness Albert Pabodie City Clk

89

To all People to whom these Presents shall come.

I, Thomas Cambell of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Thomas Cambell for and in consideration of the sum of One Thousand Dollars to me in hand, before the ensealing hereof, well and truly paid by Sarah Crofman, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Sarah Crofman Her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully & absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Sarah Crofman her Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate on the West side of Winsors Lane, in said City of Providence & described as follows Viz: Begin on said Lane at the Northeast corner of John Mc Carlins Lot & run Northerly on the Lane, about Forty feet be it more or less to a Gangway, then Westerly on said Gangway Eighty feet, then Southerly about Fifty feet, be it more or less, to the said Mc Carlins Lot, then Easterly to the place of beginning, Eighty feet. Being the same Estate that was conveyed to this Grantor by Deed from Sarah Crofman, by her Attorney Abraham Macumber, dated Dec 9th A.D. 1851. Reference to said Deed being had.

And I, Mary Cambell, Wife of the said Thomas Cambell, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim, to the said Sarah Crofman, and to her Heirs and Assigns forever, all my Right of Dower and Power of Thirds, in & to the aforedescribed Premises.

Having see[n] & [illegible] for the Note herein [illegible] & hereby cancel & discharge this Mortgage Deed. Witness my hand & seal, June 25, 1856. In presence of Edward Mc[illegible] — Edward Williams

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Sarah Crofman Her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And I the said Thomas Cambell for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Sarah Crofman Her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Sarah Crofman Her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Thomas Cambell for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Sarah Crofman Her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Thomas Cambell have made and executed my Five certain promissory Notes, all bearing even date with this Deed & all payable to the said Sarah Crofman, or order, as follows Viz: One Note for the sum of One hundred Dollars with Interest payable annually, one other Note for the sum of One hundred Dollars with Interest payable annually, in Two years after date, One other Note for the sum of Three hundred Dollars payable in three years after date, with interest payable annually. One other Note for the sum of Two hundred Dollars, payable in Four years after date with Interest payable annually, and one other Note for the sum of One hundred Dollars, payable in Five years after date, with interest, payable annually. Now therefore, if I the said Thomas Cambell, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Sarah Crofman, or to her Heirs or Assigns, the aforenamed Five promissory Notes, together with the interest thereon according to the tenor of said Notes, then this Deed shall be void & void, otherwise to be & remain in full force & virtue. Furthermore, I the said Thomas Cambell do hereby constitute & appoint the said Sarah Crofman, her Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Five promissory

Notes, or of either of them, or of the interest due thereon, (in case the same remains due unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, and for me & in my Name, or in her or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney and Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums due on the aforenamed Five promissory Notes and secured by this Deed. Accounting to me for all sums that shall be over and above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this Ninth day of December A.D. One Thousand Eight hundred and fifty one. (1851)

Signed, sealed and delivered in presence of
Nathaniel Searle
Hiram & Barker Witness to Mary Cambell

Thomas Cambell. (L.S.)
Mary her + Cambell. (L.S.)
mark

County of Providence Ss. In the City of Providence on this 9th day of December A.D. 1851.
Then personally appeared the above named Thomas Cambell before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded Dec 9. 1851. at 3.40 o'clk P.M.

Witness Albert Pabodie City Clk

To all People to whom these Presents shall come.

90

I Henry A Williams of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Henry A Williams for and in consideration of the sum of Four hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Stephen Martin, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Stephen Martin his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Stephen Martin his Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House & other Improvements thereon, situate in the Northerly part of said City & described as follows, Viz: Beginning at the Southwest corner of a Lot of Land belonging to the Heirs of Daniel Sheldon, deceased & at the East line of North Main Street, & runs Southerly, Sixty three feet & six inches to William Brenners Land; thence Easterly bounding Southerly on said Brenners Land, One hundred & eighty three feet (holding the width of Sixty three & one half feet from said Street, One hundred & seventy nine feet back) thence Northerly about Sixty three feet to said Heirs Land, bounding Easterly on Charles I Capens Land; thence Westerly bounding Northerly on said Heirs Land, One hundred & seventy nine feet to the first mentioned bounds.

82 159

Having received pay for the note within named I do hereby cancel and discharge this Mortgage Deed. Witness my hand and seal June 9th 1854
In presence of Albert Pabodie

Stephen Martin

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to, him the said Stephen Martin his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Henry A Williams for me for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Stephen Martin his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Stephen Martin his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Henry A Williams for me and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Stephen Martin his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforegoing Deed is, That if I the said Henry A Williams, my Heirs, Executors or Administrators shall pay to said Stephen Martin, his Heirs, Executors, or Administrators, the sum of Four hundred Dollars in Four years from the date hereof, with all the lawful claims or demands which said Martin shall have against me, then the aforegoing Deed & also a certain promissory Note, bearing even date herewith, given by me to said Stephen Martin, for the sum aforesaid & payable as aforesaid shall be void, otherwise shall remain in full force. Furthermore, I said Henry A Williams, for myself my Executors & Administrators, do hereby constitute & appoint said Stephen Martin, his Heirs, Executors, Administrators & Assigns, my lawful Attorney & Attorneys, irrevocable, with full power of substitution and of revocation, for me & in my stead & in my Name or in his or their Names, at any time after said Note shall become due & remain unpaid, to sell at public Auction, first giving three weeks notice thereof in one of the public Newspapers printed in said Providence, the Premises aforesaid, (I hereby authorizing my said Attorneys to adjourn the sale of said Premises from day to day, & to receive of the purchaser or purchasers, the amount the same shall be sold for) and for me & in my Name, or in his or their own Names, to execute, seal & deliver to

any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a fee and absolute Estate, in fee simple, in the premises, and out of the proceeds of such sale to pay the amount due on said Note, and other lawful claims due from me to said Mc Martin, & the expenses incident to such sale, paying over to me or my legal Representatives, the surplus if any shall remain, after paying the sums aforesaid. I hereby ratifying & confirming all that my said Attorney or Attorneys shall lawfully do in the premises and granting them all my authority herein.

In testimony whereof, I hereunto set my hand & seal, this Eighteenth day of October, A.D. Eighteen hundred and fifty one.

Signed, sealed and delivered
in presence of
Henry Martin

Henry A. Williams. (L.S.)

Providence County S. In Providence this Eighteenth day of October A.D. 1851.
Then Henry A Williams personally appeared before me & acknowledged the foregoing Instrument by him signed, to be his free act & Deed.

Henry Martin
Justice of the Peace

Recorded Dec 12. 1851. at 11.55 o'clk A.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I, Turner Williams
of the City & County of Providence in the State of Rhode Island
Send Greeting. Know Ye, That I the said Turner Williams
for and in consideration of the sum of Five hundred Dollars to me
in hand, before the ensealing hereof, well and truly paid by
Randall Williams of said City of Providence
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Randall Williams his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Randall Williams his Heirs and Assigns forever,

A certain Lot of Land, with all the Improvements thereon, situate on the Northerly side of Broadway, in the Westerly part of said City of Providence & bounded & described as follows. Viz: Southerly by said Broadway, Fifty feet, more or less. Westerly on a Gangway One hundred feet, more or less. Northerly on Land of Josiah Tibbs, Fifty feet, more or less & Easterly by Land formerly owned by Jeremiah Cole, One hundred feet, more or less. Being a Lot of Land conveyed to this Grantor in a Deed from James W Winsor, dated July 23. 1851. & recorded in the Land Records of said City of Providence in Book No 124. page 184. Reference to said Deed being had.

And I Marietta A Williams, Wife of the said Turner Williams, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release and forever Quitclaim to the said Randall Williams and to his Heirs and Assigns, all my Right of Dower and Power of Thirds in & to the aforedescribed Premises.

Receiving the full payment of the Note herein secured I hereby cancel & discharge this Mortgage Deed. Witness my hand & seal May 5. 1854
In presence of
Randall Williams

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Randall Williams his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Turner Williams for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Randall Williams his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Randall Williams his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Turner Williams
for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Randall Williams his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The foregoing Deed is upon this condition. For that whereas I the said Turner Williams have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Five hundred Dollars & payable to the said Randall Williams, or order, in Five years after date, with Interest payable semi annually. Now therefore, if I the said Turner Williams, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Randall Williams, or to his Heirs or Assigns the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue.

Furthermore, I the said Turner Williams do hereby constitute & appoint the said Randall Williams, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names to make, execute, seal,

acknowledge and deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a, fee & absolute Estate in fee simple, in and to the premises aforesaid. And in sale thereof. (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for. and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on said Note, & secured by this deed Accounting to me for all sums of Money that shall be over & above the amount aforesaid thereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In Testimony whereof, We have hereunto set our hands & seals, in this Tenth day of December A.D. One Thousand Eight hundred & fifty one. (1851)

Signed, sealed and delivered
in presence of
Nathaniel Searle

Turner Williams. (L.S.)

Marietta A. Williams. (L.S.)

County of Providence ss. In the City of Providence on this 10th day of December A.D. 1851. Then personally appeared the above named Turner Williams before me, & acknowledged the preceding Instrument by him signed, to be his free act & Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Dec 15, 1851. at 10. 10, o'clk A.M.

Witness

Albert Pabodie City Clk

Harvey received pay for the Note mentioned within named Mortgage Deed
I do hereby cancel & discharge this Mortgage Deed
Witness my hand & seal June 31, 1858
In presence of
Edith Ann Sprague
Albert Pabodie
Administratrix

To all People to whom these Presents shall come.

92

I, Michael Mc Carren
of the City & County of Providence and State of Rhode Island
Send Greeting. Know Ye, That the said Michael Mc Carren
for and in consideration of the sum of Three hundred Dollars to me
in hand, before the ensealing hereof, well and truly paid by
Wilbour Wheaton, of the City & County of Providence & State aforesaid,

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Wilbour Wheaton his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Wilbour Wheaton his Heirs and Assigns forever,

One certain Lot of Land with all the Buildings and Improvements thereon, situated in the Westerly part of said Providence in the "Valley", so called, and is bounded as follows to wit: Southerly on Barnley Street on which it measures Forty feet, holding the width of Forty feet and extending back Northerly Eighty feet; and is bounded Westerly, Northerly & Easterly on Land of Richmond & Carr, & Land formerly owned by them; Being the same that was conveyed to the Grantor, by Deed from Peter Mc Solley, dated July 16. A.D. 1851. which Deed is recorded in Book No 126 page 31. of the Records of Deeds in the City of Providence.

Reference thereto being had for a more particular description.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Wilbour Wheaton his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Michael Mc Carren for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Wilbour Wheaton his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Wilbour Wheaton his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Michael Mc Carren for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Wilbour Wheaton his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I, Ellen Mc Carren, for & in consideration of the sum paid my husband as aforesaid do hereby Release, Relinquish, Remise, Release forever Quitclaim, unto him the said Wilbour Wheaton, his Heirs & Assigns forever, all my Right of Dower & Power of Thirds in & to the aforedescribed and granted premises.

The condition of the above written Deed is, that whereas I, the said Michael Mc Carren am indebted to him the said Wilbour Wheaton, in the sum of Three hundred Dollars, for which amount I have given him three promissory Notes, for One hundred Dollars each, all dated December 1. 1851. & all made payable to said Wilbour Wheaton, or order; One of them payable on demand with Interest, & one payable in One year from date with Interest, & the other payable Two years after date with interest annually. Now therefore, if I, the said Michael Mc Carren, or my Heirs, Executors, Administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid, all of the aforesaid Notes, agreeable to the tenor thereof, both principal & interest, & pay the Interest annually on the last mentioned Note, then the above written Deed shall become Null & Void & of no effect, otherwise shall remain & be in full force and virtue.

Furthermore, I, the said Michael Mc Carren for myself, my Heirs, Executors & Administrators, do hereby constitute & appoint said Wilbour Wheaton, his Executors, Administrators & Assigns,

my lawful Attorney or Attorneys, irrevocable, with power of substitution & revocation, for me & in my Name, or in his own Name, or in either of their Names, at any time after said Notes or either of them, or the Interest on the same, shall become due & payable & remain unpaid, to sell at public Auction, first giving thirty days notice thereof, in some one of the public Newspapers printed in said Providence, the premises aforesaid, hereby giving my said Attorney or Attorneys, or substitute, full power & authority to adjourn said sale from time to time, at discretion; and for me & in my Name, or in his own Name or in either of their Names, to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a good & absolute Estate in fee simple in the premises; and on sale of said premises, I hereby authorize & empower my said Attorney or Attorneys or substitute to receive of & from said purchaser or purchasers the amount the same shall be sold for, and upon receipt thereof to apply & appropriate the same to the payment of said Notes in full, hereby for myself, my Heirs, Executors, and Administrators, ratifying & confirming such sale as may be executed by my said Attorney or Attorneys or Substitute for the purposes aforesaid. In Witness

whereof, We have hereunto set our hands and seals, this Fifteenth day of December, in the Year of our Lord, One Thousand Eight hundred and fifty one.

the words "of their," & "in fee simple" first interlined.

Signed, sealed & delivered in presence of
Robert Knight as to the signature
of Michael Mc Carren
Edward Parks
Edward his X mark Mc Carren

Michael his X mark Mc Carren. (L.S.)
Ellen her X mark Mc Carren. (L.S.)

Providence Sc. In the City of Providence this 15th day of December A.D. 1851.
Then the aforenamed Michael Mc Carren personally appeared & acknowledged the aforegoing written Instrument by him subscribed, to be his free Act and Deed.
Before me, Robert Knight
Justice of the Peace.

Recorded Dec 15. 1851. at 4.20 o'clk P.M.

Witness [and "come" erased] Albert Pabodie City Clk

Having received payment in full for the within named I do hereby cancel & discharge this Mortgage Deed. August 1. 1853
In presence of } Henry H Atwood
Albert Pabodie

95

To all People to whom these Presents shall come.

I, Charles Atwood of the City & County of Providence, and State of Rhode Island

Send Greeting. Know Ye, That I the said Charles Atwood for and in consideration of the sum of Five hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by

Henry H Atwood, of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Henry H Atwood his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Henry H Atwood his Heirs and Assigns forever,

One certain Lot of Land situated in the Westerly part of said City of Providence, bounded & described as follows Viz: Beginning at the Southeast corner of said Lot; thence running Westerly bounding Southerly on Willow Street One hundred feet to Land of Abigail Whipple, thence Northerly bounding Westerly on Land of this Grantor, Fifty five feet to Sycamore Street (so called) thence Southerly bounding Easterly on said Sycamore Street, Fifty five feet to the first mentioned corner, with all the Buildings & Improvements thereon.

And I, Louisa Atwood, Wife of said Charles Atwood, for the consideration aforesaid, do hereby Remise Release & forever Quitclaim unto him, the said Henry H Atwood, his Heirs and Assigns, all my Right and Expectancy of Dower in the above demised Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Henry H Atwood his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Charles Atwood for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Henry H Atwood his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Henry H Atwood his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Charles Atwood for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Henry H Atwood his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforewritten Deed is, that if I the said Charles Atwood my heirs, Executors or Administrators, or any other person for me in their name, shall pay or discharge a certain Promissory Note of hand given by me to said Henry H Atwood or his order, bearing even date herewith, for Five hundred Dollars with Interest & payable in One year, then the aforewritten Deed shall be void, otherwise shall be & remain in full force.

Furthermore, I the said Charles Atwood, do hereby constitute & appoint the said Henry H Atwood, his Heirs, Executors, Administrators & Assigns, my lawful Attorney irrevocable, for me & in my Name, at any time after the aforesaid Note becomes due & payable and is unpaid, for ten days, to sell at public auction, first giving thirty days notice thereof in some one of the public Newspapers printed in the City of Providence, of the sale of the premises aforesaid. And for me & in my Name to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple, in the premises, and on sale of said premises I do authorize my said Attorney to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, and upon receipt thereof, to apply and

appropriate the same to the payment of the sum due on said Note including Interest and Expenses of such sale rendered by this Deed. Accounting to me for all sums over and above the amount aforesaid, hereby ratifying & confirming such sale as may be executed by my said Attorney for the purposes aforesaid. _____

Witness our hands & seals at said City of Providence on the Eleventh day of December in the year of our Lord, One Thousand Eight hundred and fifty one (A.D. 1851) _____

Signed sealed & delivered in presence of
William F. Greene. Witness to the signature of Charles Almond. Charles Almond. (L.S.)
Juliana Stokes. Witness to the signature of Louisa Almond. Louisa Almond. (L.S.)

Providence Sc. In the City of Providence December 11th A.D. 1851. _____ Then personally appeared Charles Almond & acknowledged the foregoing Instrument by him signed, to be his free Act & Deed. _____ Before me. William F. Greene _____ Justice of the Peace. _____

Recorded Dec 16. 1851. at 2 o'clk P. M. _____

Witness (words "or them" interlined) Albert Pabodie City Clk

Received for Record Dec 8, 1851 at 10 o'clock A.M. Examined & Compared Caroline A. Hartwell to Dudley Hartwell Mortgage Deed. Witness my Hand Albert Pabodie City Clerk

Know all men by these presents that I Caroline A. Hartwell of Cranston in the County of Providence & State of Rhode Island for the consideration hereinafter mentioned do hereby release unto Dudley Hartwell of said Cranston all my right of Dower in the Estate of said Dudley Hartwell which I now have or may hereafter have by reason of my marriage with said Dudley Hartwell. In witness whereof I have hereunto set my hand & seal this 8th day of December A.D. 1851. Caroline A. Hartwell (L.S.)

In presence of Wm. F. Greene

State of Rhode Island &c. In the City of Providence December 8th A.D. 1851. Then personally appeared Caroline A. Hartwell & acknowledged the foregoing Instrument by her signed to be her free Act & Deed. Before me Wm. F. Greene Justice of the Peace

Received for Record Dec 8, 1851 at 10 o'clock A.M. Examined & Compared Albert Pabodie City Clerk

To all People to whom these Presents shall come.

We John B. Hartwell of Cranston in the County of Providence & State of Rhode Island & Charles Dudley & Henry F. Richards of the City of Providence & County & State aforesaid, Copartners under the firm of Hartwell, Dudley &c.

Send Greeting. Know Ye, That We the said Hartwell. Dudley &c _____ for and in consideration of the sum of One Thousand One hundred Sixty One Dollars & fifty seven cents to us in hand, before the ensealing hereof, well and truly paid by _____ Caroline A Hartwell _____ of said Cranston. County of Providence & State of Rhode Island _____ the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Caroline A Hartwell _____ her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto her the said _____ Caroline A Hartwell _____ her Heirs and Assigns forever,

One Lot of Land with a Dwelling House and other Buildings & Improvements thereon, situate on the Easterly Side of Pearl Street in said City of Providence, & bounded Westerly on said Pearl Street. about (50) Fifty feet, more or less; Northerly on Land of Charles Williams & Land of the late Aaron Mann, about Ninety feet, more or less; Easterly on Land of John R Barrows until it comes to Land of Benjamin Nichols be the distance more or less & Southerly on said Nichols Land about Eighty (80) feet, more or less _____ Being the same Estate that was conveyed to us the Grantors, by Deed from Sessions Smith, bearing date Sept 6th 1850, which said Deed is on Record in the City Clerks Office in said Providence in Book Number 122 of the Records of Deeds, page 50. _____

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Caroline A Hartwell her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And We the said Hartwell. Dudley &c _____ for ourselves our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said _____ Caroline A Hartwell _____ her Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in our good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Caroline A Hartwell _____ her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Hartwell. Dudley &c _____ for ourselves our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said _____ Caroline A Hartwell _____ her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always, and this Deed is upon this express condition. That Whereas We, the aforesaid Hartwell. Dudley &c have executed our Two certain promissory Notes, the first dated June 12th 1851, for Eleven hundred sixty one 57/100 Dollars, payable to the order of the said Caroline A Hartwell, in Three years from date & interest annually. The second dated August 7th 1851, for One Thousand Dollars, payable to the order of the said Caroline A Hartwell, on demand and Interest semi annually. _____

Now Therefore, if We, the aforesaid Hartwell. Dudley &c. or either of us, or any other person for us or either of us, shall well and truly pay or cause to be paid, the aforesaid Notes according to the tenor thereof, then this Deed is to be void, but otherwise to be and remain in full force and effect. _____

In testimony whereof, We have hereunto set our hands and seals

this Seventh day of December A.D. One Thousand, Eight hundred and fifty one. (Dec 15. 1851)

Signed, Sealed & delivered in presence of
Thomas H Baxter
Herbert A Richards

John B. Hartwell. (L.S.)
Charles Dudley. (L.S.)
Henry F. Richards. (L.S.)

Providence County SS. In Providence this Eighteenth day of December A.D. 1851.

Then John B Hartwell, Charles Dudley & Henry F Richards personally appeared before me and severally acknowledged the within Instrument by them signed, to be their free Act & Deed.

Henry Martin
Justice of the Peace.

Recorded Dec 18. 1851. at 3. oclk P.M.

Witness

Albert Pabodie
City Clk

Leaving out Seal, payment for the Note herein named.
Whereof my hand & Seal Oct 26. 1852.
In presence of Lemuel Lovering
J. Williamson

To all People to whom these Presents shall come,

I, Joseph Malette of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Joseph Malette for and in consideration of the sum of Seventy five Dollars, to me in hand, before the ensealing hereof, well and truly paid by Freeman Knowlton of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Freeman Knowlton his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Freeman Knowlton his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate on the Southerly side of Olney Street, in said City of Providence, said Lot runs Northerly on said Olney Street, whereon it measures Twenty four feet & extends Southerly, Twenty five feet, bounded Easterly on Land formerly belonging to Elisha Avery, deceased & Westerly & Southerly by Land formerly belonging to Susan P Gardner. Being the same Lot of Land that was conveyed to this Grantor by Deed from Henry Pen. dated June 19. 1835. & recorded in the Land Records of said City of Providence, in Book No 66. page 197. Reference to said Deed being had.

And I, Mary Ann Malette, Wife of the said Joseph Malette, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim to the said Freeman Knowlton & to his Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Freeman Knowlton his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Joseph Malette, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Freeman Knowlton his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Freeman Knowlton his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Joseph Malette for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Freeman Knowlton his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I the said Joseph Malette have made & executed my certain promissory Note bearing even date with this Deed, for the sum of Seventy five Dollars & payable to the said Freeman Knowlton or order, ~~& payable to the said Freeman Knowlton or order~~ in Two years after date, with Interest. Now therefore, if I the said Joseph Malette or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Freeman Knowlton, or to his Heirs & Assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said ~~Note~~ Note, then this Deed shall be null & void, otherwise to be & remain in full force & virtue. Furthermore, I the said Joseph Malette do hereby constitute & appoint the said Freeman Knowlton, his Executors, administrators & Assigns, my true and lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my name at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the interest due thereon (in case the same remains due unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, and for me & in my name, or in his or their name or names to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a

good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple, in & to the premises aforesaid; And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys, full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof the amount the same shall there been sold for on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such sale & the payment of the sums of money due on said Note & secured by this Deed, & accounting to me for all sums of Money that shall be over & above the amount aforesaid hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof We have hereunto set our hands & seals, on this Twenty seventh (27) day of December A.D. One Thousand Eight hundred & fifty one (1851)

Signed sealed and delivered in presence of Nathaniel Searle

Joseph Mallett. (L.S.)

County of Providence Ss. In the City of Providence on this 27 day of December A.D. 1851. Then personally appeared the above named Joseph Mallett before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed

Nathaniel Searle
Justice of the Peace.

Recorded Dec 26, 1851. at 10.05 o'clk A.M.

Witness the repetition & also the word "City" erased by

Albert Pabodie
City Clk

96

To all People to whom these Presents shall come.

I Nathaniel Aldrich of the City & County of Providence, in the State of Rhode Island

Send Greeting. KNOW YE, THAT I the said Nathaniel Aldrich for and in consideration of the sum of Three hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Edward P Knowles, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Edward P Knowles his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Edward P Knowles his Heirs and Assigns forever,

A certain Lot of Land, with all the Buildings & Improvements thereon, situate in the Northerly part of said City of Providence, on the Easterly side of North Main Street & Northerly & Westerly on said North Main Street, Southerly by Land of said City of Providence, Easterly by Land of Leahe & Northerly by Land of John L Wolfenhelme.

Providence January 7, 1852. Received for Record & entered in Mortgage and Deed Book 112 at page 96 & compared P Knowles

Albert Pabodie City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to, him the said Edward P Knowles his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Nathaniel Aldrich for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Edward P Knowles his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Edward P Knowles his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Nathaniel Aldrich myself & for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Edward P Knowles, his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I the said Nathaniel Aldrich am justly indebted to the said Edward P Knowles, for divers sums of money advanced by the said Edward P Knowles, to me the said Nathaniel Aldrich. Now Therefore, if I the said Nathaniel Aldrich, or my Heirs, Executors, Administrators, or any other person for me or them, shall well truely pay or cause to be paid to the said Edward P Knowles, or to his Heirs or Assigns, all sum & sums of money that are now due & owing, or that may hereafter be due & owing from me the said Nathaniel Aldrich, to the said Edward P Knowles, either by Note, Book Accounts or otherwise, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue. Furthermore, I the said Nathaniel Aldrich do hereby constitute & appoint the said Edward P Knowles, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my name, at any time after the expiration of the day of payment of any sum of money so due & owing as aforesaid (in case the same remains due & unpaid) to sell at public Auction, first giving twenty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, or any part thereof. And for me and in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or

persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute estate in fee simple in & to the premises aforesaid, or any part thereof. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of all sums of Money that may be due & owing from me, the said Nathaniel Aldrich to the said Edward P Knowles as aforesaid, According to me for all sums ~~of money~~ that shall be over and above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, I have hereunto set my hand & seal in this First day of August A.D. One Thousand Eight hundred and fifty one. (1851)

Signed sealed & delivered in presence of
Nathaniel Searle

Nathaniel Aldrich. (L.S.)

County of Providence ss. In the City of Providence in this 5th day of August A.D. 1851. Then personally appeared the above named Nathaniel Aldrich before me, and acknowledged the preceding Instrument by him signed to be his free act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded Dec 26. 1851. at 5 min before 4 o'clk P.M.

Witness Words "of Money" interlined

Albert Pabodie
City Clk

Witness surviving satisfaction in full for the Notes herein named. I the Surety cancel and discharge this Mortgage Deed & E.P. Knowles
Witness my hand and seal this 18th day of June A.D. 1853.
In presence of Henry Storey

To all People to whom these Presents shall come.

17

I Joseph Hagan of the City & County of Providence R.I.

Send Greeting. Know Ye, That I the said Joseph Hagan for and in consideration of the sum of Two hundred Dollars ($200) in hand, before the ensealing hereof, well and truly paid by Edward P. Knowles, of said City

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Edward his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Edward P his Heirs and Assigns forever,

A certain Lott of Land situate in Greenland Vale (so called) in the Northwesterly part of the City & is Lot No (27) twenty seven, on a Plat of Philip W Martins Estate by Wm B. Cockwood Providence May 12. 1851. to which Plat reference is hereby made for description of said Lot. Said Plat is on Record in the City Clerks Office in said Providence.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to, him the said Edward P Knowles his Heirs and Assigns, forever, to him and their only proper use, benefit and behoof forever. And I the said Joseph for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Edward his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Edward P Knowles his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Joseph Hagan for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Edward P Knowles his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Joseph Hagan have given to the said Edward P Knowles, three promissory Notes signed by me, bearing even date with this Deed, Now if I the said Joseph or my Heirs, Assigns, Administrators, Executors, or any other person for me, shall pay the aforenamed Notes when they shall become due & payable, then this Deed shall become Null & Void, otherwise shall remain in full force & virtue. Furthermore, I the said Joseph Hagan do hereby constitute & appoint the said Edward P Knowles, his Executors, Administrators or Assigns, my true & lawful Attorney & Attorneys, with full power of substitution & revocation for me & in my Name at any time after either of the said Notes shall become due & unpaid, to sell at public Auction first giving twenty days notice of such sale in one of the public Newspapers printed in the City of Providence, the premises aforesaid, and for me & in my Name, or in his or their Names to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute estate in fee simple, in & to the premises aforesaid, or any part thereof. And I do hereby authorize my said Attorney & Attorneys to receive of and

from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of all sums that may be due & unpaid on either of said Notes, principal or interest, accounting to me for all sums of Money that may remain after making the aforesaid payments, & hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof, I have hereunto set my hand and seal, on this Eleventh day of December A.D. One Thousand Eight Hundred and fifty one.

Ann T. Ann Hagan Wife of the said Joseph, Hereby Release and Forever Quitclaim my Right of Dower in the above described property, in consideration of the Money paid my said Husband.

Signed, sealed and delivered in presence of
Nathaniel Searle

Joseph Hagan (L.S.)
Ann Hagan, X

County of Providence, Ss. In the City of Providence in this 11th day of December A.D. 1851 Then personally appeared the within named Joseph Hagan before me, and acknowledged the within Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Dec 26. 1851. at 5 min before 4 o'clk P. m.

Attest

Albert Pabodie
City Clerk

Recorded Jan 17 1854
Attest Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

95

I, Arnold K Foster of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Arnold K Foster for and in consideration of the sum of Seven hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by the Warwick Institution for Savings, an Institution legally Incorporated by the Legislature of said State, and established & doing business in the Town of Warwick, in said State,

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Warwick Ins. for Savings, their Successors & Assigns Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Warwick Institution for Savings their Successors Heirs and Assigns forever,

One Lot of Land with a Dwelling House & other Buildings & Improvements thereon, situate on the Northerly side of Smith Street, in the Southwesterly part of said City of Providence, & measuring on said Street Forty feet, & holding the width of Forty feet, extends back Northerly One hundred feet. It being Lot Number 104 (One hundred & four) on a Plat of the Field Purchase (so called) & which Plat is to be Record in the City Clerks Office, in said Providence in Book 23 between pages 452 & 453 of the Registry of Deeds, and is the same lot conveyed to me the Grantor by Deed from Charles P Wood bearing date October 23 A.D. 1848, & which said Deed is also in Records in said Office in Book 112 page 174 of the Record of Deeds.

And I, Lucy Foster, Wife of the aforenamed Arnold K Foster, Jr, in consideration of the sum paid as aforesaid, Do Hereby Release & Forever Quitclaim unto them the said Warwick Institution for Savings, their Successors & Assigns forever, all my Right of Dower in and to the aforegranted premises.

We the Warwick Institution for Savings, the Mortgagee named in this instrument, have received payment in full for the Note named in this deed and do therefore hereby declare this same to be null and void. Witness our hand & seal this 14th day of January 1854.
In presence of Warwick Institution for Savings (L.S.)
John Sweet By Moses Field Treasurer

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Warwick Ins. for Savings their Successors Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said Arnold K Foster for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Warwick Institution for Savings their Successors Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Warwick Institution for Savings their Successors Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Arnold K Foster for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Warwick Institution for Savings their Successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always & this Deed is upon this express condition, That whereas I, the aforenamed Arnold K Foster, have this day made & executed my certain Negotiable promissory Note, bearing even date herewith & made payable to them, the said Warwick Institution for Savings, or order, in One year from date with Interest payable semi-annually, for the sum of Seven hundred Dollars, at the Office of the Treasurer of said Institution

Now Therefore, if the aforenamed Arnold K Foster, or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, the aforenamed Note, at its maturity, together with the Interest thereon, according to its tenor, then this Deed is to be void, but otherwise, to be & remain in full force and effect. Furthermore I the aforenamed Arnold K Foster, do hereby constitute & appoint the aforenamed Warwick Institution for Savings, their Successors & Assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, or in their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest thereon, & such default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid, they first giving (after the expiration of said term of ten days) Twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, & in my Name, or in their Name or Names, to make, execute, seal

acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed of said premises, so as to vest in such purchaser or purchasers, a full & perfect Title thereto, And on sale thereof (hereby giving & granting unto my said Attorney or Attorneys full power & authority to adjourn said sale from time to time) I do ~~hereby~~ authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured, and accounting to me, my Heirs or Asigns for all sums over and above the amount thereof, I hereby ratifying & confirming such sale as may be made or caused to be made by virtue hereof. _____

And furthermore, it is agreed by & between the parties hereto, that the Grantor shall & will keep & maintain Insurance upon said Dwelling House & other Buildings in a sum not less than One Thousand Dollars, & assign the Policy of such Insurance to the Grantee, as further security for the payment of said Note, and in default thereof it shall be lawful for the Grantee, their Successors or Asigns, to effect such Insurance & the Premium & Premiums paid for effecting the same shall be a Lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents. _____

In testimony whereof, We have hereunto set our hands & seals, this First day of January in the year of our Lord, One Thousand Eight hundred & fifty two (1852.) (The words "Heirs, Executors & Administrators" being ended, the word "Heirs" being also erased in five other places before signing.) _____

Signed, sealed and delivered in presence of
Henry Martin

Arnold K. Foster. (L.S.)
Lucy Foster. (L.S.)

Providence County, ss. In Providence this First day of January A.D. 1852 _____ Then Arnold K. Foster personally appeared before me & acknowledged the foregoing Instrument by him signed, to be his free Act & deed. _____

Henry Martin
Justice of the Peace.

Recorded January 1. 1852. at 11.10 o'clk A.M. _____

Witness ~~B~~ word "hereby" erased _____ Albert Pabodie City Clk

---

To all People to whom these Presents shall come.

99

I, Rebecca Snow of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Rebecca Snow for and in consideration of the sum of Four hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by The Mechanics & Manufacturers Bank, a Bank legally Incorporated by the Gen. Assembly of the State of Rhode Island & located in said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge the said Mech. & Manf. Bk. their successors & Asigns ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto the said Mechanics & Manufacturers Bank their Successors ~~Heirs~~ and Assigns forever,

In certain Lots of Land, situate in the Southerly part of said City of Providence, & are laid out and described as Lots Numbers (5) Five and (6) Six, on the Plat of the Mary Olney Estate, surveyed and platted July 14. 1847 by Almater & Schubarth & recorded in the Land Records of said City of Providence, in Book of Plats No 2 page 19. _____ Being the same two Lots of Land now conveyed to this Grantor by Deed from Charles Potter, dated October 17. 1847 & recorded in the Land Records of said City of Providence, in Book 112, page 150. _____

Said Premises are subject to a Mortgage given to Charles Potter, for the sum of Four hundred and eighty one Dollars. _____

Providence July 1. 1852. Having received payment of the within Mortgage, I hereby cancel the same as Mechanics & Manufacturers Mortgage. For Mechanics & Manufacturers Bank Rebecca Snow

Recorded July 1. 1852 Albert Pabodie City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to the said Mechanics & Manf. Bank. their Successors ~~Heirs~~ and Assigns, forever, to them and to their only proper use, benefit and behoof forever. And I the said Rebecca Snow for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Mechanics & Manufacturers Bank. their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Mechanics & Manufacturers Bank. their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Rebecca Snow for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to the said Mechanics & Manufacturers Bank. their Successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I the said Rebecca Snow have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Four hundred Dollars & payable to the said Mechanics & Manufacturers Bank, or order, in Three Months after date _____ Now therefore, if I the said Rebecca Snow, or any person for me, shall well & truly pay or cause to be paid, to the said Mechanics & Manufacturers Bank, or to their Successors or Asigns, the aforenamed promissory Note according to the tenor thereof, then this Deed shall be null & void, otherwise to be & remain in full force & virtue. _____ Furthermore, I the said Rebecca Snow do hereby constitute & appoint the said Mechanics & Manufacturers Bank, their Successors & Asigns, my true & lawful Attorney & Attorneys irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforesaid Note, (in case the same remains due & unpaid) to sell at Public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid; and for me & in my Name, or in their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale

thereof. (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) & do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof the amount the same shall have been sold for, & on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid thereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In Testimony whereof I have hereunto set my hand and seal, on this Thirty first day of December A.D. One Thousand eight hundred and fifty one. (1851)

Signed Sealed & delivered
in presence of
Nathaniel Searle

Rebecca Snow. (D)

County of Providence ss. In the City of Providence on this 1st day of January A.D. 1852.

Then personally appeared the above named Rebecca Snow before me & acknowledged the preceding Instrument by her signed to be her free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Jany 1. 1852. at 3 p oclk P. M.

Witness Albert Pabodie City Clerk

100

To all People to whom these Presents shall come.

I Lorenzo Vaughan
of the City & County of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said Lorenzo Vaughan for and in consideration of the sum of One Hundred & fifty Dollars. to me in hand, before the ensealing hereof, well and truly paid by

Abel Reynolds
of the Town of Johnston. in the County and State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Abel Reynolds his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Abel Reynolds his Heirs and Assigns forever,

A certain Lot of Lands, together with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence, bounded & described as follows, Viz: Beginning at the South West corner of said Lot, adjoining Land of Penn Street, & of William Angell & running thence Easterly with said Penn Street, Forty five feet, thence Northerly with Land now or formerly of John H Sprlin to Lands of ATBolke & others, thence Westerly on said Duke & their Lands, to Land of said William Angell, thence Southerly with said Angells Land, to the North line of said Penn Street. Said Lot is the West ends of Lots Nos 50 & 51 on the Plat.

Having received payment in full satisfaction for the debt secured by the within Mortgage Deed, I do hereby cancel said discharge the same, witness my hand & seal this 9th day of April 1852
Abel Reynolds (L.S.)
In presence of
Robert Wilson

Recorded April 9 1852 at 9.25 o'clk a.m. Witness
Albert Pabodie
City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Abel Reynolds his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Lorenzo Vaughan for me my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Abel Reynolds his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm the said bargained Premises, in manner as aforesaid. And that the said Abel Reynolds his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Lorenzo Vaughan for me my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Abel Reynolds his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided however and this Deed is executed upon this condition. That whereas I. said Lorenzo Vaughan have this day made & executed my certain promissory Note, wherein & whereby in one year after date for value received, I promise to pay Abel Reynolds or order, One hundred & fifty Dollars, with Interest. Now therefore, if I. said Lorenzo Vaughan, my Heirs or Assigns, shall well & truly pay said Note & Interest, when the same shall become due & payable, according to the tenor thereof, then this Deed shall be Null & Void, otherwise to be & remain in full force. Furthermore, I do hereby nominate, constitute & appoint him, said Abel Reynolds, his Heirs, Executors, Administrators or Assigns, my true & lawful Attorney or Attornies, irrevocable, with full power & authority at any time after said Note & Interest shall become due and payable, and the same remain unpaid, to sell said premises at public Auction, first giving thirty days public Notice of such sale by advertisement in some one of the public Newspapers printed in the City of Providence. And on sale thereof to sign, seal, execute, acknowledge & deliver to the purchaser of said premises a good and sufficient Deed thereof, & to receive of & from said purchaser, the amount the same shall have been sold for, & apply it to the payment of said Note & Interest, & all the expenses incident to said sale, and the balance, if any remain after said payments aforesaid, to pay the same to

me or my legal Representative on demand. I hereby ratifying, confirming and ap-
proving of all acts legally done by my said attorney in the premises. In Witness whereof I
have hereunto set my hand and seal, this twenty ninth day of December A.D. Eight-
een hundred and fifty one. _____

Signed sealed and delivered
in presence of
Robert Wilson

Lorenzo Vaughn. (L.S.)

Providence Sc. In Johnston this 29th day of December 1851. _____
Then personally appeared Lorenzo Vaughn and acknowledged the aforegoing
Instrument by him signed, to be his free Act & Deed, hand & seal. _____
Before me, Robert Wilson
Town Clerk.

Recorded January 1. 1852 at 3.50 o'clk P.M. _____

Witness _____ Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I, Harrison G.O. Tilton
of the City & County of Providence and State of Rhode Island
Send Greeting. Know Ye, That I the said Harrison G.O. Tilton
for and in consideration of the sum of Two hundred & fifty Dollars, to me
in hand, before the ensealing hereof, well and truly paid by
Harley F. Phillips
of the City & County of Providence & State aforesaid
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Harley F. Phillips his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Harley F. Phillips his Heirs and Assigns forever,

One certain Lot of Land, situated in the Westerly part of said Providence, on the Northerly side of Broadway, laid out & described as Lot Number (24) twenty four, on a Plat of House Lots formerly belonging to the Estate of the late William Almy, deceased, surveyed & platted by B & W.B. Jenckes in August A.D. 1840, & copied & divided into House Lots, in October A.D. 1846. by Almater and Schubarth, & recorded in the City Clerks Office in said Providence, in Book of Plats No 2 page 14; being one of the same Lots of Lands that was conveyed to the Grantor by Deed from A.B. Pike, which Deed is recorded in Book No 112. page 86. of the Records of Deeds in the City of Providence

Having received payment in full for the Note within named & the Mortgage Deed Notice of June 18 1855
In presence of
Robert Paterson
Harley F. Phillips

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Harley F. Phillips his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Harrison G.O. Tilton for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Harley F. Phillips his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Harley F. Phillips his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Harrison G.O. Tilton
for myself my Heirs, Executors and Administrators, do covenant and engage the above demised Premises to him the said Harley F. Phillips his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the above Deed is, that whereas I, the said Harrison G.O. Tilton have made & executed my certain promissory Note, bearing even date herewith, for the sum of Two hundred & fifty Dollars and made payable to said Harley F. Phillips, or order, One year after date with Interest. _____
Now Therefore, if I, the said Harrison G.O. Tilton, or my Heirs, Executors, Administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid, to the said Harley F. Phillips, his Heirs & Assigns, the aforesaid Note, when the same shall become due & payable, both principal & interest, agreeable to the tenor thereof, then the above written Deed shall be Null & Void & of no effect, otherwise to remain and be in full force & effect. _____ Furthermore I, the said Harrison G. O. Tilton, for myself, my Heirs, Executors & Administrators, do hereby constitute & appoint said Harley F. Phillips, his Executors, Administrators & Assigns, my true & lawful Attorney or Attorneys irrevocable, with power of substitution & revocation, for me & in my Name, or in his or their, or either of their Names, at any time after said Note shall become due & payable & remain unpaid, to sell at public Auction, first giving Ninety days notice thereof, in some one of the public Newspapers printed in said Providence, the premises aforesaid, hereby giving my said Attorney or Attorneys, or Substitute, full power & authority to adjourn said sale from time to time, at discretion; and for me & in my Name, or in his or their, or

either of their Names, to execute, seal and deliver to any person or persons who may become the purchaser or purchasers thereof a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple in the premises; And on sale of said premises to receive of & from said purchaser or purchasers the amount the same shall be sold for; and upon receipt thereof to apply & appropriate the same first to the payment of all costs & expenses of every kind attending said sale; second, to the payment of the aforesaid Note in full, both principal & Interest, & secured by this Deed, accounting to me, my Heirs & Asigns for all sums over & above the amount aforesaid; hereby, for myself, my Heirs, Executrs & Administrators, ratifying & confirming such sale as may be executed by my said Attorney or Attorneys, or substitute. For the purpose aforesaid. ——— In testimony whereof I have hereunto set my hand & seal, this First day of January, in the year of our Lord, Eighteen Hundred & fifty two. ———

Signed, Sealed & delivered in presence of Robert Knight

H. G. O. Tillon (L.S.)

Providence Sc. In the City of Providence January 1st A.D. 1852 ——— Then personally appeared Harrison G.O. Tillon & acknowledged the aforegoing Instrument by him subscribed, to be his free Act and Deed. ——— Before me. Robert Knight ——— Justice of the Peace.

Recorded January 2. 1852. at 9. 35 oclk A.M. ———

Witness ——— (word "written" interlined)

Albert Pabodie City Clk

To all People to whom these Presents shall come.

102

I, Cullen Whipple ———

of Providence, in the County of Providence & State of Rhode Island & Providence Plantations

Send Greeting. Know Ye, That the said Cullen Whipple ——— for and in consideration of the sum of Two Thousand (2000) Dollars to me in hand, before the ensealing hereof, well and truly paid by John F. Slater, Sarah J. Slater, Horatio N. Slater Jr. and Hannah W. Slater Children of the late John Slater 2d. ———

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said John F. Slater, Sarah J. Slater, Horatio N. Slater Jr. & Hannah W. Slater, their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said John F. Slater, Sarah J. Slater, Horatio N. Slater Jr. and Hannah W. Slater ——— their Heirs and Assigns forever,

A certain Lot of Land, at the Northeasterly corner of Plane & Friendship Streets, in said Providence, measuring Seventy five (75) feet on said Friendship Street, & holding the width of Seventy five feet extending back Northerly therefrom, bounding Westerly on said Plane Street, Ninety five feet, together with the Buildings & Improvements thereon, being the same Land conveyed to me by Deed from George A. Kimyon, dated November 18. A.D. 1845. to which Deed reference may be had for a more particular description of said Premises ———

——— And I Mary Ann Whipple, Wife of the said Cullen Whipple, in consideration of the sum aforesaid paid my said husband do hereby Release & Quitclaim unto the said John F. Slater, Sarah J. Slater, Horatio N. Slater Jr. & Hannah W. Slater, their Heirs and Assigns forever all my Right of Dower & Power of Thirds, in & to the aforedescribed premises. ———

In consideration of having received payment in full of the within deed of Mortgage & discharge the within deed of Mortgage is hereby cancelled

John F. Slater
Sarah J. Slater
Horatio N. Slater Jr
Hannah W. Slater
by H. N. Slater Jr. Guardian

Witness
Albert Pabodie
Recorded above
Dec 2d 1855
Albert Pabodie
City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said John F. Slater, Sarah J. & Hannah W. Slater, their Heirs and Assigns, forever, to them and to their only proper use, benefit and behoof forever. And I the said Cullen Whipple for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John F. Sarah J. Horatio N. and Hannah W. ——— their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John F. Slater, Sarah J. Slater, Horatio N. Slater Jr and Hannah W. Slater & their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Cullen Whipple ——— for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said John F. Slater, Sarah J. Slater, Horatio N. Slater Jr and Hannah W. Slater, their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The foregoing Deed is upon this condition, Whereas I the said Cullen Whipple have made & executed my certain promissory Note, bearing even date herewith, for the sum of Two Thousand (2000) Dollars, payable to the said John F. Slater, Sarah J. Slater, Horatio N. Slater Jr & Hannah W. Slater, or to their order, in One year from date with Interest semi annually. ——— Now Therefore, if I the said Cullen Whipple my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said John, Sarah, Horatio & Hannah, their Heirs or Asigns, or to the Guardian of said John, Sarah, Horatio & Hannah, the aforedescribed promissory Note, together with the interest thereon, according to the tenor of said note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue. ——— Furthermore, I the said Cullen Whipple do hereby constitute & appoint the said John, Sarah, Horatio & Hannah, their Executors, Administrators and Asigns, & also the Guardian of the said John, Sarah, Horatio & Hannah, my true and lawful Attorney or Attorneys, irrevocable, with full power & to them of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of said Note, or of the interest due thereon, to sell at public Auction (in case said Note or the interest thereon, remains due & unpaid) first giving thirty days notice of such sale in some one of the public Newspapers printed in the

City of Providence, the premises aforesaid. And for me in my Name, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers in fee & absolute Estate in fee simple, in & to the premises aforesaid. And on the sale thereof, I do hereby authorize my said Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof to apply & appropriate the same to the payment of all expenses attending such sale and to the payment of the sum due on said Note & secured by this Deed, accounting to me for all sums that shall be over & above the amount aforesaid, & hereby ratifying and confirming such sale as may be made by my said Attorneys for the purposes aforesaid.

In Witness whereof, We have hereunto set our hands & seals, this First day of January A.D. Eighteen hundred and fifty two (1852)

Signed sealed & delivered in presence of the undersigned, "Ninety five dol." interlined before signing. Charles Holden Jr. Witness to the signature of Cullen Whipple. Witness to the signature of Mary Ann Whipple, William A Wardwell

Cullen Whipple. (L.S.)

Mary A. Whipple. (L.S.)

Providence Sc. Providence January 2 A.D. (1852) Eighteen hundred fifty two. Then Cullen Whipple above named, personally appeared and acknowledged the aforegoing Instrument to be his free & voluntary Act and Deed

Before me, Charles Holden Jr.

Justice of the Peace.

Recorded Jany 2. 1852, at 4. 05 o'clk P. M.

Witness [not of" erased twice]

Albert Pabodie

City Clk

To all People to whom these Presents shall come.

103

We, Matthew W Armington & Elizabeth C Armington, his Wife, both of the City of Providence in the State of Rhode Island

Send Greeting. Know Ye, That We the said Matthew W Armington & Elizabeth C Armington for and in consideration of the sum of Six hundred Dollars, to us in hand, before the ensealing hereof, well and truly paid by The Providence Institution for Savings, a corporation legally incorporated and established and transacting business in said City of Providence

the receipt whereof We do hereby acknowledge, and all & therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro Ins for Savings & their successors ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns forever,

A Lot of Land, together with all the Buildings and Improvements thereon, situate on the Southerly side of Almy Street, in said City of Providence, being Lot Numbered Two hundred & twenty eight (228) on a Plat of the What Cheer Estate, belonging to the Heirs of the late Gov James Fenner, surveyed & platted July 14th 1847 by Atwater & Schubarth, & recorded in the City Clerks Office in said Providence, in Book of Plats Number Two page Nineteen and being the same Estate conveyed to the said Elizabeth C Armington by Deed from Samuel Dexter & Wife, dated June 10th 1851, & recorded in the Record of Deeds in said Providence, in Book Number One hundred & twenty four, page One hundred & forty seven.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Providence Ins for Savings, their Successors ~~Heirs~~ and Assigns, forever, to and their only proper use, benefit and behoof forever. And We the said Matthew W Armington & Elizabeth C Armington for ourselves for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in All good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Matthew W Armington & Elizabeth C Armington for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Institution for Savings their successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is such That whereas I the said Matthew W Armington have this day made and executed my Negotiable promissory Note, bearing even date herewith & made payable to the said Providence Institution for Savings, or order, at the Office of the Treasurer of said Institution, with Interest payable semi annually in advance, for the sum of Six hundred Dollars.

Now therefore, if I the said Matthew W Armington, or my Heirs, Executors, Administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid at maturity the aforedescribed Note, together with the Interest thereon, according to the time thereof, then this Deed shall be void, otherwise shall be & remain in full force & effect. Furthermore, We the said Matthew W Armington & Elizabeth C Armington do hereby constitute & appoint the said Providence Institution for Savings, their Successors & Assigns, our true & lawful Attorney, irrevocable, with full power of substitution & revocation, for us & in our Names or in their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi annual interest due thereon, or breach shall be made of the conditions of Insurance hereinafter contained on the part of the Grantors to be performed, and such default or breach shall continue for the term of ten days, to sell at public Auction, all of our & each of our right, title & interest in & to the premises aforesaid, or any part thereof, they first

Rec'd Jany 2. 1852. The within described Note was duly paid, this Mortgage is hereby cancelled & Notice ordered to be issued

Recorded Jany 2. 1852

Witness

City of Providence, the premises aforesaid. And for me and in my Name, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers the full & absolute Estate in Fee Simple, in & to the premises aforesaid. And on the sale thereof, I do hereby authorize my said Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof to apply & appropriate the same to the payment of all expenses attending such sale and to the payment of the sum due on said Note & secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid, & hereby ratifying and confirming such sale as may be made by my said Attorneys for the purposes aforesaid.

In Witness whereof, We have hereunto set our hands & seals, this First day of January A.D. Eighteen hundred and fifty two (1852)

Signed sealed & delivered in presence of the undersigned, "Ninety five feet" interlined before signing. Charles Holden Jr. Witness to the signature of Cullen Whipple. Witness to the signature of Mary Ann Whipple, William A Warnerke

Cullen Whipple. (L.S.)

Mary A. Whipple. (L.S.)

Providence Sc. Providence January 2 A.D. (1852)

Eighteen hundred fifty two. Then Cullen Whipple above named, personally appeared and acknowledged the aforegoing Instrument to be his free & voluntary Act and Deed

Before me, Charles Holden Jr.

Justice of the Peace.

Recorded Jany 2. 1852, at 4. 05 o'clk P.M.

Witness ~~was~~ of erased twice

Albert Pabodie

City Clk

To all People to whom these Presents shall come.

We, Mathew W Armington & Elizabeth G Armington, his Wife, both of the City of Providence in the State of Rhode Island

Send Greeting. Know Ye, That We the said Mathew W Armington & Elizabeth G [illegible] for and in consideration of the sum of Six Hundred Dollars, to us in hand, before the ensealing hereof paid by

The Providence Institution for Savings, a Corporation legally incorporated and established & transacting business in said City of Providence

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid, and unto them the said Providence Institution for Savings forever, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Providence Institution for Savings their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Providence Institution for Savings their Heirs and Assigns forever,

A Lot of Land, together with all the Buildings and [illegible] Southerly side of Almy Street, in said City of Providence, & bounded & described as follows & numbered two hundred & twenty eight (228) in a Plat of the West Shore [illegible] James Fenner, surveyed & platted July 14th 1847 [illegible] City Clerks Office in said Providence in Book [illegible] being the same Estate conveyed to the said [illegible] Potter & Wife, dated June 10th 1851, & [illegible] Book Number One hundred & twenty [illegible]

Beginning at a point in the Southerly line of Almy Street, distant Westerly from the corner of Almy Street & the line of Richmond Street, Two hundred & twenty eight feet, & running thence Southerly along said Gortons line, One hundred feet, thence Westerly by land of said Gorton, their turning and running Northerly by land of said Gorton, to said Clifford Street, thence Easterly along said Clifford Street, to the first named point & bounded as follows, viz: Northerly by land conveyed by Josiah Webster to Robert Manchester Jr. dated [illegible] and recorded [illegible] and Robert Manchester Jr and in Easterly by land of said Robert Manchester Jr and his Wife, & Southerly by Almy Street, all of said premises are conveyed subject to a mortgage to the Providence Institution for Savings, dated [illegible] and recorded [illegible] which mortgage is hereby assumed by the grantee herein, and the grantee herein covenants to pay the same & to save the grantors harmless thereon. To have & to hold the above granted Premises, with all the Appurtenances, Priviliges and Commodities to the same belonging or appertaining, unto the said Providence Institution for Savings their Heirs and Assigns forever, all my Right of Dower [illegible] on the said Mathew W Armington [illegible] only proper use, benefit and behoof forever. And We the said Mathew W Armington & Elizabeth G Armington Heirs, Executors and Administrators, do covenant [illegible] I am the true, sole, and lawful owner of the above bargained [illegible] me, in my own proper right, as a good, perfect and absolute estate of inheritance [illegible] power, and lawful authority, to grant, bargain, sell, convey and confirm, the [illegible] at the said Mathew W Armington & Elizabeth G Armington Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by [illegible] and quietly have, hold, use, occupy, possess and enjoy, the said demised and [illegible] clear, and freely and clearly acquitted, exonerated and discharged of and from all [illegible] gains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, execu- [illegible] soever, that might in any measure or degree obstruct or make void this present Deed.

And We Mathew W Armington & Elizabeth G Armington Heirs, Executors, and Administrators, do covenant and engage the above demised Premises [illegible] Mathew W Armington & Elizabeth G Armington Heirs and Assigns, against the lawful claims [illegible] discover, forever to warrant, secure and defend by these Presents.

Provided, & the Condition, & true Intent of these Presents is such, that whereas We the said Mathew W Armington & Elizabeth G Armington have [illegible] my Note, bearing even date with this Deed, for the sum of Six hundred [illegible] said Nathan Gorton, or order, in One year after date with Interest, [illegible] said Mathew W Armington & Elizabeth G Armington or my Heirs, Executors, Administrators or [illegible] shall well & truly pay or cause to be paid to the said Nathan Gorton [illegible] named promissory Note, together with the Interest thereon, according to [illegible] this Deed shall be null & void, otherwise to be & remain in full force & virtue. [illegible] the said Mathew W Armington & Elizabeth G Armington do hereby constitute & appoint the said [illegible] Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable [illegible] of substitution & of revocation, for me & in my Name, at any time after the [illegible] of payment of said Note, or of the Interest thereon (in case the same remains [illegible] at public Auction, first giving thirty days notice of such sale in some one of the [illegible] printed in the City of Providence) the premises aforesaid. And for me and in my [illegible] their Name or Names, to make, execute, seal, acknowledge & deliver to any person or [illegible] become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the

The within Mortgage is hereby discharged. Providence Savings Bank [illegible] Witness [illegible] For Providence Institution for Savings [illegible] Attorney [illegible]

giving, after the expiration of said term of ten days, twenty days notice of such sale, in some one of the public Newspapers printed in said City of Providence, and in our Names or in their Name or Names to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises or of any part thereof, so as to vest in such purchaser or purchasers, a full & absolute Estate in fee simple therein, and on sale thereof, hereby giving & granting unto our said Attorneys full power & authority to continue or adjourn such Sale from time to time) We do authorize our said Attorneys to receive from the purchaser or purchasers thereof, the amount the same may be sold for and after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof, to the payment of the amount of principal & interest of said Note hereby secured (We hereby agreeing that in case of the sale of said premises or any part thereof for default of the payment of said semi annual Interest, or for breach of said Conditions of Insurance, the principal sum of said Note shall be deemed due & payable on the day of such sale) Accounting to me the said Elizabeth C Armington, my Heirs or Assigns for all sums over & above the amount thereof. We hereby ratifying, confirming & confirming such sale or sales as may be made or caused to be made by virtue thereof.

And Furthermore it is agreed by and between the parties hereto that the Grantor shall & will keep & maintain Insurance upon the Dwelling House & other Buildings on said Lot, in a sum not less than Six hundred Dollars, and will assign the policy or policies of such Insurance to the Grantee, and in default thereof, it shall be lawful for the Grantee, their Successors or Assigns to effect such Insurance & the premium or premiums paid for effecting the same, shall be a further lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents.

In Witness whereof, We have hereto set our hands & seals, this Second day of January A.D. One Hundred & Eight hundred and fifty two (1852.)

Signed, sealed & delivered in presence of
Silas Paine
Wm C Barker

Matthew W. Armington (L.S.)
Elizabeth C. Armington. (L.S.)

Providence ss. Providence January 2.d 1852. Then personally appeared the within named Matthew W Armington and acknowledged the within Instrument to be his free Act & Deed, Hand & seal; And at the same time & place personally appeared the above named Elizabeth C Armington, Wife of the said Matthew W Armington, & was examined by me privily & apart from her said husband, & after having the within Instrument there explained unto her by me, she acknowledged unto me that she understood the same, that it was her free Act & Deed, & she declared unto me that she signed the same voluntarily & did not wish to retract the same.

Before me. Wm C Barker
Public Notary.

Recorded Jany 5, 1857. at 3.50 o'clk P. M.

Witness
word "but" interlined

Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

104

I Robert Manchester Jr

of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Robert Manchester Jr.
for and in consideration of the sum of Five hundred & eighty Dollars, to me
in hand, before the ensealing hereof, well and truly paid by

Nathan Gorton, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Nathan Gorton his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Nathan Gorton his Heirs and Assigns forever,

A certain Lot of Land fronting on Clifford Street in said City of Providence bounded & described as follows. Viz. Commencing at a point on said Clifford Street, Fifty two & a half feet Southwesterly from the corner of Richmond & Clifford Streets, thence running Southeasterly a line parallel with the line of Richmond Street, Eighty feet to Land of Nathan Gorton, then turning & running Southwesterly along said Gortons line, Twenty seven & a half feet to Land conveyed by Josiah Jo Webster to Nathan Gorton, then turning and running Northwesterly along said Land conveyed by said Webster to said Gorton, to said Clifford Street, then Northeasterly along said Clifford Street, Twenty seven and a half feet to the first named point Being the same Lot of Land that was conveyed to this Grantor by Deed from Josiah Jo Webster, dated January 6 A.D 1852. Reference to said Deed being had

And I Maria J Manchester, Wife of the said Robert Manchester Jr. and in consideration of the aforenamed sum of Money paid my said Husband, do hereby Remise, Release & Forever Quitclaim to the said Nathan Gorton, & to his Heirs & Assigns forever, all my Right of Dower and Power of Thirds, in and to the aforedescribed premises.

Having received payment in full for the within named, I do hereby cancel and discharge the said Mortgage Deed. Witness my hand & seal this 3d Dec 1852

Nathan Gorton

Witness Albert Pabodie Jr.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Nathan Gorton his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Robert Manchester Jr. for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Nathan Gorton his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Nathan Gorton his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Robert Manchester Jr. for myself & for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Nathan Gorton his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Robert Manchester Jr have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Five hundred & eighty Dollars, & payable to the said Nathan Gorton, or order, in One year after date with Interest. Now therefore, if I the said Robert Manchester Jr or my Heirs, Executors, Administrators or any other person for me or them, shall well & truly pay or cause to be paid to the said Nathan Gorton his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force & virtue.

Furthermore, I the said Robert Manchester Jr. do hereby constitute & appoint the said Nathan Gorton, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of said Note, or of the Interest thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence the premises aforesaid. And for me and in my Name, or in his or their Name or Names to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the

Name, to all to vest in said purchaser or purchasers, a full absolute Estate in fee simple in the the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney and Attorneys full power & authority to adjourn & continue said Sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of money due on the aforenamed Note & secured by this Deed, Accounting to me for all sums that shall be over and above the amount aforesaid & hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, in this Sixth day of January A.D. One Thousand Eight hundred and fifty two. (1852.)

Signed, Sealed and delivered in presence of Nathaniel Searle

Robert Manchester Jr. (L.S.)

Maria Theresa Manchester, (L.S.)

County of Providence ss. In the City of Providence on this 6th day of January A.D. 1852. Then personally appeared the above named Robert Manchester Jr & before me acknowledged the preceding Instrument by him signed to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Jany 7. 1852. at 12 o'clk M.

Witness word "of money" interlined

Albert Pabodie
City Clk

To all People to whom these Presents shall come. 105

I David Taylor of the City & County of Providence in the State of Rhode Island **Send Greeting. Know Ye,** That I the said David Taylor for and in consideration of the sum of One hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Lemuel Brown of said City of Providence the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Lemuel Brown his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Lemuel Brown his Heirs and Assigns forever,

A Lot of Land situate in the Northerly part of said City & is Numbered (47) Forty seven, on a Plat of House Lots on Green Lane & adjacent Street, belonging to Steph.n Martin, Jos.a Bacon and C.P. Knowles, surveyed by Benni.n Lockwood June 3.d 1838 platted & divided into House Lots May 10.th 1847, by Mowlton & Schubarth. said Lot fronts Northerly on Howell Street, on which it measures Forty feet and holding its width runs Southerly One hundred feet to Lot No 52 and is bounded Easterly on Lot No 46. Southerly on Lot No 52 & Westerly on Lot No 48 as will appear by reference to said Plat.

And I Lydia G Taylor, Wife of the Grantor, for & in consideration of said sum of Money paid my said husband, do hereby Release and forever Quitclaim unto him the said Lemuel Brown, his Heirs & Assigns, all my Right of Dower and Dower of Third, in and to the above described premises.

I hereby cancel and discharge this Mortgage Deed. Witness my hand and seal this 20 Day of Jan.y 1858
Lemuel Brown
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Lemuel Brown his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said David Taylor for me for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Lemuel Brown his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Lemuel Brown his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said David Taylor for me & for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Lemuel Brown his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforegoing Deed is, That if I, said David Taylor, my Heirs, Executors or Administrators shall pay to said Lemuel Brown, his Heirs, Executors, Administrators & Assigns, the sum of One hundred Dollars in One year from the date of this Deed, with Interest on the same till paid, then the aforegoing Deed & also a certain promissory Note bearing even date herewith given by me to said Lemuel Brown, for the sum aforesaid & payable as aforesaid shall be void, otherwise shall remain in full force. Furthermore, I, said David Taylor for myself, my Heirs, Executors & Administrators do hereby constitute & appoint said Lemuel Brown, his Heirs, Executors, Administrators & Assigns, my lawful Attorney or Attorneys, irrevocable, with full power of substitution and of revocation for me & in my stead and in my Name, or in his or their own names, at any time after said Note shall become due & remain unpaid, to sell at public Auction, first giving three Weeks notice thereof, in One of the public Newspapers printed in said Providence, the premises aforesaid and for me & in my Name, or in his or their own names, to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers thereof, a ~~good and sufficient~~ full & absolute Estate in fee simple in the premises. And on sale of said premises I do authorize my said Attorney or Attorneys to receive of & from the

purchaser or purchasers thereof, the amount the same shall be sold for, out of the proceeds of such sale, to pay the amount due on said Note & the incidental expenses of such sale, paying over to me or my legal Representatives, the surplus, if any shall remain after paying the amount aforesaid. I hereby ratifying & confirming all that my said Attorney or Attorneys shall lawfully do in the premises & granting them all my authority herein.

In Witness whereof, We hereunto set our hands & seals, this Twenty first day of November A.D. Eighteen hundred and Fifty one. (1851.)

Signed sealed & delivered in presence of
Mary C Dent

David Taylor. (L.S.)
Lydia C. Taylor. (L.S.)

Providence Sc. In the City of Providence November 22. A.D. 1851.

Personally appeared David Taylor, subscriber to the within Instrument, & acknowledged the same to be his free act & Deed.

Before me Stephen Mowlin
Justice of the Peace.

Recorded Janry 7. 1852. at 1.40 o'clk P. M.

Witness, words "good & sufficient" erased

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

106

I Levi C. Dexter

of the City & County of Providence, in the State of Rhode Island &c

Send Greeting. Know Ye, That I the said Levi C Dexter for and in consideration of the sum of Five Thousand two hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Samuel Vinton, of Providence aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Samuel Vinton his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Samuel Vinton his Heirs and Assigns forever,

A certain Lot of Land situate in the Southerly part of the City of Providence aforesaid on the Easterly side of South Main Street, bounded & described as follows, to wit: Westerly on said South Main Street, on which it measures Twenty one (21) feet, Southerly by a Street or Gangway called Hardings Alley, which separates it from of the Heirs of Richmond Bullock, on which it measures One hundred & ten (110) feet, Easterly by Well Street, Twenty eight (28) and Westerly on Land of Enoch Steere, on which it measures One hundred & ten (110) feet, together with a Dwelling House Nos 150 & 152, fronting on Main Street aforesaid, & all other Buildings & Improvements thereon standing, being the Estate purchased by the present Grantor of William C Barker, by Deed dated August 25. A.D. 1843, recorded in the Records of Grand Evidence for said City of Providence. Book 57. page 57. to which reference may be had. And it is understood that the corner of the North part of the Block is to retain as heretofore, the privilege of using Water from the Well by inserting therein a pipe, & is to have access thereto for repairs. &c

Having entered pay-ment in full for the Note within named. I do hereby cancel & discharge the Mortgage Deed. Witness my hand July 13. 1852.
In presence of Albert Pabodie
Samuel Vinton

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Samuel Vinton his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Levi C Dexter for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Samuel Vinton his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Samuel Vinton his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Levi C Dexter for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Samuel Vinton his Heirs and Assigns, against the lawful claims & demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Harriet N Dexter, Wife of the aforenamed Levi C Dexter, for the consideration aforesaid paid to my said husband, do hereby Remise, Release & Quitclaim unto the Samuel Vinton, his Heirs and Assigns forever, all my Right of Dower & Power of Thirds in & to the above described & granted premises.

The condition of the aforewritten Deed is that if I the said Levi C Dexter, my Heirs, Executors or Administrators shall well & truly pay to said Samuel Vinton, his Heirs, Executors, Administrators or Assigns four certain promissory Notes, four Months from the date of these Presents, one bearing date July 2d A.D. 1850, for the sum of Four hundred & fifty Dollars, payable to said Vinton or order, on demand with interest, One for the sum of Five hundred Dollars, bearing date October 8th A.D. 1850, payable to said Vinton or order, Six Months from date, with Interest, one bearing date January 7. A.D. 1851. for the sum of Four hundred & fifty Dollars, payable to said Vinton or order on demand, with Interest from date, and one other for the sum of Eight hundred Dollars, bearing date September 8th A.D. 1851. payable to said Vinton or order, with Interest from date, then this Deed shall be void, otherwise to be & remain in full force and virtue. Furthermore, I the said Levi C Dexter do hereby constitute & appoint said Samuel Vinton, my lawful Attorney, irrevocable, for me & in my Name at any time after the expiration of Four Months from the date of these Presents (said Notes being unpaid) to sell at

publie Auction. first giving thirty days notice thereof, in some one of the publie Newspapers printed in the City of Providence aforesaid, the above described premises, and for me & in my Name to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple in the premises, and on sale of said premises I do authorize my said Attorney to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & on receipt thereof to apply & appropriate to the same to the payment of the sums due on said Notes & secured by this Deede, Accounting to me for all sums that shall be over & above the amount due as aforesaid, hereby ratifying & confirming such sale as may be executed by my said Attorney for the purpose aforesaid.

In Witness whereof, We have hereunto set our hands & seals, this Eighth day of September in the year of our Lord, One Thousand Eight hundred and fifty one.

Signed sealed and delivered in presence of
Amasa S Westcott

Leri C. Dexter. (L.S.)

Providence Ss. In the City of Providence September 8th 1851.
Then personally appeared the above named Leri C Dexter & acknowledged the above written Instrument to be his voluntary Act and Deed.
Before me. Amasa S Westcott.
Justice of the Peace.

Recorded Jany 7, 1852, at 3. 10 o'clk P. M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

107

I, William H Barker of the City & County of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said William H Barker for and in consideration of the sum of One hundred fifty Dollars, to me in hand before the ensealing hereof, well and truly paid by

Christopher G. Dodge, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Christopher G Dodge his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Christopher G Dodge his Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House ~~thereon~~ & other Improvements thereon, situate on the Easterly side of Barker Street in said City of Providence bounded Westerly by said Barker Street, Southerly by other Lands of this Grantor, Easterly by Land of Holden Peirce & Northerly by Land of John Hazard. Being the Estate wherein the Grantor now resides & is the Estate Numbered 15 on said Barker Street.

And I Sarah F Barker, Wife of the said William H Barker, in consideration of the aforenamed sum of Money paid my said Husband, do hereby Remise, Release & forever Quitclaim to the said Christopher G Dodge, & to his Heirs & Assigns forever, all my Right of Dower & Power of Thirds in & to the aforedescribed premises.

Having received payment of the Note herein mentioned.
& hereby cancel & discharge the Mortgage Deed.
Providence 7th Jany A.D. 1853.
In presence of
Chas S Williams

Chas G Dodge

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Christopher G Dodge his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said William H Barker for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Christopher G Dodge his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Christopher G Dodge his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William H Barker for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Christopher G Dodge his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The proceeding Deed is upon this condition. For that whereas I the said William H Barker have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of One hundred & fifty Dollars payable to the said Christopher G Dodge or order, in One year after date, with interest payable semi annually. Now therefore, if I the said William H Barker, or any person for me, shall well & truly pay or cause to be paid, to the said Christopher G Dodge, his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to remain in full force and virtue. Furthermore, I the said William H Barker do hereby constitute & appoint the said Christopher G Dodge, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys irrevocable, with full power of substitution & of execution, for me & in my Name, at any time after the expiration of the day of payment of said Note, & of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name & in his or their Name or Names, to make, execute, seal, acknowledge and deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient

Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full absolute estate in fee simple in & to the premises aforesaid. And on sale thereof, I do hereby authorize my said Attorney & Attorneys, to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums due on said Note and secured by this Deed, according to the face of said Note, rendering to me or my Heirs the overplus, if any there be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this Sixth day of January A.D. One Thousand eight hundred fifty two. (1852)

Signed, sealed & delivered in presence of
Nathaniel Searle

William H. Barker. (L.S.)

Sarah B. Barker. (L.S.)

County of Providence ss. In the City of Providence on this 6th day of January A.D. 1852. Then personally appeared the above named William H. Barker before me and acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded January 7th 1852 at 3.35 o'clk P.M.
Word "thereon" erased

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

108

I, William Pabodie

of the City of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said William Pabodie for and in consideration of the sum of Two Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by The Providence Institution for Savings, a Corporation legally incorporated and established, and transacting business in said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro Inst for Savings their Successors Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alione, enfeoff, convey and confirm, unto them the said Providence Institution for Savings. their Successors Heirs and Assigns forever,

A Lot of Land together with all the Buildings and Improvements thereon, situate on the Northerly side of High Street in said City of Providence & bounded & described as follows, to wit:- Southerly on said High Street, Forty five (45) feet. Easterly on a Twelve feet Gangway, One hundred fifty (150) feet. Northerly on a Twenty feet Gangway Forty five (45) feet, & Westerly on Land of the Heirs of Moses Olney & on Land of Robert Olney, One hundred fifty (150) feet. It being the same Estate upon which I now reside.

Office of Providence Inst. for Savings
We hereby cancel and discharge this Mortgage Deed
Witness our hand and seal this 30th day of June 1858
Pro. Inst. for Savings (L.S.)
In presence of
P. C. Brodgett Asst Treasurer

Recorded June 30 1858
Witness
Albert Pabodie
City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pro Inst for Savings their Successors Heirs and Assigns, forever, to and their only proper use, benefit and behoof forever. And I the said William Pabodie for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings. their Successors Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William Pabodie for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Institution for Savings their Successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is such, That Whereas I the said William Pabodie have this day made & executed my Negotiable promissory Note bearing even date herewith & made payable to them the said Providence Institution for Savings, or order, at the Office of the Treasurer of said Institution, with Interest payable semi annually in advance, for the sum of Two Thousand Dollars. Now therefore, if I the said William Pabodie, or my Heirs, Executors, Administrators or Assigns, or any other person for me or them shall well & truly pay or cause to be paid, at maturity, the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, but otherwise shall be & remain in full force & effect.

Furthermore, I the said William Pabodie do hereby constitute & appoint the said Providence Institution for Savings, their Successors & Assigns, my true & lawful Attorney, irrevocable, with full power of Substitution & of revocation, for me & in my Name, & in their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest due thereon, or breach shall be made of the conditions of Insurance hereinafter contained, on the part of the Grantor to be performed & such default or breach shall continue for the term of ten days, to sell at public Auction, all my right, title & interest, in & to the premises aforesaid, or any part thereof, they first giving, after the expiration of said term of ten days, twenty days notice of such Sale in some one of the public Newspapers printed in said City

of Providence, and in my Name or in their Names or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof a good & sufficient Deed or Deeds of said premises, or any part thereof, so as to vest in such purchaser or purchasers a full and absolute Estate in fee simple therein. And on sale thereof (hereby giving & granting unto my said Attorneys full power & authority to continue or adjourn such sale from time to time) I do authorize my said Attorneys to receive from the purchaser or purchasers thereof the amount the same may be sold for, and after the payment of all the expenses incident to such sale or sales to apply & appropriate the residue thereof to the payment of the amount of principal and interest of said Note hereby secured. (I hereby agreeing that in case of the sale of said premises or of any part thereof, for default of the payment of said semi annual interest or for breach of said conditions of Insurance, the principal sum of said Note shall be deemed due & payable on the day of such sale), Accounting to me the said William Pabodie, my Heirs or Assigns for all sums over & above the amount thereof. I hereby ratifying, approving & confirming such sale or sales as many be made or caused to be made by virtue hereof.

And Furthermore, it is agreed by & between the parties hereto that the Grantor shall & will keep & maintain Insurance upon the Dwelling House & other Buildings on said Lot, in a sum not less than Six Hundred Dollars & will assign the policy or policies of such Insurance to the Grantee, & in default thereof it shall be lawful for the Grantee, their Successors or Assigns to effect such Insurance & the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged premises added to the amount of said Note & secured by these Presents.

In Witness whereof I/We have hereto set our hands & seals, this Fifth day of January A.D. One Thousand Eight hundred and fifty two. (1852)

Signed, sealed & delivered in presence of
(The clause of Power being first stricken out & the pronouns "I" "me" & "my" being substituted for "We" "us" & "our" respectively throughout the power of sale, before execution.
Henry C Pabodie
Robert Knight

Wm Pabodie. (Ls)

Providence Sc. In the City of Providence this 7th day of January A.D. 1852. Then personally appeared William Pabodie and acknowledged the aforegoing written Instrument by him subscribed, to be his free act and Deed.

Before me, Robert Knight
Justice of the Peace.

Recorded Jany 7, 1851. at 5.10 o'clk P. M.

Witness Albert Pabodie City Clk

To all People to whom these Presents shall come.

109

I, John C Jenckes

Of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said John C Jenckes for and in consideration of the sum of Nine hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by

Charles W Jenckes, of said City of Providence.

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Charles W Jenckes his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Charles W Jenckes his Heirs and Assigns forever,

Three certain Lots of Land with all the Buildings & Improvements thereon, situate on the Southeasterly side of Friendship Street, in said City of Providence. The first Lot is bounded as follows, Beginning at the corner formed by the junction of said Friendship Street & a gangway & runs thence Southwesterly on said Street, Forty feet (holding the same width extends Southeasterly bounding on said gangway Ninety five feet, together with all my interest in said gangway. Being the Lot of Land conveyed to this Grantor by Deed from Daniel Field, dated March 16, 1813, & recorded in the Land Records of said City of Providence in Book No 37, page 73. Reference to said Deed being had. The second Lot is bounded & described as follows Viz, Beginning on the corner of the aforedescribed Lot of Land from thence Southwesterly on said Friendship Street, Five feet (holding its width extends Southeasterly on the aforesaid Lot of Land Ninety five feet. Being the same Lot of Land that was conveyed to this Grantor by Deed from Daniel Field, dated December 13 A.D 1813 & on Record in the Land Records of said City of Providence, in Book No 37, page 246. Reference to said Deed being had.

The Third Lot is bounded & described as follows. Beginning at the Westerly corner of the last aforedescribed Lot and extending Southwesterly on said Friendship Street, Four feet, & thence Southeasterly Ninety five feet, holding the width of Four feet. Being the same Lot of Land that was conveyed to this Grantor by Deed from Daniel Field, dated March 11, 1816, & on Record in the Land Records of said City of Providence in Book No 38 page 331. Reference to said Deed being had.

Recorded & received full payment & satisfaction of the within mentioned Debt & Mortgage this 23. 1875
Witness my hand & seal
Wm C Williams

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Charles W Jenckes his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said John C Jenckes for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Charles W Jenckes his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Charles W Jenckes his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John C Jenckes for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Charles W Jenckes his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I, Fanny S Jenckes, Wife of the said John C Jenckes, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release forever Quitclaim to the said Charles W Jenckes his Heirs & Assigns forever, all my right of Dower & Power of Thirds, in & to the aforedescribed premises.

The preceding Instrument is upon this condition. For that whereas I the said John C Jenckes have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Nine hundred Dollars payable to the said Charles W Jenckes or order, on demand, with Interest.

Now Therefore, if I the said John C Jenckes, or my Heirs, Executors or Administrators or any other person for me or them, shall well & truly pay or cause to be paid, to the said Charles W Jenckes, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue.

Furthermore, I the said John C Jenckes do hereby constitute & appoint the said Charles W Jenckes, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys irrevocable, with full power of substitution & of revocation, for me & in my name, at any time after a demand for payment of the aforenamed Note shall have been made, & the same shall remain unpaid for the space of thirty days after such demand, to sell at Public Auction, first giving thirty days notice of such sale, in some one of the public

Newspapers printed in said City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys, full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys, to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed, accounting to me for all sums that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this First day of January A.D. One Thousand Eight hundred and Fifty four (1852)

Signed, Sealed and Delivered
in presence of
J. N. Seabury
S. S. Sencke

John C. Sencke. (L.S.)
Fanny S. Sencke. (L.S.)

County of Providence ss. In the City of Providence on this 5th day of January A.D. 1852. Then personally appeared the above named John C. Sencke before me, & acknowledged the preceding Instrument by him signed, to be his free act & deed.

Nathaniel Searle
Justice of the Peace.

Recorded January 8, 1852. at 11¼ oclk A.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I, Shubael Cady

of the City & County of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said Shubael Cady for and in consideration of the sum of Nine hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by Moses Greene, of Warwick, in the County of Kent & State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Moses Greene his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Moses Greene his Heirs and Assigns forever,

One certain Lot of Land with all the Buildings & Improvements thereon, situated on the West side of the River in said Providence, on the Easterly side of Winter Street, bounded Westerly on said Winter Street, Forty feet, holding the width of Forty feet & extending back Easterly to Land of Samuel Budlong and Wife, be the distance more or less; bounding Northerly on Land of Othniel Tripp, Easterly on Land of said Samuel Budlong & Wife; & Southerly on Land belonging to the Heirs of George Ellis, deceased.

Being the same Estate that was conveyed to the Grantor & David Cady by Deed from Henry O. Tripp, dated December 13 A.D. 1851. & recorded in Book No 122 page 139 of the Records of Deeds in the City of Providence, reference thereto being had for a more particular description.

Warning to Sale payment & satisfaction of this Mortgage Deed
Witness my hand & seal June 25. 1853
Witness
C. Williams
Moses Greene

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Moses Greene his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Shubael Cady for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Moses Greene his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Moses Greene his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Shubael Cady for myself my Heirs Executors, and Administrators, do covenant and engage the above demised Premises to him the said Moses Greene his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I, Abby A. Wife of said Shubael Cady for & in consideration of the sum paid my husband as aforesaid, do hereby Release, Release & forever Quitclaim unto him the said Moses Greene, his Heirs & Assigns forever, all my Right of Dower & Power of Thirds in & to the above described & granted premises.

The condition of the above written Deed is, that whereas I the said Shubael Cady am indebted to said Moses Greene, in the sum of Nine hundred Dollars, for which amount I have given him my promissory Note, bearing even date herewith, made payable to him the said Moses Greene, or order, One year after date, with interest. Now Therefore, if I the said Shubael Cady, or any other person for me, shall well & truly pay or cause to be paid the aforesaid Note when the same shall become due & payable, both principal & interest, agreeable to the tenor & effect of said Note, then the aforewritten Deed shall be null & void, & of no effect, otherwise shall remain and be in full force & virtue.

Furthermore, I the said Shubael Cady for myself, my Heirs, Executors & Administrators do hereby constitute & appoint said Moses Greene, his Executors, Administrators & Assigns, my lawful Attorney or Attorneys, irrevocable, with power of substitution & revocation, for me & in my Name, or in either of their Names, at any time after said Note shall become due & payable & remain unpaid, to sell at public Auction, first giving thirty days notice thereof in some one of the public Newspapers

printed in said Cityy, the premises aforesaid; hereby giving my said Attorney or Attorneys, or Substitute, full power & authority to adjourn said Sale from time to time at discretion: & for me & in my Name or in either of their Names, to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a good & absolute Estate in fee simple in the premises; and on Sale thereof, to apply & appropriate the proceeds thereof to the payment of said Note, both principal & interest, first paying all the expenses of every kind attending said sale, Accounting to me my Heirs or Assigns for all sums over & above the amount aforesaid: hereby for myself, my Heirs, Executors & Administrators, ratifying & confirming all that my said Attorney or Attorneys, or Substitute or either of them may lawfully do in the premises.

In Witness whereof We have hereunto set our hands & seals, this Twenty seventh day of November, in the Year of our Lord, Eighteen hundred and fifty one.

Signed sealed & delivered in presence of

Robert Knight as to the signature of Shubael Cady
Witness Cornelia L. Haines
Witness Paces Haines Jr.

Shubael Cady. (L.S.)
Abby A. Cady. (L.S.)

Providence &c. In the City of Providence November 29th A.D. 1851.
Then personally appeared Shubael Cady & acknowledged the preceding Instrument by him subscribed, to be his free act & deed.
Before me. Robert Knight
Justice of the Peace.

Recorded Jany 9. 1852. at 2 1/4 o'clk P.M.
Witness Albert Pabodie
City Clk

Leaving access free payment of Mortgage debt
Witness our hands & seals this 4. 1866
In presence of } George A. Smith
E. A. Williams } Jane M. Stripp

To all People to whom these Presents shall come.

We. Daniel K. Angell & Horace L. Angell, of Providence, in the County of Providence & State of Rhode Island, transacting business in company under the firm & style of D. K. Angell & Co

Send Greeting. Know Ye, That We the said D. K. Angell & Co for and in consideration of the sum of One thousand Dollars, to us in hand, before the ensealing hereof, well and truly paid by

Jane M. Stripp, of North Providence, in said County

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Jane M. Stripp her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto her the said Jane M. Stripp her Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House & the Improvements thereon, situate in the Northerly part of said Providence, & on the Westerly side of North Main Street, & is bounded Easterly by said North Main Street, whereon it measures Forty feet & extends back Westerly One hundred feet, bounded Northerly on Land of Thomas Oldham, Westerly on Land of Stephen Randall & Southerly on a small strip of the ancient Turpin Garden or the Fraser estate.

And I, Martha B. Angell, Wife of said Daniel Angell, in consideration of part of said sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim to said Jane M. Stripp, her Heirs & Assigns, all my Right of Dower and Power of Thirds in & to the above described premises.

123.76

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Jane M. Stripp her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And We the said D. K. Angell & Co for us & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Jane M. Stripp her Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Jane M. Stripp her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said D. K. Angell & Co for us & for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Jane M. Stripp her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforegoing Deed is, That if We, said D. K. Angell & Co, our Heirs, Executors or Administrators shall pay to said Jane M. Stripp, her Heirs, Executors, Administrators or Assigns, the sum of One thousand Dollars, in one year after the date of this Deed, together with Interest on the same, payable annually till paid, then the preceding Deed, & also a certain promissory Note, bearing even date herewith, given by us to said Jane M. Stripp for the sum aforesaid & payable as aforesaid shall be void, otherwise shall remain in full force.

Furthermore, We, the said D. K. Angell & Co, for ourselves, our Executors & Administrators do hereby constitute & appoint said Jane M. Stripp, her Heirs, Executors, Administrators & Assigns, our lawful Attorney or Attorneys, irrevocable, with full power of substitution & revocation, for us & in our Names, or in her or their Names, at any time after said Note shall become due & remain unpaid, to sell at Public Auction, first giving three weeks notice thereof in one of the Public Newspapers printed in said Providence, the Premises aforesaid, and for us & in our stead & in our Names, or in her or their Names, to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple in the premises, and on sale of said premises We do authorize

our said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof the amount the same shall be sold for, and also to adjourn the sale from day to day, of said premises, and out of the proceeds of said sale to pay the sum due on said Note & Interest & the incidental expenses of such sale, paying over to us, or our legal Representatives the surplus if any shall remain after paying the sums aforesaid. We hereby ratifying & confirming all that our said Attorney or Attorneys shall lawfully do in the premises & granting them all our authority herein.

In testimony whereof, We hereunto set our hands & seals, this Eighth day of January A.D. Eighteen hundred and fifty two (1852)

Signed sealed & delivered in presence of
Freelove Angell

Daniel K. Angell. (L.S.)
Horace L. Angell. (L.S.)
Martha B. Angell. (L.S.)

Providence Sc. In the City of Providence January 9. A.D. 1852.
Personally appeared Daniel K. Angell & Horace L. Angell, subscribers to the above Instrument & severally acknowledged the same to be their free Act and Deed.

Before me, Stephen Mowry
Justice of the Peace

Recorded Jany 9. 1852. at 4. 45 o'clk P. M.
Witness word "the" & "for" erased & "said" interlined
Albert Pabodie
City Clk

112

To all People to whom these Presents shall come.

We Asa K. Lilley and William Clarke, both of the City & County of Providence State of Rhode Island

Send Greeting. Know Ye, That We the said Asa K. Lilley & William Clarke for and in consideration of the sum of One Thousand Dollars, to us in hand, before the unsealing hereof, well and truly paid by Andrew Angell of North Providence, in the aforesaid County and State

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Andrew Angell his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Andrew Angell his Heirs and Assigns forever,

In certain Lots of Land with all the Buildings & Improvements thereon, situate in the Southwesterly part of said City of Providence, & are laid out & described as Lots Numbers (149) One hundred & forty nine & (150) One Hundred & fifty, on a Plat of Ground, called Plat of Mr Timothy Wiggins Ground, in the Southwesterly part of said City of Providence by W.S. Lovelrood. Being the Lots of Land that were conveyed to this Grantor by Deed from Benjamin M. Jackson, dated January 10 A.D. 1852. Reference to said Deeds being made.

And We, Emeline M. Lilley, Wife of the said Asa K. Lilley, & Polly Clarke, Wife of the said William Clarke, for & in consideration of the aforenamed sum of Money paid our said husbands, do hereby Remise, Release & forever Quitclaim to the said Andrew Angell & to their Heirs and Assigns forever, all our Right of Dower & Power of Thirds, in & to the aforedescribed premises.

Having received payment in full for the Note mentioned on page 384 named, & as by surrender of a transfer record on page 385 of this Book hereby cancel & discharge this Mortgage Deed
Witness my hand & Seal August 6 1855
Witness Benjamin M. Jackson
Asa K. Lilley (L.S.)

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Andrew Angell his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Asa K. Lilley & William Clarke for ourselves for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Andrew Angell his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Andrew Angell his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Asa K. Lilley & William Clarke, for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Andrew Angell his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Instrument is upon this condition, for that whereas We, the said Asa K. Lilley & William Clarke have made & executed our certain promissory Note, bearing even date with this Deed, for the sum of One Thousand Dollars payable to the said Randall Angell or order, in One year after date with interest payable semi annually. Now therefore, if We, the said Asa K. Lilley & William Clarke, or our Heirs, Executors, Administrators or any other person for us or them, shall well & truly pay or cause to be paid to the said Andrew Angell or to his Heirs & Assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be and remain in full force & virtue. Furthermore, We the said Asa K. Lilley and William Clarke do hereby constitute & appoint the said Andrew Angell, his Executors, Administrators & Assigns, our true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation for us & in our Names, at any time after the expiration of the day of payment of the aforenamed Note, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at Public Auction first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for us & in our Names, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser & purchasers

thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof (hereby giving & granting unto our said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) We do hereby authorize our said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed, accounting to us for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by our said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof We have hereunto set our hands & seals on this Tenth day of January A.D. One Thousand & Eight hundred & fifty two. (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle
Cynthia A. Bourn
Mary G. Clark.

Asa K. Lilley. (Q)
William Clark. (Q)
Emaline N. Lilley. (Q)
Polly Clark. (Q)

County of Providence ss. In the City of Providence on this 10 day of January A.D. 1852. Then personally appeared the above named Asa K. Lilly and William Clarke before me and severally acknowledged the preceding Instrument by them signed to be their free Act & Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Jany 10. 1852. at 3.25 o'clk P. M.
word "severally" interlined
Witness Albert Pabodie City Clk

To all People to whom these Presents shall come.

113

I, Isaac S. Batley

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That the said Isaac S. Batley for and in consideration of the sum of Twelve hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Hannah Potter Briggs, of Sutton, in the County of Worcester, in the Commonwealth of Massachusetts, Wife of Otis H. Briggs

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Hannah Potter Briggs her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Hannah Potter Briggs her Heirs and Assigns forever,

One Lot of Land with all the Buildings & Improvements thereon, situate on the Southwesterly side of Eddy Street, in the Southwesterly part of said City of Providence & bounded Northwesterly on said Eddy Street, on which it measures Ninety feet & holding the width of Ninety feet, extends back Southwesterly Ninety five feet, & is bounded Northwesterly by Land of James Salisbury & Southeasterly by Land of Edwin & Hiram Baxter, it being understood that a Dwelling House owned by the Heirs of Asa Bosworth, deceased, projects over & across the Southwesterly line of said Lot, but no portion of said Bosworths Heirs House is hereby conveyed, nor intended to be conveyed, but is subject to the payment of Rent for such Encroachment. The premises hereby conveyed are the same conveyed to the Grantor by Deed of even date herewith from the aforenamed Otis H. Briggs & Hannah Potter Briggs.

And I, Clarissa A. Batley, Wife of the aforenamed Isaac S. Batley, for & in consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim, unto her the said Hannah Potter Briggs, her Heirs & Assigns forever, All my Right of Dower, in & to the aforegranted premises.

Providence January 17 A.D. 1855 We hereby cancel and discharge this mortgage Deed in full, having received payment in full of the Note herein described, & witness our hand & seal
Witness, Henry Martin
Otis H. Briggs
Hannah Potter Briggs
Recorded Jany 17 1855
Albert Paboodie City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Hannah Potter Briggs her Heirs and Assigns, forever, to her and her only proper use, benefit and behoof forever. And I the said Isaac S. Batley for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Hannah Potter Briggs her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Hannah Potter Briggs her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Isaac S. Batley for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Hannah Potter Briggs her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always this Deed is upon this express condition, That whereas I the aforenamed Isaac S. Batley have this day made & executed my certain Negotiable promissory Note, bearing even date herewith & made payable to the said Hannah Potter Briggs or order, in three years from date, with interest payable semi annually, for the sum of Twelve hundred Dollars. Now therefore, if I the aforenamed Isaac S. Batley or my heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, the aforenamed Note, at its maturity, then this Deed is to be void, but otherwise to be & remain in full force & effect.

In testimony whereof, We have hereunto set our hands & seals, this Twelfth day of January, in the year of our Lord, One Thousand Eight hundred and Fifty two. (1852)

Signed, sealed and delivered
in presence of
Henry Martin. Witness to the
signature of Isaac S. Batley
John G. Child.

Isaac S. Batley. (Q)
Clarissa A. Batley. (Q)

Providence County SS. In Providence this Twelfth day of January A.D. 1852.
Then Isaac H. Bailey personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free Act & Deed.

Henry Martin
Justice of the Peace.

Recorded Janry 12. 1852, at 6. 30 o'clk P. M.

Witness Albert Pabodie City Clk

To all People to whom these Presents shall come.

I Owen Burke

of the City and County of Providence, State of Rhode Island

Send Greeting. Know Ye, That I the said Owen Burke for and in consideration of the sum of One Dollar, to me in hand, before the ensealing hereof, well and truly paid by

Charles Potter, of said City and State

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Charles Potter his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Charles Potter his Heirs and Assigns forever,

A certain Lot of Land in the Westerly part of said City, being Number Seven (7) on a Plat of Lots made by Charles Potter August 1st 1846. recorded in the City Clerks Office in Book of Plats No 1 page 119. said Lot was conveyed to me by said Charles Potter, by Deed of even date herewith.

And I, Susan Burke, Wife of said Owen Burke, in consideration of the Sum aforesaid paid my said husband, do hereby Release forever Quitclaim unto said Charles Potter, his Heirs & Assigns, All my Right of Dower, in & to the aforedescribed premises.

Providence Jan'y 16 1854. The Notes secured in this Deed, have all been fully paid with the interest— and I hereby consent that the same be discharged of Record. Sept 16 1855

Witness, Charles Potter
Attest Albert Pabodie
City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Charles Potter his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Owen Burke for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Charles Potter his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Charles Potter his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Owen Burke for myself & my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Charles Potter his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforewritten Deed is, that if I said Owen Burke, my Heirs or Assigns, or any other person for me or them, shall well & truly pay three promissory Notes of even date herewith, signed by me & payable to Charles Potter, or his order, in One, Two & Three years from date, with Interest yearly, each for Seventy five Dollars ($75.-) then the aforewritten Deed shall be void, otherwise shall remain in full force.

Furthermore, I, said Owen Burke do hereby constitute & appoint said Charles Potter, his Heirs, Executors & Administrators, my true & lawful Attorney or Attorneys, irrevocable, for me & in my Name, at any time after either of said Notes shall become due & payable & is unpaid, to sell at public Auction, (first giving thirty days notice thereof in some one of the public Newspapers printed in said City) any or all of the premises aforesaid, and for me & in my Name to execute & deliver to any person who may become the purchaser thereof, a full & sufficient Deed of the same, so as to vest in such purchaser a full and absolute Estate in fee simple, of the premises; and upon sale of said premises I do authorize my said Attorney or Attorneys to receive from the purchaser thereof, the amount which the same shall be sold for, and upon receipt thereof to appropriate the same to the payment of the amount due on the Notes aforesaid, accounting to me for all sums that shall be over & above the amount aforesaid, hereby ratifying & confirming such sale as may be executed by my said Attorney or Attorneys for the

purposes aforesaid

In testimony whereof We have hereunto set our hands seals, this Fifteenth day of January A.D. Eighteen hundred and fifty two.

Signed sealed and delivered
in presence of
words "Im" and eight (8)" & "are the same"
erased & word "a" interlined before signing.
Edward A Pabodie
Witness to Susan Burkes signature
Cyprus Potter.

Omen Burke. (L.S.)

Susan her X mark Burke. (L.S.)

Providence Ss. On the 15th day of January A.D. Eighteen hundred & fifty two. personally appeared Omen Burke & acknowledged the within Instrument by him signed to be his free act and Hand and Seal.

Before me,
Thomas C. Greene
Justice of the Peace.

Recorded Jany 15. 1852. at 1 1/2 o'clk P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

John Mc. Gilpin.

of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said John Mc Gilpin for and in consideration of the sum of Seven hundred & twelve Dollars to me in hand, before the ensealing hereof, well and truly paid by

Henry L. Bowen. of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Henry L. Bowen his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Henry L. Bowen his Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House & other Improvements thereon, situate on the Northerly side of Jenkins Street, in said City of Providence & to said Lot is described as Lot No 23 Twenty three on a Plat of House Lots belonging to Wm Dike & Seth Padelford, surveyed & platted by Almond & Schubarth April 3 A.D. 1846, & recorded in the Land Records of said City of Providence, in Book of Plats No 2 page 12.

Being the same Estate that was conveyed to this Grantor by Deed from Ephraim & Joanna L. Martin, by their Attorney, Henry L. Bowen, dated Dec 31 A.D. 1851. Reference to said Deed being had.

Ann Mc Gilpin Wife of the said John Mc Gilpin, for & in consideration of the aforenamed sum of Money paid my said Husband, do hereby Remise, Release & forever Quitclaim to the said Henry L. Bowen, and to his Heirs & Assigns forever. All my Right of Dower and Power of Thirds in & to the aforedescribed premises.

Having received payment in full for the within named Mortgage Deed I do hereby cancel & discharge the same as of Jany 21 1853.
Witness my hand & seal Jany 21 1853.
John Mc Gilpin (L.S.)
In presence of
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Henry L. Bowen his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said John Mc Gilpin for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Henry L. Bowen his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Henry L. Bowen his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John Mc Gilpin for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Henry L. Bowen his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Instrument is upon this condition. For that whereas I the said John Mc Gilpin have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Seven hundred Dollars payable to the said Henry L. Bowen, or order, in twelve months after date, with interest payable semi annually.

Now Therefore if I the said John Mc Gilpin, or my Heirs Executors, Administrators or any other person for me or them, shall well truly pay or cause to be paid to the said Henry L. Bowen, his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to remain in full force & virtue.

Furthermore, I the said John Mc Gilpin do hereby constitute & appoint the said Henry L. Bowen, his Executors, Administrators & Assigns, my true and lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note, or of the interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons, who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, to q

purposes aforesaid

In testimony whereof, We have hereunto set our hands seals, this Fifteenth day of January A.D. Eighteen hundred and fifty two.

Signed sealed and delivered in presence of words "two" and eight "8" + "are the same" erased & word "a" interlined before signing. Edward A Pabodie

Owen Burke. (Ls)

Susan her X Burke. (Ls)
mark

Witness to Susan Burkes signature Lyman Potter.

Providence Ss. In the City of Providence this Fifteenth day of January A.D. Eighteen hundred & fifty two. personally appeared Owen Burke & acknowledged the within Instrument by him signed to be his free Act and Hand and Seal.

Before me,
Thomas C. Greene
Justice of the Peace.

Recorded Jany 15. 1852. at 1/2 odd P.M.

Witness

Albert Pabodie
City Clk

115

To all People to whom these Presents shall come.

John Mc Gilpin

Of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said John Mc Gilpin for and in consideration of the sum of Seven hundred & twelve Dollars to me in hand, before the ensealing hereof, well and truly paid by Henry L. Bowen, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Henry L. Bowen his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Henry L. Bowen his Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House & other Improvements thereon, situate on the Northerly side of Benefits Street, in said City of Providence & is laid out & described as Lot No 33 Thirty three on a Plat of House Lots belonging to A.B. Dike & Seth Padelford, surveyed platted by Arnold & Schubarth April 5 A.D. 1846, & recorded in the Grand Records of said City of Providence, in Book of Plats No 2, page 12.

Being the same Estate that was conveyed to this Grantor by Deed from Ephraim & Joanna L. Martin, by their Attorney, Henry L. Bowen, dated Dec 31 A.D. 1851. Reference to said Deed being had.

Ann Mc Gilpin Wife of the said John Mc Gilpin for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release, forever Quitclaim to the said Henry L. Bowen, and to his Heirs & Assigns forever. All my Right of Dower and Power of Thirds in & to the aforedescribed premises.

Having received payment in full for the Note within named & I do hereby cancel & discharge this mortgage Deed Witness my hand & Seal this 21 day Jany A.D. 1853

John Mc Gilpin (Ls)

In presence of Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Henry L. Bowen his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said John Mc Gilpin for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Henry L. Bowen his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Henry L. Bowen his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John Mc Gilpin for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Henry L. Bowen his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Instrument is upon this condition. For that whereas I the said John Mc Gilpin have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Seven hundred Dollars payable to the said Henry L. Bowen, or order, in Twelve Months after date, with interest payable semi annually. Now Therefore, if I the said John Mc Gilpin, or my Heirs Executors, Administrators or any other person for me or them, shall well truly pay or cause to be paid to the said Henry L. Bowen, his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be remain in full force & virtue. And furthermore, I the said John Mc Gilpin do hereby constitute & appoint the said Henry L. Bowen, his Executors, Administrators & Assigns, my true and lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note, or of the interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons, who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as

to vest in said purchaser or purchasers, Heirs of a full & absolute Estate in fee simple, in & to the premises aforesaid, And on sale thereof, I hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale and to the payment of the sums of Money due on said Note & secured by this Deed, Accounting to me for all sums of Money that shall be over & above the amount aforesaid thereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this thirty first day of December A.D. One Thousand, Eight hundred and fifty one. (1851)

Signed sealed & delivered in presence of
Nathaniel Searle

John Mc. Gilpin. (SL)
Ann Mc. Gilpin. (SL)

County of Providence ss: In the City of Providence on this 15 day of January A.D. 1852. Then personally appeared the above named James Mc Gilpin before me & acknowledged the preceding Instrument by him signed, to be his free act and Deede.

Nathaniel Searle
Justice of the Peace.

Recorded Jany 15, 1852. at 5 oclk P.M.

Witness words "thereof" erased

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I Samuel Dunlop

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Samuel Dunlop for and in consideration of the sum of Four hundred & forty five Dollars, to me in hand, before the unsealing hereof, well and truly paid by

Henry L. Boren, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Henry L. Boren his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said his Heirs and Assigns forever,

Four certain Lots of Land with the Buildings & Improvements thereon, situate on the Northerly side of Jenkins Street, in said City of Providence, & are laid out & described as Lots Numbers (26) Twenty six & (27) Twenty seven in a Plat of House Lots belonging to M.B. Dike & Seth Padelford, surveyed, platted April 3. 1846. by Abraham & Schubarth & recorded in the Land Records of said City of Providence, in Book of Plats No 2 page 12.

Being the same ~~two~~ Lots of Land that were conveyed to this Grantor by Deed from Ephraim & Joanna L. Mearton, by their Attorney Henry L. Boren dated Dec 31. 1851. Reference to said Deed being had.

And I Martha Dunlop, Wife of the said Samuel Dunlop, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim to the said Henry L. Boren and to his Heirs & Assigns forever, All my Right of Dower & Power of Thirds in and to the aforedescribed premises.

Having received payment in full of the sums of Money due on the within named promissory Note, I hereby cancel & discharge the within Deed of Mortgage. In Witness whereof I have hereunto set my hand & seal this 14th day of Jany A.D. 1853 Henry L. Boren

Received Jany 14 1853
Albert Pabodie
City Clk

In presence of
Thomas Lane
Witness

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Henry L. Boren his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Samuel Dunlop for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Henry L. Boren his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Henry L. Boren his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Samuel Dunlop for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Henry L. Boren his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Dunlop have made & executed my certain promissory Note, bearing even date with this Deed for the sum of Four hundred & forty five Dollars & payable to the said Henry L. Boren, or order in Twelve Months after date, with Interest payable semi annually.

Now Therefore, if I the said Samuel Dunlop or any other person for me, shall well & truly pay or cause to be paid to the said Henry L. Boren, his Heirs or Assigns, the aforesaid Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force & virtue.

Furthermore, I the said Samuel Dunlop do hereby constitute & appoint the said Henry L. Boren, his Executors, Administrators & Assigns, my true & lawful attorney & attorney, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in and to the

premises aforesaid. And on sale thereof, I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, his receipt therefor, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on said Note & secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid thereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, in this thirty day of December A.D. One Thousand Eight hundred and fifty one. (1851)

Signed, sealed & delivered in presence of
Nath'l Searle

Samuel Dunlop. (L.S.)
Martha Dunlop. (L.S.)

County of Providence ss. In the City of Providence on this 15 day of January A.D. 1852. Then personally appeared the above named Samuel Dunlop before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Janry 15. 1852. at 5. 10 o'clk P. M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

117

I Henry L Borden

of Providence, in the County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said Henry L Borden for and in consideration of the sum of Three Thousand Dollars in hand, before the ensealing hereof, well and truly paid by The Providence Institution for Savings, a corporation legally incorporated and established and transacting business in said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro. Institution for Savings their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Providence Institution for Savings their successors Heirs and Assigns forever,

A certain Lot of Land, with all the Buildings & Improvements thereon, situated on the Easterly side of Prospect Street in said Providence, bounded on said Street Sixty feet, Southerly on the Street leading to the Friends Cemetery, One hundred feet, Easterly on Lands of William Douglas Sixty feet, Northerly on Land of Grantor, One hundred feet, it being the same Lot of Land conveyed to me by Samuel Boyde Sibley, Guardian of the persons & Estates of Anna A Jenkins & Moses Brown Jenkins, Minor Children of the late William & Anna A Jenkins, deceased, by his Deed, dated April 10th 1851. am recorded in the Records of the City of Providence, in Book No 63 page

Reference to the same being made.

Providence Dec 31. 1853 The within described Note having been this day fully paid, this mortgage is hereby discharged. Providence Institution for Savings By Henry Cushing Treas

Recorded Dec 31. 1853. at 11. 15 o'clk A M

Witness Albert Pabodie City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Providence Institution for Savings their successors Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said Henry L Borden for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their successors Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings. their successors Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Henry L Borden for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Institution for Savings. their Successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Nevertheless this Deed is upon this express condition, That whereas I the said Henry L Borden have this day made, executed & certain Negotiable promissory Note, bearing even date herewith & made payable to the said Providence Institution for Savings or order in One year after date, with Interest payable semi annually in advance, for the sum of Three Thousand Dollars. ($3000) Now Therefore, if I the said Henry L Borden, or my Heirs, Executors & Administrators, or any other person for me or them, shall well & truly pay or cause to be paid at maturity said Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise in full force and effect. And I the said Henry L Borden, do hereby constitute & appoint the said Providence Institution for Savings, their Successors & Assigns, my true & lawful Attorney, irrevocable, with full power of substitution & revocation, for me & in my Name, or in their Name or Names, at any time default shall be made in the payment of said Note, or of the semi annual Interest due thereon and such default shall continue for the term of ten days, to sell at public Auction the premises aforesaid or any part thereof, they first giving, after the expiration of said term of ten Days, twenty days notice of such sale in some one of the public Newspapers printed in said Providence. And in my Name or in their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises, so as to vest in the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of

said premises, so as to vest in such purchaser or purchasers a full & absolute Estate in Fee simple, therein. And on sale thereof, hereby giving & granting unto my said Attorneys full power & authority to continue or adjourn such sale from time to time. I do authorize my Attorneys to receive from the purchaser or purchasers thereof, the same may be sold for; & after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof, to the payment of the amount of principal & interest of said Note, hereby secured; accounting to me, my Heirs or Assigns for all sums over & above the amount thereof. I hereby ratifying, approving & confirming such Sale or sales as may be made or caused to be made, by virtue hereof.

Furthermore, it is agreed by and between the parties hereto, that the Grantor shall & will keep & maintain Insurance upon the Dwelling House, & other Buildings on said premises, in a sum not less than Twenty five hundred Dollars ($2500) & will assign the policy or policies thereof, to the Grantees their Successors & Assigns, to effect such Insurance & the premiums paid for effecting the same shall be a further lien on said Mortgage premises added to the amount of said Note & secured by these Presents.

And I, Elizabeth W Bowen Wife of said Henry L & Bowen in consideration of the aforesaid sum paid my said husband do hereby Release & Quitclaim unto said Providence Institution for Savings, their Successors & Assigns, all my Right of Dower in & to the aforesaid premises.

In testimony whereof, We have hereunto set our hands & seals, this Fourteenth day of January A.D. 1852.

Signed sealed & delivered in presence of
Henry Westcott
Daniel R Clapp.

Henry L & Bowen. (L.S.)
Elizabeth W. Bowen. (L.S.)

Providence ss. In Providence this 14th day of January A.D. 1852. Personally appeared Henry L & Bowen and acknowledged the preceding Instrument to be his free & voluntary Act and Deed

Before me, Daniel R. Clapp.
Justice of the Peace.

Recorded Jany 16. 1852. at 2.50 o'clk P.M.

Witness Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

118

I Willard B Scott

of Providence in the County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said Willard B Scott for and in consideration of the sum of One hundred & twenty five Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Amen R. Thurston, of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Amen R his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Amen R Thurston his Heirs and Assigns forever,

A certain piece or parcel of Land, situate in the Northerly part of said City of Providence, on the Northerly side of Cypress Street Bounded & described as follows, Viz: Southerly by said Cypress Street, on which said Street it measures Fifty feet, Westerly the width of Fifty feet extends back Northerly, One hundred & thirty five feet. Being the Southerly portion of Lot No 182 on the Plat of Cottage & Villa Lots, on the East Sumpike, formerly belonging to the Heirs of the late Gov Fenner, surveyed & platted June 20th 1848, & recorded in the Land Records of said City of Providence, in Book of Plats No 2 page 20.

And I, Susan C Scott, Wife of said Willard B, for and in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim unto the said Thurston, & to his Heirs & Assigns forever, all Right of Dower & Power of Thirds, in & to the aforedescribed premises.

Recorded & examined from Original & Thereby corrected
Witness this Fifteenth Day
of January A.D. 1852
In presence of
Witness Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Amen R Thurston his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Willard B Scott for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Amen R his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Amen R Thurston his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Willard B Scott for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Amen R Thurston his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The consideration of this Deed is such & upon this condition That whereas I the aforenamed Willard B Scott have given my certain Negotiable promissory Note of even date with this Deed for the sum of One hundred & twenty five Dollars payable to the said Amen R Thurston or order, One year from date, with Interest. Now therefore, if I the said Willard B Scott shall well & truly pay said Note, with interest, or my Heirs or Assigns for me, at the maturity thereof, then this Deed shall be void, otherwise shall be and remain in full force and effect.

In testimony whereof. We have hereunto set our hands and seals, this Fifteenth day of January A.D. Eighteen hundred and fifty two.

Signed sealed and delivered in presence of
Abel Houghton
Lyman Fitcherman
Witness to the signature of Willard B Scott.

Willard B. Scott. (L.S.)
Susan C. Scott. (L.S.)

Providence &c. Providence Jan 15th 1852.

On the day and year above written, in the City of Providence, personally appeared before me Willard B Teele, and acknowledged the foregoing Instrument by him subscribed, to be his free Act and Deed

Willard Sayles
Justice of the Peace.

Recorded Jany 17. 1852, at 9. 35 o'clk A.M.

Witness Albert Pabodie
City Clerk

To all People to whom these Presents shall come,

I William Donally of the City and County of Providence &c

Send Greeting. Know Ye, That I the said William Donally
for and in consideration of the sum of One hundred Dollars, to me
in hand, before the ensealing hereof, well and truly paid by

Samuel Currey, Attorney at Law, of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Samuel Currey his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Samuel Currey his Heirs and Assigns forever,

A certain Lot of Land situate in the Northerly part of said Providence, together with all the Buildings & Dwelling Houses & Improvements thereon, being the same Estate now in dispute between the present Grantor & one Martin Fitzpatrick, bounded & described as follows, Viz: Beginning at the North-west corner of said Lot on the South side of Whelden Street & running Southerly Two hundred and twenty feet & six inches to Land of the Franklin Foundry & Machine Company, thence North, 76° 30' East. Fifty feet to Lot No 11 (Eleven) on a Plat of the Ground of Samuel Whelden, surveyed & platted by H. F. Walling, July 7th 1845, thence Northerly Two hundred twelve feet, six inches to said before mentioned Street, thence Westerly Fifty feet to the first mentioned bound, said Lot is bounded Westerly by Lot No Nine (9) Easterly by Lot No Eleven (11) on said Plat. Southerly on said Company's Land & Westerly on Whelden Street.

NOTE. SEE TRANSFER BOOK 27 PAGE 441

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Samuel Currey his Heirs and Assigns, forever, to him and their only proper use, benefit and behoof forever. And I the said William Donally for myself & my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Samuel Currey his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Samuel Currey his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William Donally
for me & my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Samuel Currey his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforewritten Deed is such That if I said William Donally shall pay or cause to be paid by myself or my legal Representatives unto the said Samuel Currey, his Heirs, Executors, Administrators & Assigns, all sums of Money by me in any wise now owing to him for professional services on which I may hereafter justly owe him for professional services, or otherwise, whether the same be due by Book Account or otherwise, well & truly, then this obligation to be void, otherwise to be and remain in full force.

In Witness whereof, I have hereunto set my hand and seal, the Seventeenth day of January, in the year Eighteen hundred fifty two, at Providence aforesaid.

Signed sealed and delivered
in presence of
Levi Salisbury

William his X Donally. (L.S.)
mark

Providence SS. January 17th A.D. 1852.

Then personally came William Donally, Subscriber to the foregoing Deed & acknowledged the same to be his free Act and Deed.

Before me, Levi Salisbury
Justice of the Peace.

Recorded Jany 17, 1852, at 1/4 oclock P.M.

Witness

Albert Pabodie
City Clerk

Recd Aug 3 1852 & 3.25 p.m.
Mtge Albert Pabodie
Satisfied

Having received from Daniel P Field payment in full of the Note mentioned & secured in this Mortgage & duly executed their discharge & release of the same, I do hereby cancel and discharge the same as a Mortgage & release all my right & title to the premises by Deed recorded in Book number 4 page 518 of the Records of Mortgages of Real Estate - In Witness whereof I have hereunto set my hand & seal this first day of August A.D. 1852

Benj. A. Lapham

Witness
Patience Neale

To all People to whom these Presents shall come. 120

I Daniel P. Field,

of Providence, in the County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That the said Daniel P Field for and in consideration of the sum of Five hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Benj^a A Lapham, of Providence, in the County & State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Lapham his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Lapham his Heirs and Assigns forever,

A certain Lot of Land situate on the South side of South Street, in the City of Providence, bounded & described as follows. Viz, Commencing at the Northeast corner of Daniel Battles Land, then running Southerly, Ninety six feet to Reuben Johnsons Land, then Easterly adjoining said Johnsons Land to Land of Erastus Edmands, from thence a straight line to South Street, said Lot measuring on South Street, Fifty seven feet, together with the Dwelling House thereon situate, & all other improvements thereon, said Lot being the same Mortgaged by me to John Pitman and Edmond D Pearce, Trustees, for Seven hundred Dollars.

Also one undivided half part of a certain Lot of Land situate at the corner of said South Street & Hospital St. bounding Forty feet on South Street, & Ninety five on Hospital Street, holding the width of Forty feet throughout the length of said Lot, together with the Buildings & Improvements thereon.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Lapham his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Daniel P Field for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Lapham his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Lapham his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Daniel P Field for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Lapham his Heirs and Assigns, against the lawful claims & demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Susan Field, Wife of the said Daniel P Field, for the consideration aforesaid paid to my said husband as aforesaid, do hereby Remise, Release forever Quitclaim unto the said Benj^a A Lapham, his Heirs & Assigns, all my Right & power of Dower & Thirds in and to the premises aforesaid.

The above conveyance is subject to the following condition Viz: If the said Daniel P Field or any one in his behalf shall well & truly pay or cause to be paid a certain Negotiable promissory Note for the sum of Five hundred Dollars by him this day given to said Benj^a A Lapham, payable One year after date, with Interest payable semi annually, according to the terms & effect of said Note, then this conveyance to be void, otherwise to be & remain in full force & effect.

Furthermore, I the said Daniel P Field do hereby constitute and appoint the said Lapham, his Heirs, Executors, Administrators & Assigns, my true and lawful Attorney & Attorneys, irrevocable, with power of substitution, at any time when said Note or the Interest thereon is due and unpaid, to advertize the premises aforesaid for sale at public Auction in some public Newspaper printed in the City of Providence for the space of thirty days, & at the expiration of said time, the same to sell at public Auction as aforesaid, either in my Name, or

for his or their Name, and to make to the purchaser or purchasers thereof, either in my or his or their Name, good and perfect Conveyances & Deeds thereof, so as to vest in him or them an absolute Estate of inheritance in fee simple: and the proceeds of said sale, after paying the incidental expenses thereof to appropriate & apply to the payment of said Note & the interest thereon, accounting to me or my legal Representative, for the balance.

I also hereby agree to keep Insurance on the Buildings on said Grand, in at least the sum of Five hundred Dollars, & to assign the policy or policies thereof, to said Gorham, as additional security, with this Mortgage.

In testimony whereof, We have hereunto set our hands and seals, this Seventeenth day of January A.D. One Thousand Eight hundred and fifty two.

Signed, sealed and delivered in presence of
George D Ellis
Augustus Codding

Daniel P. Field. (L.S.)
Susan Field. (L.S.)

Providence ss. In the City of Providence this 17 day of January A.D. 1852. Then personally appeared Daniel P Field & acknowledged the preceding Instrument by him signed to be his free Act and Deed

Before me. Benjamin T. Eames.
Justice of the Peace.

Recorded Jany 17. 1852. at 4. 05 o'clk P.M.

Witness

Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

121

I William Monroe
of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said William Monroe for and in consideration of the sum of Five Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by The Providence Institution for Savings, an Institution legally incorporated by the Legislature of said State, & located & doing business in said Providence the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro Ins for Savings their Successors & Assigns ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate on the West side of the River, in said City of Providence it being Lot Numbered (2) Two, on a Plat of the Spencer Grand so called, surveyed & platted by J. B. Cushing June 27. A.D. 1831. said Lot is bounded Northerly on Broadway on which it measures Sixty Five feet. Easterly on Lot Number (3) Three on said Plat on which it measures One hundred feet. Southerly on Lot Number (16) sixteen on said Plat, on which it measures Sixty seven feet & Westerly on Lot Number (1) one, on said Plat on which it measures One hundred & four feet. It being the same Estate that was conveyed to the Grantor by Deed from George H. Nichols, dated January 1st A.D. 1852. and on Record in the Land Records of said Providence, in Book 126. page 112.

And I. Emeline B Monroe, Wife of said William Monroe, in consideration of the sum paid as aforesaid, do hereby remise, release & forever quitclaim to them, the said Providence Institution for Savings, their Successors & Assigns forever, all my Right of Dower, in & to the aforedescribed premises.

Office of Providence Inst for Savings Recorded & entered & delivered Feb 23 1852 Witness my hand & seal of said Office this 5 day of January A.D. 1862 Christmas Smith Asst for Corporation Seal Pro tem. 3

Recorded Jany 18. 1862 Samuel M. Brown City Clerk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pro Institution for Savings, their Successors ~~Heirs~~ and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said William Monroe for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William Monroe for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always & this Deed is upon this express condition that whereas I the aforenamed William Monroe have this day made & executed my negotiable promissory Note, bearing even date herewith & made payable to them, the said Providence Institution for Savings, or order, in One year from date, with Interest payable semi annually, in advance, at the Office of the Treasurer of said Institution, for the sum of Five thousand Dollars.

Now therefore, if I the aforenamed William Monroe, or my Heirs, Executors or Administrators or any other person for me or them, shall well & truly pay or cause to be paid, at maturity the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed is to be void, otherwise to be & remain in full force & effect. Furthermore: We the aforesaid Emeline B & William Monroe do hereby constitute & appoint the aforenamed Providence Institution for Savings, their Successors & Assigns, our true & lawful Attorneys, irrevocable, with full power of substitution & revocation, for us & in our Names, & in their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest due thereon, or breach shall be made of the conditions of Insurance hereinafter contained, on the part of the Grantor to be performed, & such default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid, or any part thereof, they first giving, after the expiration of said term of ten days, twenty days notice of such sale, in some one of the public Newspapers printed in said

City of Providence, and in our names or in their name or names, to make, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises or of any part thereof, so as to vest in such purchaser or purchasers a full & absolute estate in fee simple therein, and on sale thereof, hereby giving & granting unto our said Attorneys full power & authority to continue or adjourn such sale from time to time, We authorize our said Attorneys to receive from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof, to the payment of the amount of the principal & interest of said Note hereby secured, hereby agreeing that in case of the sale of said premises or any part thereof, for default of the payment of said semi annual interest or for breach of said conditions of Insurance, the principal of said Note shall be deemed due & payable on the day of such sale, accounting to me, the said William Monroe, my Heirs & Assigns for all sums over & above ~~the amount~~ or sales thereof. We hereby ratifying, approving and confirming such sale or sales as may be made & caused to be made by virtue hereof.

And furthermore, it is agreed by and between the parties hereto that the Grantor shall & will maintain & keep Insurance upon the Dwelling House & other Buildings upon said Lot, in a sum not less than Two Thousand Dollars, & assign the policy or policies of such Insurance to the Grantee, & in default thereof it shall be lawful for the Grantee, their Successors & Assigns to effect such Insurance & the premium paid for effecting the same, shall be a further lien upon said Mortgaged premises, added to the amount of the Note hereby secured by these Presents.

In Witness whereof, We have hereunto set our hands & seals, this Nineteenth day of January A.D. Eighteen hundred & fifty two.

Signed, sealed & delivered in presence of the words "in advance," interlined before signing, E.D. Winton, Witness to signature of Wm Monroe. A.R. Arnold, Witness to signature of Emeline B Monroe

Wm Monroe. (L.S.)

Emeline B. Monroe. (L.S.)

Providence Ss. In the City of Providence this Nineteenth day of January A.D. Eighteen hundred & fifty two, then William Monroe personally appeared before me & acknowledged the preceding Instrument by him signed to be his free Act and Deed.

E.D. Winton
Justice of the Peace.

Recorded Jany 19, 1852. at 1.50 o'clk P.M.

Witness "City Of" & "or sale" interlined and "the amount" erased

Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

I, Palmer Gorris

of the City County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said Palmer Gorris for and in consideration of the sum of Twelve hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

John M Keing

of Johnston, in the County of Providence & State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John M Keing his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said John M Keing his Heirs and Assigns forever,

A certain Lot of Land situated in the Westerly part of said City of Providence, on the Southerly side of Broadway, & is bounded & described as follows. Viz: Beginning at a point Fifty feet from the Westerly line of Dean Street & runs Westerly Fifty feet, thence Southerly One hundred feet, thence Easterly Fifty feet, thence Northerly One hundred feet to the place of beginning, and is Lot No Three on the Plat of Stephen C Kenyons Land. Together with all the Buildings & Improvements thereon.

And I Phebe Gorris, Wife of the above named Palmer Gorris, in consideration of said sum of Money paid my said husband, do hereby Release, Release Quit Claim & Release to him said John M Keing, his Heirs, Executors, Administrators & Assigns Forever, all my Right of Dower and Power of Thirds, in & to the granted premises.

I hereby cancel & discharge this Mortgage Deed, Witness my Hand & Seal this 1st day of October 1859. In presence of Albert Pabodie

John M Keing (L.S.)

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John M Keing his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Palmer Gorris for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John M Keing his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John M Keing his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Palmer Gorris for me my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John M Keing his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforegoing Deed is, that if I said Palmer Gorris, my Heirs, Executors or Administrators & Assigns shall pay to said John M Keing, his Heirs, Executors, Administrators or Assigns, the sum of Twelve hundred Dollars, in One year from the date of this Deed, together with Interest on the same till paid (the interest to be paid yearly) then the aforegoing Deed, as also a certain promissory Note, bearing even date herewith given by me to said John M Keing, for the payment of the sum aforesaid, with interest, at the time aforesaid, shall be void, otherwise shall remain in full force.

Further, I the said Palmer Gorris, for myself, my Heirs, Executors & Administrators, do hereby constitute & appoint him said John M Keing, his Heirs, Executors, Administrators & Assigns, my true & lawful Attorney & Attornies, irrevocable, for me & in my Name, or his or their own Name, whether I am alive or dead, to sell at public Auction, first giving three weeks public notice in some one of the public Newspapers printed in said City, after breach of condition hereof, & before such sale of such intended sale, the premises aforesaid; and on sale thereof, to execute & deliver to the purchaser or purchasers thereof, a good & sufficient & absolute Estate in fee simple, and to receive the amount the same shall be sold for, and out of the proceeds of such sale, to pay whatever shall be due on said Note & interest, & the expenses incident to said sale, paying over to me or my legal representatives, the surplus, if any shall remain after paying as aforesaid, hereby

ratifying, approving and confirming all that my said attorney or attornies shall lawfully do in the premises & granting them all my authority herein.

In Witness whereof, We have hereunto set our hands and seals, this Nineteenth day of January A.D. eighteen hundred and fifty two. (1852)

Signed sealed and delivered in presence of
Nathaniel Emmet

Palmer Sorris. (L.S.)

Phebe Sorris. (L.S.)

Providence Ss. In the City of Providence January 20th A.D. 1852.

Personally appeared before me Palmer Sorris and acknowledged the preceding Instrument to be his free Act and Deed.

Albert Pabodie
City Clk.

Recorded Jany 20. 1852. at 2.35 o'clk P.M.

Witness words "as aforesaid" & interest interlined

Albert Pabodie
City Clk

123

To all People to whom these Presents shall come.

We Antonio Le Cornet & Henrietta B Cornet, Wife of said Antonio, both of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That We the said Antonio Le Cornet & Henrietta B Cornet for and in consideration of the sum of Five Thousand one hundred Dollars in hand, before the ensealing hereof, well and truly paid by The Providence Institution for Savings, an Institution legally incorporated by the Legislature of said State & located & doing business in said City of Providence

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Five Cors for Savings their successors & Assigns Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Providence Institution for Savings their Successors Heirs and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate in said City of Providence on Federal Hill, on the Northerly side of Atwells Avenue being Lot No (15) fifteen on a Plat of One hundred & six Lots, laid out on said Federal Hill, said Plat being recorded in the City Clerks Office in said Providence in Bk 30 pages 439 & 440. Being the same Estate conveyed to the said Antonio Le Cornet by deed from George A Brownyn, dated April 1. A.D. 1851. & recorded in said Records in Bk 124 page 8, reference to which is hereby had. Also one other Lot of Land, situate in the Westerly part of said Providence, being Lot Numbered twenty seven on a Plat of Land formerly owned by James Rhodes, as surveyed & platted by Benoni Lockwood which said Plat is recorded in Bk No 23 page 458 of the said Records, reference thereunto being had. Said Lot is bounded Easterly by a thirty feet Street, Southerly by Lots Numbered twenty six on said Plat, Westerly by Land belonging to the heirs of the late Archibald Stewart & Northerly by Lots Numbered twenty one, twenty, nineteen & eighteen on said Plat & measures on the Easterly line Forty four feet more or less, on the Southerly line One hundred sixty one feet more or less, on the Northerly line One hundred fifty nine feet more or less, on the Westerly line Forty four feet more or less, with all the Buildings & Improvements thereon, being the same Estate conveyed to the said Henrietta B. from Stephen Beverly, by Deed dated October 16 A.D. 1847, & recorded in said Records in Bk No 102 page 535.

Providence Jan 5 19, 1853 The within deed & Mortgage is hereby discharged This day fully paid. Also Mortgage is hereby discharged
For the Pro Institution for Savings
Henry Cushing Treasurer
Witness Thomas Comeroy
Witness Albert Pabodie City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Five Cors for Savings their successors Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And We the said Antonio Le & Henrietta B Cornet for ourselves & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings their Successors Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Antonio Le & Henrietta B Cornet for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Institution for Savings their Successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always & this Deed is upon this express condition, that whereas I the aforenamed Antonio Le Cornet have this day made & executed my negotiable promissory Note, bearing even date herewith made payable to them the said Providence Institution for Savings or order, in One year from date with interest payable semi annually in advance, at the Office of the Treasurer of said Institution for the sum of Five Thousand one hundred Dollars.

Now therefore, If I the said Antonio Le Cornet or my Heirs, Executors or Administrators or any other person for me or them, shall well & truly pay or cause to be paid at maturity, the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise to be & remain in full force & effect. Furthermore, We, the aforenamed Antonio Le & Henrietta B Cornet do hereby constitute & appoint the aforenamed Providence Institution for Savings, their Successors & Assigns, our true & lawful Attorneys, irrevocable, with full power of substitution & revocation, for us & in our names or in their Names, at any time in case default shall be made in the payment of said Note, or of the semi annual interest due thereon, or breach shall be made of the conditions of Insurance hereinafter contained on the part of the Grantors to be performed, & such default or breach shall continue for the term of ten days, to sell at public Auction, all of our & each of our right, title & interest in & to the premises aforesaid, or any part thereof, they first giving after the expiration of said term of ten days, twenty days notice of such sale in some one of the public Newspa-

(-pers

printed in said City of Providence, and in our names or in their names to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises, so as to convey & vest in such purchaser or purchasers a full & absolute Estate in fee simple therein, and on sale thereof, hereby giving & granting unto our said Attorneys full power & authority to continue or adjourn such sale from time to time. We do authorize our said Attorneys to receive from the purchaser or purchasers thereof, the amount the same may be sold for and after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof to the payment of the amount of the principal & interest of said Note hereby secured, hereby agreeing that in case of the sale of said premises, or any part thereof for default of payment of said semi annual Interest or for breach of said conditions of Insurance, the principal of said Note shall be deemed due & payable on the day of such sale, Accounting to us our Heirs or Assigns for all sums over and above the amount thereof, We hereby ratifying, approving & confirming such sale or sales as may be made or caused to be made by virtue thereof.

And furthermore it is agreed by & between the parties hereto that the Grantors shall will keep & maintain Insurance upon the Dwelling Houses & other Buildings on said Lot, in a sum not less than Twenty one hundred Dollars & assign the policy or policies of such Insurance to the Grantees, and in default thereof, it shall be lawful for the Grantees, their Successors & Assigns to effect such Insurance & the premium & premiums paid for effecting the same shall be a further lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents.

In testimony whereof, We have hereunto set our hands and seals, this Twentieth day of January A.D. Eighteen hundred and fifty two.

Signed sealed and delivered
in presence of
Willard Sayles
Patrick Wall

A. G. Grant. (L.S.)
H. B. Grant. (L.S.)

Providence Sc. In Providence this Twenty first day of January A.D. Eighteen hundred and fifty two, personally appeared before me Antonio G. Cmit & acknowledged the within Instrument to be his free act and Deed, and also Henrietta B. Cmit, & she being examined privily & apart from her said husband having this Instrument shown & explained to her, declared that it was her voluntary act. Deed, & that she did not wish to retract the same.

Willard Sayles, Justice of the Peace.

Recorded Jany 22. 1852, at 1.20 o'clk. P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I Michael Murphy of the City County of Providence and State of Rhode Island **Send Greeting. Know Ye,** That I the said Michael Murphy for and in consideration of the sum of Eighty two Dollars, to me in hand, before the ensealing hereof, well and truly paid by Merry & Steere of said City of Providence the receipt whereof I do hereby acknowledge, and (for myself) therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Merry & Steere their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Merry & Steere their Heirs and Assigns forever,

A certain Lot of Land situate in the Northerly part of said City of Providence & bounded & described as follows. Viz, Northerly on Hardy Street, whereon it measures Forty feet & three quarters, Westerly by Lot No Eighty on a Plat of Granton Ground, Southerly by the Westerly portion of Lot No Ninety on said Plat, whereon it measures Forty feet & a third of a foot, & Easterly by the Easterly portion of Lot No Eighty two, on said Plat. Being the Westerly portion of Lot No (82) Eighty two, on a Plat of Home Lots and Streets, belonging to E. A. Nichols, surveyed & platted by H. F. Walling, July 1846, & recorded in the Land Records of said City of Providence, in Book of Plats No 1 page 101. together with all the Buildings and Appurtenances thereunto belonging.

And I Mary Murphy, Wife of the above named Michael Murphy for & in consideration of the aforenamed sum of money paid my said husband, do Remise, Release & forever relinquish & convey, all my Right of Dower & Power of Thirds, in and to the above described Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Merry & Steere their Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said Michael Murphy for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Merry & Steere their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Merry & Steere their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Michael Murphy for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Merry & Steere their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this express condition, For that whereas I the said Michael Murphy have made & executed my certain promissory note, bearing even date herewith this Deed, for the sum of Eighty two Dollars and payable to the said Merry & Steere, or their order, in Six months, with Interest thereafter.

Now Therefore, if I the said Michael Murphy, my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Merry & Steere, or to their Heirs or Assigns, the aforedescribed promissory note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force & virtue. Furthermore, I the said Michael Murphy do hereby constitute & appoint the said Merry & Steere, their Executors, Administrators & Assigns, my true & lawful Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my name, at any time after the expiration of the day of payment of said Note, or of the interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid: And for me and in my Name or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in and to the Premises

aforesaid. And in sale thereof, I do hereby authorize my said Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums due on said Note and secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid, thereby ratifying & confirming such Sale as may be made by my Attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, this twenty third day of January A.D. One Thousand Eight hundred & fifty two. (1852)

Signed sealed and delivered in presence of
Edward Fitzpatrick
to the signature of Michael Murphy
Stephen Martin

Michael his X mark Murphy. (L.S.)
Mary her X mark Murphy. (L.S.)

Providence Sc. In the City of Providence January 23. A.D. 1852.
Personally appeared Michael Murphy & acknowledged the preceding Instrument by him signed, by his mark in cnfs, to be his free & voluntary Act & Deed.
Before me.
Stephen Martin
Justice of the Peace.

Recorded Jany 24. 1852. at 1 1/4 o'clk P.M.
Witness
Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

125

I, Elijah C. Baker.

of the City & County of Providence, in the State of Rhode Island & Providence Plantations

Send Greeting. Know Ye, That I the said Elijah C. Baker for and in consideration of the sum of One Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by The President, Directors & Company of the American Bank, a Bank legally incorporated & located and doing Busines in the City, County and State aforesaid,

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said President, Directors &c. their Successors & Assigns ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alione, enfeoff, convey and confirm, unto them the said President, Directors & Company their Successors ~~Heirs~~ and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate in the Westerly part of the City of Providence aforesaid on the North side of Washington Street, on which it measures Eighty feet, and from which it extends back One hundred feet, holding the width of Eighty feet, and is the same that I purchased of Gardner Williams & Sarah Williams, by Deed recorded in the Registry of Deeds in the City of Providence, Book No 126. page 83. to which reference is made.

Also One other Lot of Lande situate in the Westerly part of the City of Providence, with all the Buildings and Improvements thereon, on the South side of Fountain Street, on which it measures Forty feet and four inches from which it extends back, holding said width of Forty feet, One hundred feet, and is the same that I purchased of Gardner Williams and Sarah Williams, by Deed recorded in the Registry of Deeds in the City of Providence, in Book No 101 page 98. to which reference is made.

Release of this Mortgage. See entry
Witness my hand this 23rd day of Sept. 1852
Elijah C. Baker
In presence of
C. F. Williams
American Bank

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said President, Directors & Company their Successors ~~Heirs~~ and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said Elijah C. Baker for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said President, Directors & Company their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said President, Directors & Company their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Elijah C. Baker for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said President, Directors & Company their Successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I, Cynthia A. Baker, Wife of the said Elijah C. Baker, for the consideration aforesaid paid to my said husband, do hereby Remise, Release, forever Quitclaim unto them, the said President, Directors & Company of the American Bank, all my Right & Power of Dower & Thirds, in and to the above described premises.

The above conveyance is subject to the following condition Viz: Whereas the said President, Directors & Company of the American Bank, have already loaned & discounted to the said Elijah C. Baker, various sums of Money, upon certain Notes & Bills of Exchange, made, drawn or endorsed by the said Elijah, and whereas it is contemplated that the said President, Directors & Company shall continue from time to time hereafter to loan and discount, to the said Elijah, certain other sums of money upon certain other Notes & Bills of Exchange to be made, drawn or endorsed by the said Elijah.

Now if the said Elijah C. Baker, or any one in his behalf shall well & truly pay or cause to be paid to the said President, Directors & Company, their Successors & Assigns, all the sums of money loaned & discounted as aforesaid, & all the sums that may hereafter be loaned & discounted to or for him as aforesaid, when as the same are due, then this Conveyance to be void, otherwise to remain in full force and effect.

Furthermore, I the said Elijah C. Baker, do hereby constitute & appoint the

said President, Directors & Company of the American Bank, their Successors & Assigns, my true & lawful Attorneys, irrevocable, with power of substitution & revocation, at any time when any sum of money loaned or discounted to or for me as aforesaid is due and unpaid, to advertize the premises aforesaid for sale at public Auction in some public Newspaper printed in the City of Providence, for the space of thirty days, & at the expiration of said thirty days, the same to sell to the highest bidder, for cash or on credit, according to their discretion, and to make, execute, acknowledge & deliver to the purchaser or purchasers thereof, either in my Name or in their the said President, Directors & Company, their Successors or Assigns name, a good perfect Deed or Deeds thereof, so as to vest in him or them an absolute Estate of Inheritance in fee simple in the premises aforesaid, & the proceeds of said sale, after paying the incidental expenses thereof, to appropriate & apply to the payment of all the sums of Money loaned & discounted as aforesaid, then unpaid, whether the same are then due or not, making a due deduction of interest on such sums as are not due, & receiving interest on such sums as are overdue, and on such as draw interest, accounting to me & my legal Representatives for the residue of said proceeds should any there be, hereby ratifying and confirming all the acts of my said Attorneys or of their Substitutes done in the premises by virtue of this Instrument.

In testimony whereof, We have hereto set our hands & seals, this First day of January A.D. Eighteen hundred and fifty two.

Signed, Sealed and delivered
in presence of
Benj^a N Lapham.

Elijah C. Baker. (L.S.)
Cynthia R. Baker. (L.S.)

Providence Sc. Providence Jan^y 21. 1852. Then personally appeared the within named Elijah C Baker, Signer to the within Instrument and acknowledged the same to be his free Act and Deed.

Before me. Benj^a N. Lapham.
Public Notary.

Recorded January 24. 1852. at 2.55 o'clk P.M.
Witness Albert Pabodie City Clk

(words "for sale" interlined)

Having received the amount of the within debt & the payment of which was secured by the within mortgage, except the sum of three hundred dollars & interest thereon from the twenty first day of May 1853. The President Directors & Company of the American Bank hereby acknowledge the receipt thereof and agree that the whole amount due them & secured by the within Mortgage is three hundred dollars & interest thereon from the date aforesaid.

In Witness whereof the President & directors &c of the American Bank have by Stephen R Rathbone Cashier of said Bank duly authorized for the purpose set their hands and affixed the Corporate Seal of said Bank this twelfth day of September AD Eighteen hundred & fifty three.

Signed sealed & delivered
in presence of
Wingate Hayes

President Directors and Company
of the American Bank
S R Rathbone Cash^r (L.S.)

State of Rhode Island &c
Providence Sc

In the City of Providence this 13th day of September AD 1853 personally came Stephen R Rathbone & acknowledged the foregoing instrument by him signed in his said capacity to be his free act & deed of the President Directors and Company of the American Bank. Before me W. Hayes Jus. Peace

Recorded Sept^r 13th 1853 at 12,31 o clock pm
Witness Albert Pabodie City Clerk

To all People to whom these Presents shall come.

126

We, Francis W Wepham and Elizabeth B Wepham, Wife of said Francis, both of the Town of Portsmouth, in the State of New Hampshire

Send Greeting. Know Ye, That We the said Francis W Wepham & Elizabeth B Wepham for and in consideration of the sum of Thirteen hundred Dollars & 00 in hand, before the ensealing hereof, well and truly paid by

Emma Bell

Wife of William Bell, both of the City & County of Allegheny, in the State of Pennsylvania

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Emma Bell her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto her the said Emma Bell her Heirs and Assigns forever,

All the interest which was conveyed to us by William Bell & Emma Bell, in & to a Lot of Land situate on the North side of Market Square, in the City & County of Providence, in the State of Rhode Island, formerly owned by John Brown & Joseph Hawes, both of said Providence, being one fifth of one half part of Lot Number Ten, as laid out & described on a Plat recorded in the City Clerks Office in said Providence in Book Number forty eight, Page fifteen, said Lot is bounded & described as follows, Southerly on said Market Square, Thirty two feet, Easterly by Lot Number three on said Plat Fifty two feet, Northerly by a four feet Gangway, Thirty two feet & Westerly by Lot Number One on said Plat, Fifty two feet, to the first point or place of beginning, reference to the aforesaid Plat is hereby made for a more explicit description of said Lot. Also all our & each of our right, title & interest in & to the aforenamed Gangway. It being the same Estate conveyed to us by William & Emma Bell, by their quitclaim Deed, bearing date November fifteenth A.D. Eighteen hundred & fifty one, and this Mortgage is given to secure the payment of a balance of the purchase Money.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Emma Bell her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And We the said Francis W Wepham & Elizabeth B Wepham for ourselves & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Emma Bell her Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Emma Bell her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

For discharge see next page

NOTE. SEE TRANSFER 2 BOOK 18 PAGE 452 & 453

Furthermore, We the said Francis W & Elizabeth B Wepham for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Emma Bell her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always and this Deed is upon this express condition That whereas We the aforenamed Francis W Wepham & Elizabeth B Wepham have this day jointly & severally made & executed our negotiable promissory Note, bearing even date herewith & made payable to the said Emma Bell, or order, in Five years from date, with interest at the rate of Six per cent per annum payable quarterly for the sum of Thirteen hundred Dollars, for the unpaid purchase money as aforesaid. Now Therefore, if We the aforenamed Francis W Wepham & Elizabeth B Wepham, or our Heirs, Executors or Administrators or any other person for us or them, shall well & truly pay or cause to be paid at maturity, the aforementioned Note, together with the interest thereon according to the tenor thereof, then this Deed shall be void, otherwise to be & remain in full force and effect.

Furthermore, We, the aforenamed Francis W & Elizabeth B Wepham, do hereby constitute and appoint the aforenamed Emma Bell, her Executors, Administrators & Assigns, our true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & revocation for us & in our Name, or in her or their Name or Names, at any time in case default shall be made in the payment of said Note, or of the quarterly interest due thereon, & such default shall continue for the term of One year, so that the Interest for One year shall have accumulated, to sell at public Auction, the premises aforesaid or any part thereof, the or they first giving, after the expiration of said term of one year, twenty days notice of

such Sale in some one of the public Newspapers printed in said City of Providence, and in my Name or in her or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises, so as to vest in such purchaser or purchasers a fee & absolute estate in fee simple therein, and on sale thereof, hereby giving & granting unto our said Attorney or Attorneys full power & authority to continue & adjourn such sale from time to time. We do authorize our said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, and after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof, to the payment of the amount of the principal & interest of said Note hereby secured; accounting to us, our Heirs or Assigns for all sums over & above the amount thereof. We hereby ratifying, approving & confirming such sale or sales as may be made or caused to be made by our said Attorney or Attorneys by virtue hereof.

In testimony whereof, We have hereunto set our hands & seals, this Fifteenth day of November A.D. Eighteen hundred and fifty one (Nov 15. 1851)

Signed, sealed & delivered in presence of
the words "of plate," being erased with a pen before signing
the words "ten days to sell at" erased the words "one
year, or so that the interest for one year shall have
accumulated" substituted.
E.D. Vinton.

Francis W. Upham. (D)
Elizabeth B. Upham. (D)

State of Rhode Island &c. Providence Sc. In the City of Providence this thirteenth day of January A.D. Eighteen hundred & fifty two, then Francis W Upham personally appeared before me & acknowledged the within & preceding Instrument by him signed, to be his free Act & Deed, and at the same place & time Elizabeth B Upham, Wife of the aforenamed Francis W Upham also appeared before me & being by me examined privily & apart from her said husband, & having the preceding Instrument by her signed, & then explained to her by me she acknowledged the same to be her free Act and Deed, & at the same time declared to me that she did not wish to retract the same.

Witness my hand & seal E.D. Vinton (D)
Justice of the Peace.

Recorded Jany 30. 1852, at 12.35 o'clk P.M.

Witness (D) Albert Pabodie City Clk

The Peoples Savings Bank Assignees of the within mortgage deed being a deed recorded in book No 127 at page 126 of the records of deeds in the City of Providence having received full payment & satisfaction of the debt secured thereby do hereby cancel & discharge the said mortgage deed
March 13. 1863

In presence of
Charles F Titcinghall (3)

The Peoples Savings Bank in Providence
By Jesse Howard Treas

Recorded March 13. 1863
Witness Samuel W. Brown City Clerk

Having received payment in full for the Note within
named & do hereby cancel & discharge
the same. Witness my hand & Seal Oct 22 1852
In presence of
Albert Pabodie

Charles Potter

12 4/5

To all People to whom these Presents shall come.

We, Francis W Upham and Elizabeth B Upham, his Wife, both of Portsmouth, in the State of New Hampshire

Send Greeting. Know Ye, That We the said Francis W & Elizabeth B Upham for and in consideration of the sum of One thousand & sixty four Dollars & ten cents, to us in hand, before the ensealing hereof, well and truly paid by

Charles Potter

of the City of Providence, in the State of Rhode Island

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Charles Potter his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Charles Potter his Heirs and Assigns forever,

All of our & each of our right, title, interest in & to a Lot of Land, with all the Buildings & Improvements thereon, situate on the Northerly side of Market Square in said City of Providence being Lot Numbered Two (2) as laid out & described on a Plat recorded in the City Clerks Office in said Providence, in Book Number Forty eight page fifteen. Said Lot being bounded & described as follows to wit; Southerly on said Market Square, thirty two feet, Easterly on Lot Numbered Three on said Plat, fifty two feet, Northerly on a four feet gangway thirty two feet, and Westerly on Lot Numbered One on said Plat, fifty two feet, together with all of our and each of our right, title and interest in & to the aforenamed Gangway. It being the same Estate in part conveyed to us by William & Emma Bell, by their quitclaim Deed, bearing date November fifteenth A.D. One thousand Eight hundred & fifty one.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Charles Potter his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And the said for Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Heirs and Assigns, that at and before the ensealing hereof the true, sole, and lawful owner of the above bargained premises, and lawfully seized and possessed of the same, in own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, the said for Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to the said Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is such, that whereas We the said Francis W Upham & Elizabeth B Upham have this day made & executed our joint & several promissory Note, bearing even date herewith & made payable to him the said Charles Potter, or order in twelve Months after date, for the sum of One thousand Dollars and sixty four Dollars & ten cents. ($1064.10/100) Now therefore, if We the said Francis & Elizabeth, or either of us, or our or either of our Heirs, executors, administrators or assigns, or any other person for us or them, shall well & truly pay or cause to be paid at maturity, the aforedescribed Note, according to its tenor, then this Deed shall be void, but otherwise shall be & remain in full force & effect. Furthermore We the said Francis W Upham & Elizabeth B Upham do hereby constitute & appoint the said Charles Potter, his Executors, Administrators & Assigns, our true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation for us & in our names or in his or their name or names, at any time in case default shall be made in the payment of said Note, & such default shall continue for the term of ten days, to sell at public auction, all of our & each of our right, title & interest in & to the premises aforesaid, or any part thereof, he or they first giving, after the expiration of said term of ten days, thirty days notice of such sale in some one of the daily Newspapers printed in said City of Providence, & also to Asa B Wilde of said Providence, the Agent of us the Grantors. And in our names or in his or their name or names, to make, execute, seal, acknowledge and

deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises, or any part thereof, so as to vest in such purchaser or purchasers a fee & absolute estate in fee simple therein And on sale thereof (hereby giving & granting unto our said Attorney or Attorneys, full power & authority to continue or adjourn such sale from time to time) We do authorize our said Attorney or Attorneys to receive from the purchaser or purchasers thereof the amount the same may be sold for, & after the payment of all the expenses incident to such sale or sales to apply & appropriate the residue thereof to the payment of said note hereby secured. Accounting to us our Heirs or Assigns for all sums nor above the amount thereof, We hereby ratifying, confirming & confirming such sale or sales as may be made or caused to be made by virtue hereof.

In Witness whereof, We have hereunto set our hands and seals, this thirtieth day of January A.D. One Thousand Eight hundred & fifty two. (1852)

Signed sealed & delivered in presence of
The words "of plats" being erased, & the words "one fifth of one half part of" also the words "one fifth of one half part of" said the covenants being first erased. The words "in part" being first interlined.
E. D. Vinton.

Francis W. Upham. (Seal)
Elizabeth B. Upham. (Seal)

State of Rhode Island. Providence Ss. In Providence this thirtieth day of January A.D. 1852. personally appeared before me Francis W. Upham & acknowledged the within and preceding Instrument by him signed to be his free & voluntary Act & deed. And at the same time & place also appeared before me Elizabeth B. Upham, Wife of the said Francis W. & being by me examined privily & apart from her said husband, & having the within and preceding Instrument & the same explained to her by me, she acknowledged the same to be her free Act and Deed & declared to me that she did not wish to retract the same.

E. D. Vinton.
Justice of the Peace.

Recorded Jany 30. 1852. at 12 3/4 o'clk P. M.

Witness Albert Pabodie
City Clk

To all People to whom these Presents shall come.

128

I Thomas J Sprague

of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Thomas J Sprague for and in consideration of the sum of Twenty four hundred & fifty Dollars, to me in hand, before the unsealing hereof, well and truly paid by

Sylvester R Jackson, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Sylvester R Jackson his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Sylvester R Jackson his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate on the North side of Pine Street in said City of Providence & bounded & described as follows Viz: Bounded Southerly on said Pine Street Northerly on Land of Heirs of William Field, then turning & running Forty feet West on Land of Heirs of William Field, then turning & running Ninety Five feet to said Pine Street, then turning & running on said Pine Street, Forty feet, said Lot being Forty feet in front & Ninety Five feet in depth, Being the same Lot of Land that was conveyed to this Grantor by Deed from Lydia Field, dated December 15th A.D. 1823. & recorded in the Land Records of said City of Providence in Book No 47. page 212. Reference to said Deed being had.

And I Mercy Sprague, Wife of the said Thomas J Sprague, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Release, Release Forever Quitclaim to the said Sylvester R Jackson, & to his Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Sylvester R Jackson his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Thomas J Sprague for myself & for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Sylvester R Jackson his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Sylvester R Jackson his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Thomas J Sprague for myself & for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Sylvester R Jackson his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Instrument is upon this condition, For that whereas I the said Thomas J Sprague have made and executed, my certain promissory Note, bearing even date with this Deed for the sum of Twenty four hundred and fifty Dollars, & payable to the said Sylvester R Jackson, or order, in One year after date, with interest payable semi-annually. Now therefore, if I the said Thomas J Sprague or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Sylvester R Jackson or to his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue.

Furthermore, I the said Thomas J Sprague do hereby constitute & appoint the said Sylvester R Jackson, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due and unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in

said purchaser or purchasers a full & absolute Estate in fee simple in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney and Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for & on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of money due on the aforenamed Note & secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid Hereby ratifying & confirming such Sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this Thirty first day of January A.D. One Thousand Eight hundred & fifty two (1852)

Signed, sealed & delivered in presence of
the words "and Fifty" first interlined
Nathaniel Searle
Elizabeth M. Mc Llewelin

Thomas J. Sprague. (L.S.)
Mary Sprague. (L.S.)

County of Providence Ss. In the City of Providence on this 31 day of January A.D. 1852.
Then personally appeared the above named Thomas J. Sprague before me & acknowledged the preceding Instrument by him signed to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Feby 2. 1852, at 12.25 o'clk P. M.

Witness Albert Pabodie
City Clk

To all People to whom these Presents shall come.

129

I Samuel J Knowles

of the City & County of Providence, and State of Rhode Island

Send Greeting. Know Ye, That I the said Samuel J Knowles for and in consideration of the sum of Twelve hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Christopher Robinson of Cumberland, in the aforesaid County & State,

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Christopher Robinson his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Christopher Robinson his Heirs and Assigns forever,

A certain Lot of Land, with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence, on the Plain Southwesterly from the Hoyle Tavern, being one of the Lots called the Syler Lots & marked on the Plat No (37) thirty seven, & bounded Northerly by Lot No (38) on said Plat, Easterly by Lot No (24) on said Plat, Southerly by a Lane way & Westerly by D Street, being Eighty four Feet long & Forty Feet wide. Being the same Lot of Land that was conveyed to this Grantor by deed from Jonathan Burgess & Wife, dated April 11. 1845, & recorded in the Land Records of said City of Providence, in Book No 95 page 17. Reference to said Deed being had.

Also all my right, title & interest in & to a certain Farm with all the Buildings & Improvements thereon, situate in Cranston in the aforesaid County & State containing about Forty five Acres of Land, described as follows, beginning at the Southwest corner of said Estate near an Brook in line of Land of Barton Earle & at the Southwest corner of Land of Loranzy Earle, thence North in a line & on the East side of Land of said Loranzy Earle, through the Dwelling House, from thence Northerly in line of said Loranzy Earles Land, to Land of the Heirs of David Randall, at the Northeast corner of Land of said Loranzy Earle, thence East in line and on the South side of Land of the Heirs of David Randall, 14 Rods & 16 Links to a Stake & Stones, thence South through the Goat Pasture (so called) a straight line 47 1/2 Rods to a Stake & Stones, being the Northwest corner of Land of Jonathan Remington, from thence Southwest on Land of Stephen Burlingame & Barton Earle to the Brook above named, thence West on the South side of said Brook to the first mentioned bound. Meaning & intending hereby to convey the Estate conveyed to this Grantor by Deed from Harvey Earle, dated February 10 A.D. 1851, and recorded in the Land Records of said Cranston in Book 25. pages 377 & 378. Reference to said Deed being had.

Note the discharge next page

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Christopher Robinson his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Samuel J Knowles for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Christopher Robinson his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Christopher Robinson his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Samuel J Knowles for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Christopher Robinson his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Lucretia Knowles, Wife of the said Samuel J Knowles, for & in consideration of the aforenamed sum of money paid my said Husband, do hereby Remise, Release & forever Quitclaim to the said Christopher Robinson & his Heirs & Assigns forever, all my Right of Dower and Power of Thirds in & to the aforedescribed premises.

The preceding Deed is upon this condition. For that whereas I the said Samuel J Knowles have made & executed my certain promissory Note, bearing even date with this Deed for the sum of Twelve hundred Dollars payable to the said Christopher Robinson or order, in One year after date with interest payable semi-annually. Now Therefore, if I the said Samuel J Knowles, or my Heirs, Executors, Administrators or any other person for me or them, shall well & truly pay or cause to be paid to the said Christopher Robinson, or to his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force & virtue.

Furthermore, I the said Samuel J Knowles do hereby constitute & appoint the said Christopher Robinson, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due and

unpaid) to sell at public Auction. First giving thirty days notice of such sale in some one of the public Newspapers printed in said City of Providence. the premises aforesaid, or any part thereof. And for me & in my Name, or in his or their Name or Names, to make, execute seal. acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for. & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of money due on the aforenamed promissory Note & secured by this Deed. Accounting to me for all sums of money that shall be over & above the amount aforesaid, & hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof. We have hereunto set our hands and seals on this Second day of February A.D. One Thousand Eight Hundred and Fifty two. (1852)

Signed sealed and delivered in presence of
Nathaniel Searle

Samuel I Knowles. (SI)

Lucelia Knowles. (SI)

County of Providence ss. In the City of Providence on this 2d day of February A.D. 1852. Then personally appeared the above named Samuel I Knowles & acknowledged the preceding Instrument by him signed, to be his free Act and Deede.

Before me
Nathaniel Searle
Justice of the Peace.

Recorded Feby 2. 1852, at 3 1/2 o'clk P.M.

Witness Albert Pabodie City Clk

Providence Jany 4. 1865. Having rec'd full consideration of the Note secured by this Mortgage deed I hereby cancel & discharge the same Witness my hand and seal the day & year above written

In presence of
G. A. Kenyon

Christopher Robinson (SI)
for Albert G. Robinson his atty.

Recorded Jany 6. 1865 Witness G. A. Williamson Depy City Clk.

To all People to whom these Presents shall come.

130

I Allen Chillson of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Allen Chillson for and in consideration of the sum of Five hundred & seventy five Dollars. to me in hand, before the ensealing hereof, well and truly paid by

Hugh B Bain, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Hugh B Bain his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Hugh B Bain his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence as laid out & described as Lot No (1) One on the Plat of the John Barton Estate on Hugh and adjacent Streets June 8th 1847. Which said Plat is on Record in the Grand Records of said City of Providence, in Book of Plats No 1 page 15. Said Lot measures Thirty seven & a half feet on said Hugh Street, & One hundred feet on Marshall Street. Being one of the Lots of Land that was conveyed to this Grantor, in a Deed from William O Clarke, dated March 25. A.D 1851. & recorded in the Grand Records of said City of Providence in Book No 122 page 291. Reference to said Deed being had.

And I Cordelia A Chillson Wife of the said Allen Chillson for & in consideration of the aforenamed sum of Money paid my said husband, do by these Presents, Remise, Release & forever Quitclaim to the said Hugh B Bain and to his Heirs & Assigns forever. all my Right of Dower & Power of Thirds, in and to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Hugh B Bain his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Allen Chillson for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Hugh B Bain his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Hugh B Bain his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Allen Chillson for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Hugh B Bain his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Having rec'd full payment of the Note herein described I hereby cancel & discharge this mortgage Deed Witness my hand & seal Jany 4. 1854.

In presence of
G. A. Williamson

Hugh B Bain

The foregoing Instrument is upon this condition. For that whereas I, the said Allen Chillson have made & executed my certain promissory Note, bearing even date herewith this Deed for the sum of Six hundred & seventy five Dollars. payable to the said Hugh B Bain or order, in One year after date, with Interest payable semi annually. Now therefore, if I, the said Allen Chillson, or my Heirs, Executors, Administrators, or any other person for me or them shall well & truly pay or cause to be paid to the said Hugh B Bain, or to his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon according to the time of said Note, then this Deed shall be void & void, otherwise to be & remain in full force & virtue.

Furthermore, I the said Allen Chillson do hereby constitute & appoint the said Hugh B Bain, his Executors, Administrators & Assigns, my true & lawful Attorney & attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the interest due thereon, (in case the same remains due & unpaid) to sell at public Auction. First giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, and for me & in my name, or in his or their Name or Names to make, execute, seal, acknowledge & deliver to any person or persons, who may become the purchaser or purchasers thereof, a

good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed, Accounting to me for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, in this Second day of February A.D. One Thousand Eight hundred and Fifty two. (1852)

Signed, sealed and delivered in presence of Nathaniel Searle

Allen Chillson. (L.S.)

Cordelia A. Chillson. (L.S.)

County of Providence ss. In the City of Providence on this 5th day of February A.D. 1852. Then personally appeared the above named Allen Chillson before me & acknowledged the preceding Instrument by him signed, to be his free act & deed.

Nathaniel Searle
Justice of the Peace.

Recorded Feby 2. 1852. at 5 3/4 oclk P.M.

Witness

Albert Paboodie City Clk

I hereby cancel and discharge this Mortgage Deed. Witness my hand and seal this 29th day of January A.D. 1859

In presence of Albert Paboodie

Chace Lewis

151

To all People to whom these Presents shall come.

I, William K. Thurber,

of the City & County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said William K. Thurber for and in consideration of the sum of Ten Hundred Dollars, in hand, before the ensealing hereof, well and truly paid by

Chace Lewis, of said City of Providence and State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Chace Lewis his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Chace Lewis his Heirs and Assigns forever,

One certain Lot of Land with all the Buildings & Improvements thereon, situated on the West side of the River in said Providence on the Northerly side of Carpenter Street, & is Lot Number Nineteen (19) described on the Wheaton Plat (so called) which Plat is recorded in the Clerks office in said Providence in Book No 60 page 357, reference to said Plat being had, being the same Estate conveyed to me the Grantor, by Deed from Elmer Smith, dated May 5. A.D. 1845, & recorded in the Clerks office in said Providence in Book No 95. page 70 reference thereto being had.

And I, Mary R. Thurber, Wife of the said William K. Thurber, for the consideration aforesaid, do hereby Remise, Release & Quitclaim unto the said Chace Lewis, his Heirs & Assigns, all my Right of Dower and Power of Thirds in the above granted premises

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Chace Lewis his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said William K. Thurber for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Chace Lewis his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm the said bargained Premises, in manner as aforesaid. And that the said Chace Lewis his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William K. Thurber for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Chace Lewis his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The consideration of the aforewritten Deed is, that if I, the said William K. Thurber my Heirs, Executors, Administrators or any other person for me, shall well & truly pay or caused to be paid, a certain promissory Note of hand, given by me the said William K. Thurber to Chace Lewis or order, bearing even date herewith, for the sum of Ten hundred Dollars, payable one year from date with interest, & also any Note or Notes that may be given by me hereafter & endorsed by said Chace Lewis fully & in every respect indemnify & save harmless from all costs & damages the said Chace Lewis, who is my accommodation endorser of said Notes, then the aforewritten Deed shall be void, otherwise shall be & remain in full force and effect.

Furthermore, I the said William K. Thurber do hereby constitute & appoint the said Chace Lewis, my lawful Attorney, irrevocable, for me & in my Name, at any time after the aforesaid Note becomes due & payable & shall remain unpaid for sixty days & also any Note or Notes given by me & endorsed by the said Chace Lewis hereafter, which shall remain unpaid as aforesaid, to sell at public auction, first giving thirty days notice thereof in some one of the public Newspapers printed in said City of Providence, the premises aforesaid, hereby giving my said Attorney full power & authority to adjourned said sale from time to time, at discretion, and for me and in my name, to execute, seal & deliver to any person or persons who may become the purchaser or

purchaser thereof, a good and sufficient Deed or Deeds of the same so as to vest in said purchaser or purchasers ~~thereof a good & sufficient Deed or Deeds of the same so as to vest in said purchaser or purchasers~~ a fee & absolute Estate in fee simple in the premises. And on sale of said premises, I do authorize my said Attorney to receive of & from the purchaser or purchasers thereof the amount the same shall be sold for, and upon receipt thereof, to apply & appropriate the same to the payment of the sum or sums due on said Note or Notes, including Interest & expenses of said sale, & secured by this Deed. Accounting to me my Heirs & Asigns for all sums that shall be over and above the amount aforesaid, hereby ratifying & confirming such sale as may be executed by my said Attorney for the purposes aforesaid.

In Witness whereof, We have hereunto set our hands and seals, this Seventh day of September, in the year of our Lord, One Thousand Eight hundred & forty nine, A.D. 1849.

Signed Sealed & Delivered, in presence of
William F. Greene, Witness to the signature of Wm K Thurber
Mary Gracey to the signature of Mary R Thurber

William K. Thurber. (L.S.)
Mary R. Thurber. (L.S.)

Providence Ss. In the City of Providence Sept 7. 1849.
Then personally came William K Thurber & acknowledged the foregoing Instrument by him signed, to be his free Act and Deed
Before me, William F Greene
Justice of the Peace.

Recorded Feby 3. 1852, at 9½ o'clk A.M.

Witness
Albert Pabodie
City Clerk

I hereby cancel and discharge the Mortgage Deed, within my hand & Seal & Date 1 1851
In presence of
Chace Lewis

To all People to whom these Presents shall come.

132

I, William K. Thurber.
of the City & County of Providence & State of Rhode Island
Send Greeting. Know Ye, That I the said William K. Thurber
for and in consideration of the sum of Four hundred Dollars
in hand, before the ensealing hereof, well and truly paid by
Chace Lewis
of the City & County aforesaid & State of Rhode Island
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Chace Lewis his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alione, enfeoff, convey and confirm, unto him the said Chace Lewis his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situated in the Westerly part of said City of Providence, said Lot is laid out & described as Lot Number Forty seven (47) on a Plat of the Olney Estate, formerly belonging to J. & P. Rhodes, Seth Padelford, William Vial and N. B. Dyke, surveyed & platted by Almiter & Schubraeth April 6. 1846, & recorded in the City Clerks Office in said Providence, in Book of Plats No 2 page 13. reference thereto being had, it being the same Lot conveyed to the Grantor by Deed from Eben Kelley, December 7. 1849 & recorded in the City Clerks Office in said City of Providence, in Book No 115 page 249, reference thereto being had.

And I, Mary R Thurber.
Wife of said William K Thurber, for & in consideration of the sum aforesaid paid my said husband do hereby Remise, Release forever Quitclaim unto him the said Chace Lewis, his Heirs and Assigns, all my Right of Dower & Power of Thirds, in & to the above described premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Chace Lewis his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said William K Thurber for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Chace Lewis his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Chace Lewis his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William K Thurber for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Chace Lewis his Heirs and Assigns, against the lawful claims & demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The aforegoing Instrument is upon this condition, that whereas I the said William K Thurber have made & executed my certain promissory Note, dated December Fifth A.D. One thousand Eight hundred & fifty one. for four Months from date, for the sum of Four hundred Dollars. And whereas the said Lewis has endorsed said Note (which is made payable to him or his order. for my accommodation (said Lewis being my accommodation endorser) Now therefore, if I the said Thurber, or any other person for me, shall well & truly pay or cause to be paid said Note when it shall become due & payable, & also shall pay all Notes given in renewal thereof, either in whole or in part, principal & interest, agreeable to the tenor & effect thereof & also all other Notes which may hereafter be made by me & endorsed by said Lewis & shall indemnify & save harmless the said Lewis, his Heirs, Executors, Administrators & Asigns for becoming endorser as aforesaid, then the above written Deed, shall be Null & Void & of no effect, otherwise shall be & remain in full force & virtue.

Furthermore, I the said William K Thurber, for myself my Heirs, Executors & Administrators, do hereby constitute & appoint said Chace Lewis, his Executors, Administrators and Asigns, my true & lawful Attorneys, irrevocable, for me & in my name, or in either of their Names, at any time after said Note, or any other Note given in renewal thereof, or any Note, which may

hereafter be given by me & endorsed by said Lewis, shall become due & payable & shall remain unpaid, to sell at Public Auction first giving thirty days notice thereof, in some one of the public Newspapers printed in said Providence, the premises aforesaid, hereby giving my said Attornies or either of them full power & authority to adjourn said sale from time to time, at discretion; and for me & in my name or in either of their names, to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full and absolute Estate in fee simple in the premises; and on sale of said premises, I do for myself, my Executors & Administrators, authorize my said Attornies or either of them, to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for & upon receipt thereof, to apply and appropriate the same to the payment of the sum or sums due on said Notes, first paying all expenses of every kind attending said sale, accounting to me my Heirs & Assigns, for all sums that shall be over and above the amount aforesaid; hereby for myself, my Heirs, Executors & Administrators, ratifying & confirming such sale as may be made by my said Attorneys or either of them for the purpose aforesaid.

In Witness whereof, We have hereunto set our hands and seals this Ninth day of December, in the year of our Lord, eighteen hundred and fifty one.

Signed sealed & delivered in presence of
William F. Greene. Witness to
Wm K. Thurbers signature.
Lucy B. Currie

William K. Thurber. (L.S.)
Mary R. Thurber. (L.S.)

Providence Ss. In the City of Providence Dec 9. 1851.
Then personally appeared Wm K. Thurber & acknowledged the foregoing Instrument by him signed, to be his free Act and Deed.
Before me, Wm F. Greene.
Justice of the Peace.

Recorded Feby 3. 1852. at 9 1/2 o'clk A. M.
Witness "appeared" erased "came"
Albert Pabodie City Clk

Having paid the Note for the Note herein secured & discharging this Mortgage Deed.
Witness my hand & seal this 2nd. Feby. 1852.
Chace Lewis (L.S.)
In presence of
G. F. Williams

133

To all People to whom these Presents shall come.

I, William K. Thurber.
of the City & County of Providence and State of Rhode Island
Send Greeting. Know Ye, That I the said William K. Thurber
for and in consideration of the sum of Eight hundred Dollars. to me in hand, before the unsealing hereof, well and truly paid by
Chace Lewis
of the City & County of Providence and State aforesaid
the receipt whereof do hereby acknowledge, and am, therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Chace Lewis his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alione, enfeoff, convey and confirm, unto him the said Chace Lewis his Heirs and Assigns forever,

All certain Lots of Land with all the Buildings & Improvements thereon, situated in the Westerly part of said Providence & numbered as follows. No One hundred & twenty (120) & No One hundred & forty six. (146) of a Plat of the Almy Estate, belonging to J. & P. Rhodes. Seth Padelford. William Vial & A. B. Wilkinson. surveyed & platted April Sixth. Eighteen hundred & forty six (1846) by Almater & Schubarth. & recorded in Book of Plats No two (2) & page thirteen (13) in the Clerks Office of said Providence. Reference thereto being had. Being the same Estate that was conveyed to the Grantor by Deeds from Nathan Simmons & John H. Tompson. dated November 8. 1849 & recorded in the Clerks Office in said Providence, & recorded in Book 115 page 220 & 221. Reference thereto being made.

And I, Mary R. Thurber. Wife of the said William K. Thurber. for the consideration aforesaid, do hereby Remise, Release & forever Quitclaim unto him the said Chace Lewis his Heirs & Assigns all my Right of Dower & Power of Sheirds, in & to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Chace Lewis his Heirs and Assigns, forever, to his and then only proper use, benefit and behoof forever. And I the said William K. Thurber for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Chace Lewis his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Chace Lewis his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William K. Thurber for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Chace Lewis his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The consideration of the aforewritten Deed is, that if I the said William K. Thurber, my Heirs, Executors or Administrators or any other person for me, shall well & truly pay or cause to be paid a certain promissory Note of hand, given by me the said William K. Thurber, to Chace Lewis or order, bearing even date herewith for Eight hundred dollars, payable in six Months after date with interest, & any Note or Notes that may be given by me in renewal thereof, & all Notes & drafts hereafter drawn by me & endorsed by said Chace Lewis, & all other demands which said Lewis may have against me the said Thurber, & fully & in every respect indemnify & save harmless from all costs & damages the said Chace Lewis, who is my accommodation Endorser. Then the aforewritten Deed shall be null & void, otherwise to be & remain in full force & virtue. Furthermore, I the said William K. Thurber, do hereby constitute & appoint the said Chace Lewis, his Executors, Administrators or Assigns, my true & lawful Attorney or Attornies, irrevocable, for me & in my Name, or in his or their Name or Names at any time after the aforesaid Note shall become due & payable, & remain unpaid for thirty days, & also any other Note or Notes which said Lewis may endorse for me the said Thurber & remain unpaid as above, to sell at public Auction the premises aforesaid, first giving thirty days notice thereof in some one of the public Newspapers printed in the City of Providence, and for me & in my name or in his or their Name or Names, to make, execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good &

sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers thereof, a full and absolute Estate in Fee simple, in & to the premises aforesaid, and on sale of said premises I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & upon receipt thereof, to apply & appropriate the same to the payment of said Note or Notes & Drafts, or the amount which shall be due on them, including interest & expenses of said sale, & secured by this Deed, accounting to me for all sums that shall be over & above the amount aforesaid, hereby ratifying & confirming such sale as may be made by my said Attorney or Attornies for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, this Sixth day of May A.D. One Thousand Eight hundred & fifty (1850)

Signed, sealed and delivered
in presence of
Joseph A Scott. Witness to
Wm K Shurber
Mary Tracey. Witness to the signature
of Mary R Shurber

William K. Shurber. (L.S.)
Mary R. Shurber. (L.S.)

Providence SS. City of Providence May 10th 1850. Then personally appeared William K Shurber Subscriber to the above Instrument & acknowledged the same to be his free Act and Deed

Before me, Joseph A. Scott.
Justice Peace.

Recorded Feby 3. 1852. at 9 1/2 o'clk A. M.

Witness "name" erased

Albert Pabodie
City Clk

Leaving out that part of the Note herein described & discharge this Mortgage Deed.
Witness my hand & Seal July 2d 1852
Chace Lewis
In presence of
C. Williams

134

To all People to whom these Presents shall come.

I William K Shurber
of the City & County of Providence and State of Rhode Island
Send Greeting. Know Ye, That the said William K Shurber
for and in consideration of the sum of Four hundred Dollars to me
in hand, before the ensealing hereof, well and truly paid by
Chace Lewis
of the City & County aforesaid & State of Rhode Island
the receipt whereof do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Chace Lewis his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Chace Lewis his Heirs and Assigns forever,

One certain Lot of land with all the Buildings & Improvements thereon, situated in the Westerly part of said Providence as laid out & described as Lot (No 48) Forty eight, on a Plat of the Almy Estate, so called, made by Almaten & Schubarth, April 6th 1846 & recorded in the City Clerks Office in said Providence, in Book of Plats No 2 page 13. Reference thereto being had.

And I Mary R Shurber, Wife of the said William K Shurber, for the consideration aforesaid, do Remise, Release & Quitclaim unto the said Chace Lewis, his Heirs & Assigns, all my Right and [illegible] City of Dower & Power of Thirds, in & to the above demised premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Chace Lewis his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said William K Shurber for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Chace Lewis his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Chace Lewis his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William K Shurber for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Chace Lewis his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The consideration of the aforewritten Deed is, that if I the said William K Shurber, my Heirs, Executors or administrators or any other person for me, shall well & timely pay or cause to be paid, a certain promissory Note of hand, given by me the said William K Shurber & made payable to the said Chace Lewis or order, & endorsed by him, bearing even date herewith, for Four hundred Dollars, payable in four Months from date, & any Note or Notes that may be given by me in renewal thereof, & all Notes & Drafts hereafter drawn by me & endorsed by said Chace Lewis & fully & in every respect indemnify & save harmless from all costs & damages the said Chace Lewis, who is my accommodation Endorser. then the aforewritten Deed shall be Null & Void, otherwise shall be and remain in full force & virtue. Furthermore, I the said William K Shurber, for myself, Executors, Administrators or Assigns, do hereby constitute & appoint the said Chace Lewis, his Executors, Administrators or Assigns, my true & lawful Attorney or Attorneys, irrevocable, for me & in my Name, or in either of their Names, at any time after said Note or Notes & Drafts, shall become due & payable & shall remain unpaid, to sell at public Auction, first giving thirty days notice thereof, in some one of the public Newspapers printed in said Providence, the premises aforesaid, hereby giving my said Attorney or Attornies, or either of them, full power & authority to adjourn said sale from time to time at discretion; and for me & in my Name, or in either of their Names, to execute, seal & deliver to any person or persons who may become

the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a free & absolute Estate in fee simple, in the premises; and on sale of said premises, I do, for myself, Executors & Administrators authorize my said Attorney or Attornies or either of them to receive of & from the purchaser or purchasers thereof the amount the same shall be sold for & upon receipt thereof, to apply & appropriate the same to the payment of the sum or sums due on said Note or Notes, first paying all expenses of every kind attending said sale, Accounting to me, my Heirs & Asigns for all sums that shall be over & above the amount aforesaid, hereby ratifying & confirming such sale as may be made by my said Attorney or Attornies, or either of them, for the purpose aforesaid.

In Witness whereof, We have hereunto set our hands and seals, this twenty eighth day of October, A.D. Eighteen hundred and fifty.

Signed, Sealed & delivered in presence of
William F Greene, Witness to the
signature of Wm K Thurber
Lucy B Currie.

William K. Thurber. (L.S.)

Mary R. Thurber. (L.S.)

Providence Sc. In the City of Providence November 2 A.D. 1850

Then personally came William K Thurber & acknowledged the foregoing Instrument by him signed to be his free Act & Deed

Before me. Wm F. Greene
Justice of the Peace.

Recorded Feby 3. 1852, at 9 1/2 o'clk A.M.

Witness Albert Pabodie
City Clk

I Chace Lewis Mortgagee within named hereby
Cancel & discharge this Mortgage Deed
Witness my hand & Seal August 16 1853
In presence of
Albert Pabodie
Chace Lewis (L.S.)

135

To all People to whom these Presents shall come.

I Nathan B. Fenner

of the City County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Nathan B Fenner for and in consideration of the sum of Thirteen hundred & twenty five Dollars to me in hand, before the ensealing hereof, well and truly paid by

Chace Lewis of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Chace Lewis his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Chace Lewis his Heirs and Assigns forever,

A certain Lot of Land, with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence, & is laid out & described as Lot No (74) seventy four on a Plat thereof, called Map of Mr Timothy Wiggins Sound by Mr S Brockmon, Which said Plat is recorded in the Land Records of said City of Providence, in Book of Plats No 2. Being the same Lot of Land that was conveyed to this Grantor by Deed from Catherine Dee dated January 31. A.D. 1852. Reference to said Deed being had.

And I, Mary D Fenner, Wife of the said Nathan B Fenner, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim unto him the said Chace Lewis, and to his Heirs and Assigns forever, all my Right of Dower and Power of Hurds, in & to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Chace Lewis his Heirs and Assigns forever, to his and their only proper use, benefit and behoof forever. And I the said Nathan B Fenner for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Chace Lewis his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Chace Lewis his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Nathan B Fenner for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Chace Lewis his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Instrument is upon this condition, For that whereas, I, the said Nathan B Fenner have made & executed my certain promissory Note, bearing even date with this Deed for the sum of Thirteen hundred & twenty five Dollars & payable to the said Chace Lewis or order, in Five years after date, with Interest payable semi annually.

Now therefore, if I, the said Nathan B Fenner, or my Heirs, Executors, Administrators or any other person for me or them, shall well & truly pay or cause to be paid to the said Chace Lewis or to his Heirs or Asigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be Null and Void, otherwise to be & remain in full force & virtue.

Furthermore, I, the said Nathan B Fenner do hereby constitute & appoint the said Chace Lewis, his Executors, Administrators & Asigns, my true & lawful Attorney & Attorneys irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name & in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a free

and absolute Estate in fee simple, in & to the premises aforesaid. And in sale thereof, (hereby giving & granting unto my said Attorney & Attorneys, full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for on receipt thereof, to apply and appropriate the same, to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed promissory Note & secured by this Deed, accounting to me for all sums of Money that shall be over & above the amount aforesaid & hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this Second day of February A.D. One Thousand Eight hundred and fifty two (1852)

Signed, sealed & delivered in presence of
Nathaniel Searle
Sarah Deey

Nathan B. Tenner. (L.S.)
Mary D. Tenner. (L.S.)

County of Providence ss. In the City of Providence on this 3 day of February A.D. 1852. Then personally appeared the above named Nathan B Tenner before me & acknowledged the preceding Instrument by him signed to be his free Act & deed

Nathaniel Searle
Justice of the Peace.

Recorded Feby 3. 1852, at 9 1/2 o'clk A.M.

Witness

Albert Pabodie
City Clk

136

To all People to whom these Presents shall come.

I Benjamin C Borden.

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Benjamin C Borden for and in consideration of the sum of One Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by The Warwick Institution for Savings, an Institution legally incorporated by the Legislature of said State, and established & doing business in the Town of Warwick, in the County of Kent in said State.

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Warwick Inst for Savings their successors & assigns ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Warwick Institution for Savings their Successors ~~Heirs~~ and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate on the Northerly side of Cottage Street in said City of Providence, & bounded as follows Viz: Northerly on Land, now or formerly owned by Seth Baker, on which it measures Thirty five feet, thence turning & running Southerly, it is bounded Westerly on Land of Christopher G Dodge to said Cottage Street, thence turning and running Easterly, it is bounded Southerly by said Cottage Street, Thirty five feet, thence turning & running Northerly, it is bounded Easterly by other Lands of the Grantor to Land of Elkanah Ingalls, or however otherwise the said Lot may be bounded, it is a portion of the Lot conveyed to the Grantor by Deed from Ruth Borden, bearing date December 23. A.D. 1846, & which said Deed is on Record in the City Deeds Office in said Providence in Book 103 of the Records of Deeds, page 235.

[redacted] Mortgage Deed. Mortgage executed by Benjamin C Borden to Warwick Institution for Savings dated Sept 4. 1851 & recorded Sept 6. 1851 in Book 135 of Records of Deeds, page 135. No Seal. Witness Thomas A. Tefft & Nathaniel Searle. Discharge of Mortgage executed by Warwick Institution for Savings to Benjamin C Borden dated Feby 3. 1852 & recorded Feby 3. 1852 at 9 1/2 o'clk A.M. In presence of Nathaniel Searle & Sarah Deey. Witness my hand & seal this 3 day of February A.D. 1852. Nathaniel Searle Justice of the Peace. Recorded Feby 3. 1852 at 9 1/2 o'clk A.M. Albert Pabodie City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Warwick Inst for Savings their successors ~~Heirs~~ and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said Benjamin C Borden, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Warwick Institution for Savings their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Warwick Institution for Savings their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Benjamin C Borden for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Warwick Institution for Savings their Successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always & this Deed is upon this express condition, That Whereas I the aforenamed Benjamin C Borden have this day made executed my certain promissory Note, bearing even date herewith & made payable to the Warwick Institution for Savings, or order, in One year from date with Interest, payable semi annually, for the sum of One Thousand Dollars, at the Bank of North America. Now therefore, if I the aforenamed Benjamin C Borden, or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid the aforenamed Note, at its maturity, together with the Interest thereon, according to its tenor, then this Deed is to be void, but otherwise to be & remain in full force & effect.

Furthermore, I the aforenamed Benjamin C Borden, do hereby constitute & appoint the aforenamed Warwick Institution for Savings, their Successors & Assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, or in their name or names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest thereon, & such default shall continue for the term of ten days, to sell at public Auction, the Premises aforesaid, they first giving (after the expiration of said term of ten days) twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, & in my Name or in their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof a good

and sufficient Deed of said premises, so as to vest in such purchaser or purchasers, a full & perfect title thereto. And on sale thereof (hereby giving & granting unto my said attorney or attorneys full power & authority to adjourn said sale from time to time) I do authorize my said attorney or attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof to the payment of the amount due on said Note hereby secured & accounting to me, my Heirs or Assigns for all sums over & above the amount thereof. I hereby ratifying & confirming such sale as may be made by virtue hereof.

And furthermore, it is agreed that the Grantor shall & will keep and maintain Insurance upon said Dwelling House & other Buildings, in a sum not less than Twelve hundred Dollars & assign the policy of such Insurance to the Grantees as further security for the payment of said Note & in default thereof it shall be lawful for the Grantees, their Successors or Assigns to effect such Insurance & the premium & premiums paid for effecting the same shall be a lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents.

In Witness whereof, I have hereunto set my hand & seal, this Third day of February in the year of our Lord One Thousand Eight hundred & fifty two. (1852) (The words "Heirs. Executors & administrators." being erased, & the word "Heirs" being also erased in five other places before signing.)

Signed sealed and delivered
in presence of
Henry Martin

Benjamin C. Bowen. [L.S.]

Providence County, SS. In Providence this Third day of February A.D. 1852.
Then Benjamin C. Bowen personally appeared before me & acknowledged the
preceding Instrument by him signed, to be his free Act & deed.

Henry Martin
Justice of the Peace.

Recorded Feby 3. 1852. at 2. 24 o'clk P. M.

Witness (words "negotiable" "or cause to be made" interlined, word "day" erased)

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

137

I, Catharine Donally, of Providence, in State of Rhode Island

Send Greeting. Know Ye, That I the said Catharine Donally for and in consideration of the sum of Two hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

George Capron, of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said George Capron his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said George Capron his Heirs and Assigns forever,

The Northerly half part of the Lot of Land and the Northerly half part of the Dwelling House thereon standing, situate in the Northerly part of the City of Providence, on the Westerly side of Hughes Street, being the Estate that was conveyed to me by Samuel Stapley, late of said Providence deceased by Deed dated the 27th day of March 1850, recorded amongst the Land Records of the City of Providence, in Book 117 pp. 332 & 333, to which reference is here had for a more particular description.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said George Capron his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Catharine Donally for me & my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said George Capron his Heirs and Assigns, that at and before the ensealing hereof I was the true, sole, and lawful owner of the above bargained premises, and was lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said George Capron his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Catharine Donally for myself & my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said George Capron his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The Condition of the aforewritten obligation is such, That if the said Catharine, her Heirs, Executors, Administrators or Assigns shall pay or cause to be paid, to the said George, his Heirs, Executors, Administrators or Assigns, a certain promissory Note, of even date herewith, given by her to the said George, for the payment of the sum of Two hundred Dollars (or order) with interest, in One year from date, then this obligation to be void, otherwise of full force & effect.

And in furtherance of the premises I, said Catharine Donally do hereby constitute and appoint the said George Capron, my true & lawful Attorney for me and in my Name, at any time when the said Note shall have become due and payable, by the space of few days, to sell the ~~notice~~ Estate hereinbefore conveyed at public Auction, first giving thirty days notice thereof in some Newspaper published in Providence, & out of the proceeds, after paying the expenses attending such sale, to satisfy & pay said Note, & pay over the surplus to me or my legal Representatives, with power also from time to time

to adjourn the sale, & to give to the purchaser in my Name & for me the same to acknowledge a good & sufficient Deed in fee simple.

In Witness whereof. I have hereunto set my hand & seal the third day of February Eighteen hundred and fifty two.

Signed, sealed & delivered
in presence of
Samuel Currey

Catharine her X mark Donally. (D)

Providence Sc. City of Providence Feby 3d 1852. Then personally came Catharine Donally & acknowledged the within Deed by her signed by her mark to be her free Act & Deede.

Before me
Samuel Currey
Justice of Peace.

Recorded Feby 4. 1852 at 10 oclk A. M.

Witness word "entire" erased

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

138

I Niles B Schubarth

of the City Country of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Niles B Schubarth for and in consideration of the sum of Three hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Sylvester R. Jackson, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Sylvester R Jackson his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Sylvester R Jackson his Heirs and Assigns forever,

A certain Lot of Land situate on the Southerly side of Olney Street, in the Easterly part of said City of Providence & bounded & described as follows, viz: Northerly by said Olney Street, on which said Street it measures Forty feet, Easterly on Land of Charles H Dabney, whereon it measures Eighty feet. Southerly by other Land of this Grantor whereon it measures Forty feet & Westerly by Land of Charles Potter, whereon it measures Eighty feet.

Being a portion of the Land that was conveyed to this Grantor by Deed from Mary A Meade and others. Reference to said Deed being made.

And I Elizabeth C Schubarth, Wife of the said Niles B Schubarth, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim to the said Sylvester R Jackson and to his Heirs and Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed premises.

Witness Albert Pabodie City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Sylvester R Jackson his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Niles B Schubarth for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Sylvester R Jackson his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Sylvester R Jackson his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Morning Rec Judgment in favor of the within Note. Sheriff Carries & discharge the within Deed of Mortgage.
Sheriff's my hand & Seal this 23 day of May A.D. 1853.
Witness A V Potter Jr
Sylvester R Jackson
Recorded May 23. 1853 at 2 hrs 20 M.
Witness Albert Pabodie City Clk

Furthermore, I the said Niles B Schubarth for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Sylvester R Jackson his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, To wit whereas I the said Niles B Schubarth have made & executed my certain promissory Note, bearing even date with this Deede for the sum of Three hundred Dollars & payable to the said Sylvester R Jackson, or order, in One year after date, with Interest, payable semi annually;

Now Therefore, if I the said Niles B Schubarth, or my Heirs, Executors Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, to the said Sylvester R Jackson, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deede shall be null & void, otherwise to be & remain in full force & virtue.

Furthermore, I the said Niles B Schubarth do hereby constitute & appoint the said Sylvester R Jackson, his Executors, Administrators & Assigns, my true & lawful Attorney & attorneys, irrevocable, with full power of substitution and of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at Public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me and in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person

or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same so as to vest in said purchaser or purchasers a full & absolute Estate in the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for & on receipt thereof, to apply & appropriate the same, to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on said Note and secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, in this Third day of February A.D. One Thousand Eight hundred & fifty two. (1852)

Signed sealed and delivered
in presence of
Nathaniel Searle.

N. B. Schubarth. (L.S.)

C. C. Schubarth. (L.S.)

County of Providence ss. In the City of Providence on this 3d day of February A.D. 1852. Then personally appeared the above named Miles B Schubarth & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Before me
Nathaniel Searle
Justice of the Peace.

Recorded July 4. 1852 at 11.50 o'clk A. M.

Witness

Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

139

I George Wheeler,

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said George Wheeler for and in consideration of the sum of Fourteen hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

John Stokes, of said City of Providence.

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John Stokes his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said John Stokes his Heirs and Assigns forever,

A certain Lot of Land, with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence & is laid out & described as Lot No (39) Seventy, on a Plat of the Allen Estate, surveyed & platted April A. 1846, recorded in the Land Records of said City of Providence, in Book of Plats No 2. page 13. Said Lot measures Eighty feet on Hawkins Street, & on the East & West Lines Forty feet. Being the same Lot of Land that was conveyed to this Grantor by Deed from Lewis Kenyon dated March 29. A.D. 1849 & recorded in the Land Records of said Providence, in Book No 112. page 293. Reference to said Deed being had.

And I Mary Wheeler, Wife of the said George Wheeler for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release forever Quitclaim to the said John Stokes & his Heirs & Assigns, forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John Stokes his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said George Wheeler for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John Stokes his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John Stokes his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said George Wheeler for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John Stokes his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I the said George Wheeler have made & executed my certain promissory Note, bearing even date with this Deed for the Sum of Fourteen hundred Dollars, & payable to John Stokes or order, in One year after date with Interest payable semi annually.

Now therefore, if I the said George Wheeler, or my Heirs, Executors, Administrators, or any other person for me or them shall well & truly pay or cause to be paid to the said John Stokes, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, & shall also well & truly pay or cause to be paid to the said John Stokes, his Heirs or Assigns all other sums of Money that may hereafter be due & owing from me the said George Wheeler to the said John Stokes, either by Notes, Book account or otherwise, then this Deed shall be null & void, otherwise to be & remain in full force & virtue.

Furthermore, I the said George Wheeler do hereby constitute & appoint the said John Stokes, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon, or of any other sum of money due & owing as aforesaid (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of

Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same so as to vest in said purchaser or purchasers a full & absolute Estate in Fee simple in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time,) I do hereby authorize my said Attorney & Attorneys, to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed promissory Note, & to the payment of all other sums of Money that may be hereafter due & owing from me the said George Wheeler to the said John Stokes as aforesaid and secured by this Deed, accounting to me for all sums that shall be over & above the amount aforesaid and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this thirtieth day of January A.D. One Thousand Eight hundred and fifty two. (1852.)

Signed sealed and delivered
in presence of
the words "John Stokes, or order"
first interlined
Nathaniel Searle

George Wheeler. (L.S.)

Mary M. Wheeler. (L.S.)

County of Providence ss. In the City of Providence on this 30th day of January A.D. 1852. then personally appeared the above named George Wheeler before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded July 5. 1852. at 2½ o'clk P.M.

Witness Albert Pabodie City Clk.

To all People to whom these Presents shall come.

I Joseph R. Budlong

of the City of Providence, State of Rhode Island and Providence Plantations

Send Greeting. Know Ye, That I the said Budlong for and in consideration of the sum of Five hundred Dollars, to me in hand, before the unsealing hereof, well and truly paid by The Providence Aqueduct Company, a Corporation created by the Legislature of the State of Rhode Island & Providence Plantations.

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro Aqueduct Company, their successors & assigns Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Providence Aqueduct Co. their Successors and Assigns Heirs and Assigns forever,

One certain Lot of Land situated in the Sixth Ward of said City of Providence, being Lot Number eleven (11) on a Plat of House Lots belonging to the Grantees, made by Schubarth & Haines, dated July 8th 1851. & recorded in Book of Plats of said City in Book No Four (4) page seven (7)

Witness Albert Pabodie
Witness

Received payment in full for the Mortgage Deed within named
We do hereby cancel & discharge the same
Witness our hand July 12 1852
Providence RI
Providence Aqueduct Co
per Benj Dyer Treas

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pro Aqueduct Co. their successors Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said Budlong for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Aqueduct Co. their Successors Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Aqueduct Company, their Successors Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Budlong for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Aqueduct Company their Successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I, Celia A Budlong, Wife of said Joseph R Budlong, in consideration of the sum of Money paid my said husband, do hereby Release forever Quitclaim to them, the said Providence Aqueduct Company, their Successors & Assigns, all my Right of Dower & Power of Thirds in & to the demised premises.

The condition of this Deed is, that whereas I the said Joseph R Budlong have made and signed a certain promissory Note, bearing even date herewith & payable to the said Providence Aqueduct Company or order, in Five years from date, for the sum of Five hundred Dollars, with Interest from date payable semi annually. Now Therefore, if I shall pay or cause to be paid, to said Providence Aqueduct Company, at maturity, the amount of said Note, together with the interest thereon, at the times the same may become due & payable, then this Deed to be Void & Void, otherwise to remain in full force & effect. Furthermore I the said Joseph R Budlong do hereby constitute & appoint Benjamin Dyer, Treasurer of said Providence Aqueduct Co, this Successor in Office, my true and lawful Attorney, irrevocable, for me & in my Name, at any time after the said Note or any instalment of Interest thereon, shall become due & remain unpaid, to sell at public Auction, first giving three weeks notice thereof, in some one of the public Newspapers printed in said City of Providence, the premises aforesaid, and for me & in my Name, to execute, seal, & deliver to any person or persons who may become

the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full Absolute Estate in fee simple in the premises. And on sale of said premises I do authorize my said Attorney to receive of & from the purchaser or purchasers thereof the amount the same shall be sold for & upon receipt thereof, to apply & appropriate the same to the payment of the sum due on said Note & the interest thereon, together with all expenses of sale, accounting to me for all sums that shall be over & above the amounts aforesaid. Hereby ratifying & confirming such sale as may be executed by my said Attorney, together with all his doings in the premises for the purpose aforesaid.

In testimony whereof, We have hereunto affixed our hands and seals at said City of Providence, this Fifth day of February A.D. Eighteen hundred and fifty two.

Signed, sealed & delivered in presence of the words "Aqueduct &c." on first page & on this page the words "Note" and "together with all expenses of sale," interlined before signing
Henry L. Beddleng
G.A. Williamson to J.R.B.

Joseph R. Budleng. (L.S.)
Celia A. Budleng. (L.S.)

Providence Ss. In Providence this 6th day of February A.D. 1852.
Then personally appeared the within named Joseph R. Budleng before me and acknowledged the within Instrument to be his free Act & Deed.

Albert Pabodie
City Clk.

Recorded Feby 6. 1852. at 3¼ o'clk P.M.

Witness Albert Pabodie City Clk

To all People to whom these Presents shall come.

1141

I, George Barbour.

of the City & County of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said George Barbour for and in consideration of the sum of One hundred fifty Dollars, to me in hand, before the ensealing hereof, well and truly paid by Dennis Grack of the Town of Cranston, State of Rhode Island

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Dennis Grack his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Dennis Grack his Heirs and Assigns forever,

Two certain Lots of Land situated in the Northerly part of the City of Providence & laid out & described as Lots No Seventy five (75) & seventy six (76) on a Plat of House Lots belonging to Edmund A. Nichols surveyed and platted July 1846 by W. F. Walling & recorded in City Clerks Office in said City of Providence, together with all the Buildings & Appurtenances thereunto belonging. For a more particular description of said Lots reference to the above Plat may be had.

And I, Margaret Barbour Wife of the said George Barbour Jr & in consideration of the aforenamed sum of Money paid my said husband, do hereby Release, Release & forever Quitclaim unto him the said Dennis Grack & to his Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in and to the aforedescribed premises.

Having received payment in full for the within mentioned Note, & do hereby cancel & discharge this Mortgage Deed. Witness my hand & seal Jany 21 1854.
In presence of Dennis Grack
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Dennis Grack his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said George Barbour for myself & my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Dennis Grack his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Dennis Grack his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said George Barbour for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Dennis Grack his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The aforewritten Deed is upon this express condition, That whereas I the said George Barbour have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of One Hundred fifty Dollars & payable to him the said Dennis Grack, or his order in Two years from the date hereof with Interest.

Now if I the said George Barbour my Heirs, Executors or Administrators or any other person for me shall well & truly pay or cause to be paid to the said Dennis Grack, his Heirs or Assigns the aforesaid promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to remain in full force & virtue. Furthermore, I the said George Barbour do hereby constitute & appoint him the said Dennis Grack, his heirs, executors, administrators & assigns, my true & lawful Attorneys, irrevocable with full power of revocation & substitution, for me & in my Name at any time after the expiration of the day of payment of the aforenamed promissory Note (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some of the public Newspapers printed in the City of Providence of the premises aforesaid, and for me & in my Name or in their Name or Names, to make and execute, acknowledge, seal & deliver to any person or persons who may become the purchaser of the same, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid, and on sale thereof I do hereby authorize my said Attorney to

receive of & from the purchaser or purchasers thereof the amount the same shall have been sold for & on receipt thereof, to apply & appropriate the same in the first place to the payment of all the expenses attending such sale & secondly to the payment of the sums due on said Note & secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid. hereby ratifying, approving & confirming such sale as may be made by my said Attornies for the purpose aforesaid. The Interest of the within described Note, to be paid semi annually.

In Testimony whereof. We have hereunto set our hands & seals. this 1st day of January A.D. One Thousand Eight hundred fifty two (1852)

Signed sealed and delivered
in presence of
Nathaniel Searle
Daniel × Millerick
his mark

George Barbour. (L.S.)
Margaret × Barbour. (L.S.)
her mark

County of Providence Ss. In the City of Providence on this 6th day of January A.D. 1852.

Then personally appeared the above named George Barbour before me & acknowledged the preceding Instrument by him signed, to be his free Act & Deede.

Nathaniel Searle
Justice of the Peace.

Recorded Feby 6. 1852. at 3 1/2 o'clk P.M.

Witness

Albert Pabodie
City Clk

Having received payment in full for the within named Mortgage Deed
I do hereby cancel and discharge this Mortgage
Providence Jan 3d 1852
Witness our hands & seals
Manchester & Brother
Ezra Harrington

To all People to whom these Presents shall come.

142

I. Ezra Harrington

of the City & County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said Ezra Harrington for and in consideration of the sum of Four hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by Henry A Manchester & Manchester, both of said Providence, Copartners in busines under the name and Firm of Manchester and Brother

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Manchester & Brother their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Manchester & Brother their Heirs and Assigns forever,

Two certain Lots of land situated at the Westerly end of said City & said not and described as Lots Numbers (25) Twenty five and (26) Twenty six, on a Plat of Lots belonging to Daniel Field, said Plat having been made by Ulmater & Schubarth & recorded in the Records of said City in Book of Plats No 3 page 72. Reference to said Plat being had. and being the same Lots conveyed to the Grantor by Daniel Field of said City. by his Deed dated July 29th A.D. 1850. & recorded in the Records of said City in Book Number 122 page 2. Together with the Buildings & Improvements thereon standing.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Manchester & Brother their Heirs and Assigns, forever, to their and their only proper use, benefit and behoof forever. And I the said Ezra Harrington for myself and for my his Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Manchester & Brother their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Manchester & Brother their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Ezra Harrington for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Manchester & Brother their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Jane F Harrington Wife of the said Ezra Harrington for & in consideration of the sum paid as aforesaid to my said husband, do freely Release, Relinquish & forever Quitclaim unto them the said Manchester & Brother, their Heirs & Assigns forever, all my Power & Right of Power in & to the aforegranted premises.

Provided Always this Deed is upon this express condition. For that whereas I the said Ezra Harrington have this day made & executed my certain Negotiable promissory Note, bearing even date herewith for the sum of Four hundred Dollars, payable to the said Manchester & Brother, or order, six Six Months after date.

Now Therefore if I the said Ezra Harrington, my Heirs, Executors or Administrators or any other person for me or them shall pay or cause to be paid the aforesaid Note with Interest thereon according to the tenor thereof, then this Deed is to be void, but otherwise to be & remain in full force, virtue and effect.

Furthermore I the said Ezra Harrington, for myself, my heirs, executors or administrators do hereby constitute & appoint the said Manchester & Brother & the Survivor of them their executors, administrators or assigns my true & lawful Attorney or Attornies, irrevocable, for me & in my Name, or in his or their Name or Names at any time after said Note shall have become due, & shall remain unpaid, for the space of ten days to sell said premises at public Auction, he or they first giving notice of said sale for the space of thirty days (after the expiration of said ten days) in some one of the Newspapers published in said City of Providence, and on sale thereof

(hereby granting unto my said Attorneys power to adjourn said Sale from day to day.) I do hereby authorize my said Attornies to receive the amount for which said premises shall be sold, to make, execute, seal, acknowledge & deliver the necessary Conveyance to the purchaser thereof, so as to vest in him a full absolute Estate in the premises: and after payment & paying the expenses incident to said sale, they shall apply & appropriate the residue of the proceeds to the payment of the sum due upon said Note with interest (if sufficient) accounting to me, my heirs, executors, administrators & Assigns for all that may remain, after said payments, hereby ratifying, approving & confirming all that may be done in the premises by virtue hereof. And it is hereby understood & agreed that the said Ezra Harrington shall have the privilege (if he shall demand it) of renewing this Mortgage & the Note hereby secured for a further term of Six Months, upon the same conditions, provided interest on said Note shall be paid at the termination of Six Months from the date hereof.

In testimony whereof, We have hereunto set our hands & seals, this Second day of February A.D. One Thousand Eight hundred and Fifty two. (1852)

Signed, sealed and delivered
in presence of

F. C. Hoppin
Witness Benjamin Harrington
Horatio N Perry

Ezra Harrington. (L.S.)
Jane F. Harrington. (L.S.)

Providence Sc. In the City of Providence this Second day of February A.D. 1852.
Then personally appeared the above named Ezra Harrington & acknowledged the preceding Instrument by him subscribed to be his free Act and Deed.
Before me. Francis C. Hoppin.
Justice of the Peace.

Recorded Feby 6. 1852 at 4 3/4 o'clk P.M.
word "payment" erased
Witness
Albert Pabodie City Clk

To all People to whom these Presents shall come,

143

I Henry B Drown
of the City Country of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That I the said Henry B Drown
for and in consideration of the sum of Three Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by
William Andrews & Menzies Street & Sturges P Carpenter, all of said City of Providence
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Grantees their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Grantees their Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate on the Easterly side of Benefit Street in said City of Providence bounded & described as follows Viz: Westerly by said Benefit Street, whereon it measures Forty two feet, & extends back One hundred & twenty three feet, being thirty seven feet wide at the East end. Bounded Northerly by Land of Ann Allen Easterly & Southerly by Land of Edwin H Harris.

And I Julia A Drown, Wife of the said Henry B Drown, for and in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release and forever Quitclaim to the said William Andrews & Menzies Street & Sturges P Carpenter & to their Heirs and Assigns forever, all my Right of Dower and Power of Thirds in & to the aforedescribed premises.

Having received payment in full for the notes within named, We do hereby discharge this Mortgage Deed. Witness our hand & seals August 8 1853
William Andrews (L.S.)
Menzies Street (L.S.)
Sturges P Carpenter (L.S.)
In presence of
A Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Grantees their Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said Henry B Drown for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Grantees their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Grantees their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever; that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Henry B Drown for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Grantees their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Henry B Drown have made and executed my Two certain promissory Notes, both bearing even date with this Deed Viz: One Note for the sum of Fifteen hundred Dollars, payable to the said William Andrews or order, in Three years after date with Interest payable annually. & one other Note for the sum of Fifteen hundred Dollars, payable to the said Street and Carpenter, or order, in Three years after date, with interest payable annually. Now Therefore if I the said Henry B Drown, or my Heirs, Executors, administrators, or any other person for me or them shall well & truly pay or cause to be paid, the aforenamed two promissory Notes, together with the interest thereon, according to the tenor of said Notes, then this Deed shall be void & void, otherwise to be & remain in full force & virtue. (It being agreed by the Parties hereto, that the said Drown may at any time or times, make partial payments on said Notes, in sums not less than One hundred Dollars at a time.)

Furthermore, I the said Henry B Drown do hereby constitute & appoint the said William Andrews, Menzies Street & Sturges P Carpenter, their several & respective Executors, Administrators & Assigns, my true & lawful Attorney & attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of either of the aforenamed promissory Notes, or of the Interest due thereon (in case the same remains due & unpaid) to sell at

public Auction, first giving thirty days notice of such sale in some one of the public News-papers printed in the City of Providence, the Premises aforesaid. And for me & in my name or in their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a Sole & absolute Estate in Fee simple in & to the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of money due on the aforenamed Two promissory Notes & secured by this Deede, accounting to me for all sums of money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this First day of January A.D. One Thousand Eight Hundred and Fifty two. (1852)

Signed, sealed and delivered in presence of
Nathaniel Searle
Christopher R Perrine. to signature of J. A. Perrine.

Henry B. Perrine. (L.S.)
Julia A. Perrine. (L.S.)

County of Providence ss. In the City of Providence on this 6th day of February, A.D. 1852. Then personally appeared the above named Henry B Perrine before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deede.

Nathaniel Searle
Justice of the Peace.

Recorded Feby 7. 1852. at 4. 45 o'clk P. M.

Witness R

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

We, Thomas Ryder & Esther G Ryder, Wife of the said Thomas Ryder, both of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That We the said Thomas Ryder & Esther G Ryder for and in consideration of the sum of Fifteen hundred Dollars, to us in hand, before the ensealing hereof, well and truly paid by Ase Howard, of said City of Providence, Widow

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Ase Howard her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Ase Howard (her) Heirs and Assigns forever,

A Lot of Land with a Dwelling House & other Improvements thereon, situated at Sockanosset (so called) in the Southerly part of said City of Providence, at the corner of Hope & Front Streets, being bounded & described by a line beginning at the corner of said Hope & Front Streets, thence running Northerly on said Hope Street, Seventy five feet more or less, till it comes to Land of David Wilson, there turning at right Angles, by said Wilsons Land, Easterly Eighty one feet & four inches, then turning at right Angles & running Southerly, straight, Six feet, then turning at Right Angles & running Westerly in a straight line Eighteen feet parallel to the line next but one aforesaid, then turning at Right Angles & running Southerly Seventy two feet & six Inches until it comes in a straight course, opposite to the Southeasterly corner of the addition to the House, as it now stands, then in a straight line Nineteen feet & four inches to said Front Street, so as to meet the Easterly end of a line drawn from said corner of Hope & Front Streets & running by said Front Street, Sixty three feet & six inches, thence by said Front Street, to the place of beginning.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Ase Howard her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And We the said Thomas & Esther G Ryder for ourselves and for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Ase Howard her Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Ase Howard her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

See Mortgage next Page

Furthermore, We the said Thomas Ryder & Esther G Ryder for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Ase Howard her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas the said Thomas Ryder has made & executed his Two certain promissory Notes, both bearing even date with this Deed, both payable to the said Ase Howard, or order as follows Viz: One Note for the sum of Seven hundred fifty Dollars, payable in Five years after date with Interest payable semi annually, & one other Note for the sum of Seven hundred fifty Dollars, payable in Six years after date, with Interest payable semi annually. Now therefore, if the said Thomas Ryder, his Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Ase Howard, or to her Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the time of said Notes, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue.

Furthermore, We, the said Thomas Ryder & Esther G Ryder do hereby constitute & appoint the said Ase Howard, her Executors, Administrators & Assigns, our true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for us & in our Names, at any time after the expiration of the day of payment of either of the aforenamed Two promissory Notes, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public News-papers printed in the City of Providence, the premises aforesaid. And for us & in our Names, or in her or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become

the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple in the premises aforesaid, And on sale thereof (hereby giving & granting unto our said Attorney & Attorneys full power & authority to adjourn & continue said Sale from time to time) We do fully authorize our said Attorney & Attorneys, to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed Five promissory Notes & secured by this Deed, Accounting to us for all sums of Money that shall be over & above the amount aforesaid thereby ratifying & confirming such Sale as may be made by our said Attorney or Attorneys for the purposes aforesaid. And it is further covenanted, that the said Grantors shall cause Insurance to be had & kept upon said Mortgaged premises, in a sum not less than Fourteen hundred Dollars, against loss or damage by fire, & assign the policy of such Insurance to the said Grantee, and in default thereof, it shall be lawful for the said Grantee, her Heirs or Assigns, to cause such Insurance to be had & kept & the expense thereof, shall be a lien & charge upon said Mortgaged premises, in addition to the aforenamed Five promissory Notes.

In testimony whereof, We have hereunto set our hands and seals, on this Second day of February A.D. One Thousand Eight hundred & Fifty two (1852)

Signed, sealed & delivered in presence of A.G. Stillwell

Thomas Ryder. (L.S.)

Esther Ryder. (L.S.)

County of Providence ss. In the City of Providence on this 13th day of February A.D. 1852. Then personally appeared the above named Thomas Ryder before me & acknowledged the preceding Instrument by him signed to be his free Act and Deed, and at the same time and place personally appeared the above named Esther Ryder, Wife of the said Thomas Ryder, & was examined by me privily & apart from her said husband, & after having had the preceding Instrument shown & explained unto her by me, she acknowledged unto me, that she understood the same, that it was her free Act and Deed & she declared unto me that she signed the same voluntarily & that she did not wish to retract the same.

Nathaniel Searle
Justice of the Peace.

Recorded Feby 16. 1852. at 10¼ o'clk A.M.

Witness Albert Pabodie City Clk

Having received payment of the above described Notes We hereby cancel this Mortgage
Providence March 22. 1862

Witness to signature of J. Balch
Witness signature of Joseph Balch
Lyman F. Brown

Joseph Balch. } Executors
A.G. Stillwell }

Witness to signature of A.G. Stillwell
Enos Waters

Recorded Apl 8. 1863 Witness G. A. Williamson
Dep. City Clk

145

To all People to whom these Presents shall come.

I, Caleb Harrington, of the City & County of Providence, and State of Rhode Island

Send Greeting. Know Ye, That I the said Caleb Harrington for and in consideration of the sum of Two Thousand seven Fifty Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Hiram Bennet of the Town of North Providence, County of Providence & State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Hiram Bennet his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Hiram Bennet his Heirs and Assigns forever,

Two certain Lots of Land situate in said City of Providence in the same County & State aforesaid bounded & described as follows. Viz. The first of said Lots is on the Northerly side of Evanston Street, with two Dwelling Houses & Shops thereon standing. Beginning at the Southwest corner of said Lot on said Evanston Street & Land of Eli Unsworth, thence Easterly bounding on said Evanston Street, Fifty feet to a Forty feet Gangway, thence Northwesterly with said Gangway Eighty feet, thence Westerly bounding on Lot No 3. Fifty feet to Land of Eli Unsworth, thence Southerly Ninety one feet eight inches to the first mentioned bound, & is the same Lot of Land the Grantor hold by Deed from William B. Matthewson, dated the Eighteenth day of February A.D. 1850, & recorded in Book 118 Page 56, of the Records of Deeds, in the City of Providence. The second Lot is on Harrison Street in the Westerly part of the City of Providence, being part of the Dexter Donation Land (so called) & is described as Lot Number Fifty eight, on a Plat of said Land which is recorded in the City Clerks Office of the said City of Providence, & is bounded as follows; Beginning on Harrison Street at the Southwesterly corner of Lot Number Fifty seven, thence Southerly by the East side of said Harrison Street Fifty feet, to the Northwesterly corner of Lot Number of Lot Number Fifty nine, thence Easterly by the said Lot Number Fifty nine, One hundred feet to a Gangway Twenty feet in width which separates it from Lot Number Eighty eight, thence Northerly by said Gangway Fifty feet to said Lot Number Fifty seven, One hundred feet to the first mentioned bound.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Hiram Bennet his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Caleb Harrington for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Hiram Bennet his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Hiram Bennet his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Caleb Harrington for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Hiram Bennet his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Nevertheless and this Deed is upon this condition. That Whereas I the aforesaid Caleb Harrington have this day made and executed my Five certain Promissory Notes, bearing even date herewith and made payable to the said Hiram Bennet or his order, One of said Notes for the sum of Five hundred and Fifty Dollars, payable One year from date with Interest, and one certain promissory Note bearing even date herewith and made payable to the said Hiram Bennet, or his order, in Three years from date with annual Interest for the sum of Five Thousand Five hundred Dollars.

Now Therefore, if I the said Caleb Harrington, or my Heirs, Executors or Administrators or any other person for me or them, shall well and truly pay or cause to be paid, the aforesaid Notes, together with the Interest due thereon, when the same shall become due & payable, then this Deed is to be void, otherwise to be & remain in full force, virtue and effect.

In Witness whereof I have hereunto set

my hand and seal, this Nineteenth day of Febmary A.D. 1852.
Signed, sealed and delivered
in presence of
the words "Notes," the 3rd Dollars
were interlined before signing
B Stevens
Joseph S Pitman

Caleb Harrington. (L.S.)

State of Rhode Island &c. City & County of Providence Ss. On this Nineteenth day of Febmary A.D. 1852, personally appeared the above named Caleb Harrington & subscribed the foregoing Instrument in my presence & acknowledged the same to be his free & voluntary act & deed hand & seal.

Before me, Joseph S Pitman
Justice of the Peace.

Recorded Feby 19. 1852. at 12 1/4 o'clk P. M.

Witness

Albert Pabodie
City Clk

Providence Ss Providence June 7. 1862 Having received the amount due on the within Mortgage the same is by me cancelled and discharged.
Witness my hand & seal the day & year above written

Signed sealed & delivered
in presence of
Francis Colwell Jr

Sarah F Bennett
Executrix of the Last Will & Testament
of Hiram Bennett deceased

Recorded June 6. 1862

Witness Samuel W. Brown City Clerk

Having received payment in full for the Notes within named & do hereby cancel and discharge the within Mortgage & Deed. Witness my hand and seal this 2d day of Dec. A.D. 1853

In presence of
Alice Caldwell

Thomas Aldrich

To all People to whom these Presents shall come.

146

I Oliver C. Wilbur,

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Oliver C Wilbur

for and in consideration of the sum of Twenty eight hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Thomas Aldrich of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Thomas Aldrich his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Thomas Aldrich his Heirs and Assigns forever,

One Lot of Land with a Dwelling House & other Buildings & Improvements thereon, situate on the Southerly side of Washington Street in said City of Providence, & which said Lot fronts Northerly on said Street Thirty six feet the said width of Thirty six feet, extends back Southerly from said Street, One hundred and twelve feet, more or less, to a gangway & is bounded Westerly on Land now or formerly of the Heirs of the late Thomas B Fenner, deceased & Easterly on Land of Stephen Phillips, & is the same Estate conveyed to me the Grantor by Deed from William Gardiner, bearing date July 14. A.D. 1846 & which Deed is on Record in the City Clerks Office in Book 103 page 7.

and I Lucy Ann Wilbur, Wife of the aforenamed Oliver C Wilbur, for and in consideration of the sum paid as aforesaid, do hereby Release Forever Quitclaim unto him the said Thomas Aldrich, his Heirs & Assigns forever, all my Right of Dower, in & to the aforegranted premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Thomas Aldrich his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Oliver C Wilbur for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Thomas Aldrich his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Thomas Aldrich his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Oliver C Wilbur for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Thomas Aldrich his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always & this Deed is upon this express condition, That Whereas I the aforenamed Oliver C Wilbur together with my son George C Wilbur, as Copartners, under the Name & Firm of Oliver C Wilbur & Son, have this day made & executed four certain Negotiable promissory Notes, all bearing even date herewith & all made payable to him the said Thomas Aldrich or order at Bank, with interest, one of which said Notes is for the sum of Five hundred Dollars & is payable in Four Months after date, One other is for the like sum of Five hundred Dollars & is payable in Six Months after date, One other is for the sum of One Thousand dollars & is payable in twelve months after date, & the other is for the sum of Eight hundred Dollars & is payable in Eighteen Months after date. Now therefore, if said Firm of Oliver C Wilbur & Son, or either Member of said Firm, or any other person for them or either of them, shall well & truly pay or cause to be paid the aforenamed Notes, at their maturity, then this Deed is to be void, but otherwise to be & remain in full force.

Furthermore, I the aforenamed Oliver C Wilbur do hereby constitute & appoint the aforenamed Thomas Aldrich, his Executors, Administrators & Assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, or in his or their Name or Names, at any time, in case default shall be made in the payment of said Notes, or of either of them, & such default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid, he or they first

giving (after the expiration of said term of ten days) twenty days notice of such sale, in some one of the public Newspapers printed in said City of Providence, & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed of said premises, so as to vest in such purchaser or purchasers as full & perfect Title thereto as is hereby conveyed. And on sale thereof (hereby giving & granting unto my said Attorney or Attorneys full power & authority to adjourn said Sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof the amount the same shall be sold for, after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof, to the payment of the amount due on said Notes hereby secured, (hereby declaring that in case of a Sale for the non-payment of either the first, second or third of said four Notes, all the Notes hereby secured, then unpaid, shall be deemed to be due & payable on the day of such sale) and accounting to me, my Heirs or Assigns, for all sums over & above the amount thereof, I hereby ratifying & confirming such sale as may be made or caused to be made by virtue hereof.

In testimony whereof, We have hereunto set our hands & seals, this Eighth day of February, in the year of our Lord, One Thousand Eight hundred & fifty two. (1852)

Signed, sealed and delivered in presence of
Harley Phillips

Oliver C. Wilbur. (L.S.)
Lucy A. Wilbur. (L.S.)

Providence County SS. In Providence this Seventh day of February A.D. 1852.
Then Oliver C. Wilbur personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Henry Martin
Justice of the Peace.

Recorded Feby 20, 1852. at 11.50 oclk A.M.
Witness Word "Four" interlined
Albert Pabodie
City Clk

147

To all People to whom these Presents shall come.

I, Oliver H. P. James,

of Delavan, in the County of Tazewell in the State of Illinois

Send Greeting. Know Ye, That I the said Oliver H. P. James for and in consideration of the sum of Thirty one hundred & fifty Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Horatio Bassett

of the City & County of Providence in the State of Rhode Island

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Horatio Bassett his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Horatio Bassett his Heirs and Assigns forever,

All the Estate, right, title and interest which I now have or of right ought to have or claim in & to One certain Lot of Land with a Dwelling House & other Buildings & Improvements thereon, situate on the North-erly side of Broad (formerly Weybosset) Street in said City of Providence bounded Southerly on said Broad Street, Westerly on Land of the late Walter Harding deceased, Northerly on Lands of the Devi-sees of the late Cyprus Butler deceased, & Easterly on Lands of the Arcade Corporation. It being the Home-stead Estate of my late Grandfather Samuel James, Deceased.

And do I, Eliza H. James, Wife of the aforenamed Oliver H. P. James, for and in consideration of the sum paid as aforesaid do hereby Release Forever Quitclaim, unto him the said Horatio Bassett, his Heirs & Assigns forever, all my Right of Dower, in & to the aforegranted premises.

Having received payment in full for the Note within named, I do hereby cancel and discharge this Mortgage Deed, by order of a transfer recorded in 251 page of this Book. Witness my hand & Seal this 28th day of Sept. A.D. 1853 In presence of Samuel James, Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Horatio Bassett his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Oliver H. P. James for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Horatio Bassett his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Horatio Bassett his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Oliver H. P. James for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Horatio Bassett his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always and this Deed is upon this express condition, That whereas I the aforenamed Oliver H. P. James have this day made & executed my certain Negotiable promissory Note, bearing even date herewith & made payable to him the said Horatio Bassett or order, in One year from date with interest, for the sum of Thirty one hundred & fifty Dollars. Now Therefore if I the afore-named Oliver H. P. James or my Heirs, Executors or Administrators, or any other person for me or them shall well & truly pay or cause to be paid, the aforenamed Note, with the Interest thereon at its maturity, then this Deed is to be void: but otherwise to be and remain in full force and effect.

Furthermore, I the aforenamed Oliver H. P. James, do hereby constitute & appoint the aforenamed Horatio Bassett, his Executors, Administrators & Assigns, our true & lawful Attorney or Attornies, irrevocable with full power of substitution & of revocation, for me & in my Name, or in his or their Name or Names, at any time in case default shall be made in the payment of said Note & such default shall continue for the term of ten days, to sell at public Auction the premises aforesaid, he or they first giving (after the expi-ration of said term of ten days) twenty days notice of such sale in some one of the public Newspapers prin-ted in said City of Providence, & in my Name or in his or their Name or Names, to make, execute, seal, ac-knowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed of said Premises, so as to

vest in such purchaser or purchasers a full and perfect Title thereto. And on sale thereof, (hereby giving & granting unto my said Attorney or Attorneys full power & authority to adjourn said Sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for & after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof to the payment of the amount due on said Note hereby secured, & accounting to me, my Heirs or Assigns for all sums over & above the amount thereof. I hereby ratifying & confirming such sale as may be made or caused to be made by virtue hereof.

In Testimony whereof, We have hereunto set our Hands and Seals, this Twentieth day of February in the year of our Lords. One Thousand Eight hundred & fifty two (1852)

Oliver H. P. James. (L.S.)
By his Attorney
Samuel James.

Signed, Sealed & Delivered
in presence of
Henry Martin

Eliza H. James. (L.S.)
By her Attorney
Samuel James.

Providence County SS. In Providence this twenty first day of February A.D. 1852. Then Samuel James personally appeared before me & in his capacity as the Attorney of Oliver H. P. James & also in his capacity as the Attorney of Eliza H. James, acknowledged the preceding Instrument by him signed as their Attorney, to be his free Act and Deed, and the free Act and Deed of Oliver H. P. James & of Eliza H. James.

Henry Martin
Justice of the Peace.

Recorded Feby 21. 1852, at 3. 05 o'clk P. M.

Witness "words "of the heirs" interlined"

Albert Pabodie City Clk

To all People to whom these Presents shall come.

148

We Nicholas C. Gardner and John W. Briggs, both of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That We the said Nicholas C. Gardner & John W. Briggs for and in consideration of the sum of Three hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Ann A. Dillon, of said City of Providence, Wife of Michael Dillon

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Ann A. Dillon her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Ann A. Dillon her Heirs and Assigns forever,

One Lot of Land with a Dwelling House & other Buildings & Improvements thereon, situate in the Southwesterly part of said City of Providence & on the Southwesterly side of Windmill Street & is bounded Northeasterly on said Street, Southeasterly on Land of Joshua A. Grinnell, Westerly on Lands of Benjamin Cornell & Northwesterly on Lands now or formerly of Frederick Durfee, & is a portion of Lot number 43 (forty three) on a Plat of the Timothy Higgins Land, & which Plat is on Records in the City Clerks office in Book of Plats Number 2.

Said premises were conveyed to us the Grantors by Deed of even date herewith from said Michael Dillon.

And We, Lydia A. Gardner, Wife of the aforenamed Nicholas C. Gardner & Hannah W. Briggs, Wife of the aforenamed John W. Briggs, for & in consideration of the sum paid as aforesaid, do hereby release, forever Quitclaim unto her the said Ann A. Dillon, her Heirs and Assigns forever, all our and each of our respective Rights of Dower in & to the aforegranted premises.

I do hereby cancel and discharge this Mortgage & Note secured thereby to my entire satisfaction for the Notes therein named were paid at maturity & Deed given by Albert Pabodie

Witness my hand & Seal July 31 1854
Ann A. Dillon (L.S.)

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Ann A. Dillon her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And We the said Nicholas C. Gardner & John W. Briggs for ourselves & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Ann A. Dillon her Heirs and Assigns, that at and before the ensealing hereof we are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Ann A. Dillon her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Nicholas C. Gardner & John W. Briggs for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Ann A. Dillon her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided always & this Deed is upon this express condition, That Whereas We, the aforenamed Nicholas C. Gardner & John W. Briggs have this day made & executed our two certain negotiable joint & several Notes, both bearing even date herewith & both made payable to her the said Ann A. Dillon, or order, the one made payable on the first day of January next with interest, & the other on the first day of January 1854 (One thousand eight hundred & fifty four) with Interest, & are for the sum of One hundred & fifty Dollars each.

Now Therefore if We, the aforenamed Nicholas C. Gardner & John W. Briggs, or either of us or any other person for us or either of us, shall well & truely pay or cause to be paid the aforenamed Notes, with the Interest thereon, at their maturity, then this Deed is to be void, but otherwise to be and remain in full force & effect.

Furthermore, We, the aforenamed Nicholas C. Gardner & John W. Briggs do hereby constitute and appoint the aforenamed Ann A. Dillon her executors, administrators & assigns, our true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & revocation, for us & in our Names, or in her or their Name or Names, at any time in case default shall be made in the payment of said Notes, or of either of them & such default shall continue for the term of ten days to sell at public Auction, the Premises aforesaid, she or they first giving (after the expiration of said term of ten days) twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, & in our Names, or in her or their Name or Names, to make

execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed of said premises, so as to vest in such purchaser or purchasers a full & absolute Estate in fee simple therein; and on sale thereof, (hereby giving & granting unto our said Attorney or Attorneys full power & authority to adjourn said sale from time to time) We do authorize our said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for and after the payment of all the expenses incident to such sale to apply & appropriate the residue thereof to the payment of the amount due on said Notes hereby secured (hereby declaring that in case of a sale for the non-payment of the first of said Notes, the second of said Notes shall be deemed to be due & payable on the day of such sale) and accounting to us, our Heirs or Assigns, for all sums over & above the amount thereof. We hereby ratifying & confirming such sale as may be made or caused to be made by virtue hereof.

In testimony whereof, We have hereunto set our hands and seals, this twenty first day of February, in the year of our Lords, One Thousand Eight hundred and Fifty two. (1852)

Signed, Sealed and delivered in presence of Henry Martin. Witness to the first two signatures. Albert C. Gardner. Witness to the signature of Loydia A. Gardner. John Briggs. Witness to the signature of Hannah W. Briggs

Nicholas C. Gardner. (L.S.)
John W. Briggs. (L.S.)
Loydia A. Gardner. (L.S.)
Hannah W. Briggs. (L.S.)

Providence County SS. In Providence this twenty third day of February A.D. 1852.
Then Nicholas C. Gardner & John W. Briggs personally appeared before me, and severally acknowledged the preceding Instrument by them signed to be their free act and Deed.
Henry Martin
Justice of the Peace.

Recorded Feby 23. 1852, at 2, 15 o'clk P.M.
(words "to waive" erased)
Witness Albert Pabodie City Clk

Know all men by these presents, That I Michael Dillon of South Kingston in the State of Rhode Island having received full satisfaction of the Mortgage given to Ann Dillon my wife by Nicholas C. Gardiner and John W. Briggs upon the part of Lot No 43 of the Timothy Wiggin Land do hereby release & discharge said Mortgage and quit claim all right & title I have or may have to said land & the buildings & improvements thereon

Witness my hand & seal this Sixteenth day of April A.D. 1856

Michael Dillon (L.S.)

State of Rhode Island &c (On this 16th day of April AD 1856
County of Washington ss Personally came Michael Dillon to me well known and acknowledged the foregoing to be his free act & deed
Before me
Wilkins Updike
Justice of the Peace

Recorded April 17 1856 at 9 o'clk a.m
Witness
Albert Pabodie
City Clk

Having received payment for the note within mentioned I do hereby cancel & discharge this Mortgage this Nov 19 1852
Witness my hand & Seal
In presence of
Albert Pabodie
John Oldfield

149

To all People to whom these Presents shall come.

I, Elisha Peckham of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Elisha Peckham for and in consideration of the sum of Eighty Dollars, to me in hand, before the unsealing hereof, well and truly paid by John Oldfield, of Cranston, in the aforesaid County & State

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John Oldfield his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said John Oldfield his Heirs and Assigns forever,

A certain Lot of Land, situate in the Northwesterly part of said City of Providence, Being Lot Numbered (80) Eighty, on the Plat of the Holden Estate by Cushing & Farnum, November 1850. with the Buildings and Improvements thereon, Said Lot No 80 fronts Northerly on Woodland Street, on which said Street it measures Fifty feet, & holding the width of Fifty feet extends back Southerly, One hundred feet. Being the same Lot of Land that was conveyed to this Grantor by Deed from Charles Holden 2d, dated March 26 A.D. 1851. & recorded in the Land Records of said City of Providence in Book No 132 page 242

Reference to said Deed being had.

And I, Abby Jane Peckham, Wife of the said Elisha Peckham, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release and forever Quitclaim to the said John Oldfield, and to his Heirs and Assigns forever, all my Right of Dower and Power of Thirds, in & to the above-described premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John Oldfield his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Elisha Peckham for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John Oldfield his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John Oldfield his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Elisha Peckham for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John Oldfield his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, To wit, whereas I the said Elisha Peckham have made & executed my certain promissory Note, bearing even date with this Deed for the sum of Eighty Dollars payable to the said John Oldfield, or order, in One year after date, with Interest. Now Therefore, if I the said Elisha Peckham, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said John Oldfield, his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue.

Furthermore, I the said Elisha Peckham do hereby authorize constitute & appoint the said John Oldfield, his Executors, Administrators & Assigns my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney &

Attorneys full power and authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same, to the payment of all the expenses attending such sale & the payment of the sums of money due on the aforenamed promissory Note & secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid. and hereby ratifying and confirming such sale as may be made by my said Attorney & attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this Tenth day of February A.D. One Thousand Eight Hundred and Fifty two. (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle
Witness, Manning Ransom

Elisha Peckham. (L.S.)
A. J. Peckham. (L.S.)

County of Providence ss. In the City of Providence on this 10th day of February A.D. 1852.
Then personally appeared the above named Elisha Peckham before me & acknowledged the preceding Instrument by him signed to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Feby 23. 1852. at 5 o'clk P.M.
Witness erased word "Authorize"

Albert Pabodie City Clk

This is to Certify that I have received Four Thousand Dollars in full in being the full amount of this Mortgage, & hereby cancel and discharge the same Feb'y 21 1853
P.W. Gardiner

Recorded Feb'y 21. 1853
Albert Pabodie
Memb City Clk

To all People to whom these Presents shall come.

150

I William W. Keach.

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said William W. Keach for and in consideration of the sum of Four Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Peleg W. Gardiner, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Peleg W. Gardiner his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Peleg W. Gardiner his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situated at the Southwesterly corner at the junction crossing of Friendship & Page Streets, in said City of Providence, bounded & described as follows Viz: Begin at said corner & run Southerly, with the Westerly line of Page Street, Eighty six feet, to a gangway, thence Westerly with said gangway, Sixty five feet, six inches, then Northerly Eighty five feet to a point in the Southerly line of Friendship Street, Sixty five feet Westerly of the corner aforesaid, then Easterly Sixty five feet to the place of beginning, being Lot No 6 on Plat of E.D. Weeden, in Records. Being the same Lot of Land that was conveyed to this Grantor by Deed from Nathan Mason, dated February 15 A.D. 1848 & recorded in the Land Records of said City of Providence in Book No 109 page 137. Reference to said Deed being had.

And I, Mary J. Keach, Wife of the said William W. Keach, for & in consideration of the aforenamed sum of money paid my said husband, do hereby Remise, Release & forever Quitclaim to the said Peleg W. Gardiner, & to his Heirs and Assigns forever, all my Right of Dower and Power of Sheirds in and to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Peleg W. Gardiner his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said William W. Keach for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Peleg W. Gardiner his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Peleg W. Gardiner his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William W. Keach for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Peleg W. Gardiner his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The foreceding Deed is upon this condition, For that whereas, I the said William W Keach have made and executed my certain promissory Note, bearing even date with this Deed, for the sum of Four Thousand Dollars & payable to the said Peleg W Gardiner, or order, in One year after date, with Interest, payable semi annually.

Now Therefore, if I the said William W Keach, or my Heirs, Executors, Administrators or any other person for me or them, shall well & truly pay or cause to be paid, to the said Peleg W Gardiner, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force and virtue. Furthermore I the said William W Keach do hereby authorize constitute & appoint the said Peleg W Gardiner his Executors, Administrators & Assigns, my true & lawful Attorney & attorneys, irrevocable, with full power of substitution & of revocation, for me & in my name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the interest due thereon (in case the same remains due & unpaid) to sell at public auction, first giving thirty days notice of such sale, in some one of the public newspapers printed in the City of Providence, the premises aforesaid. And for me & in my name, or in his or their name or names, to make, execute, seal, acknowledge & deliver as my person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full and absolute

Estate in fee simple in & to the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys, to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payments of the sums of Money due on the aforenamed promissory Note & secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid, & hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

And it is further covenanted & agreed by and between the parties hereto, That the said Grantor shall cause Insurance upon said Mortgaged property against loss or damage by fire, in a sum not less than Twenty Five hundred Dollars, to be had & kept & assign the policy or policies of such Insurance, to the said Grantee, his Heirs & Assigns, and in default thereof it shall be lawful for the said Grantee, his Heirs or Assigns to cause such Insurance to be had & kept and the expenses thereof, shall be a charge & lien upon said Mortgaged property, in addition to the promissory Note hereinbefore secured.

In testimony whereof, We have hereunto set our hands & seals, on this twenty first day of February A.D. one Thousand eight hundred and fifty two. (1852)

Signed sealed & delivered
in presence of
Nathaniel Searle.

W. W. Keach. (L.S.)
Mary J. Keach. (L.S.)

County of Providence ss. In the City of Providence on this 23 day of February A.D. 1852.
Then personally appeared the above named William W Keeach before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Feby 24, 1852. at 10.25 oclk A.M.

Witness "authorize" and "function" erased

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I, John Congdon

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said John Congdon
for and in consideration of the sum of One Thousand Dollars, to me
in hand, before the ensealing hereof, well and truly paid by

Randolph Chandler, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Randolph Chandler his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Randolph Chandler his Heirs and Assigns forever,

A certain Lot of Lands with all the Buildings & Improvements thereon, situated in the Western part of said City of Providence, Fronting on Clifford Street. Being Lot Numbered (48) forty eight, on a Plat of Lands purchased of Daniel Field, by Eames Butler & others, which Plat is recorded in the Land Records of Providence in Book No 23. page 452. Being the same Lot of Lands that was conveyed to this Grantor by Deed from Horace Loomis, dated December 21. 1844, & recorded in the Land Records of said Providence, in Book No 93. page 19. Reference to said Deeds being had.

And I, Cordelia B Congdon, Wife of the said John Congdon, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release and forever Quitclaim to the said Randolph Chandler & to his Heirs and Assigns forever, all my Right of Dower and Power of Thirds in & to the aforedescribed Premises.

Note See Deed Book 102 Page

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Randolph Chandler his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said John Congdon for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Randolph Chandler his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in & good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Randolph Chandler his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John Congdon for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Randolph Chandler his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, To that whereas I, the said John Congdon have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of One Thousand Dollars, & payable to the said Randolph Chandler, or order, in Twelve months after date with Interest payable semi annually.

Now Therefore, if I, the said John Congdon, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, to the said Randolph Chandler, his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed, shall be null and void, otherwise to be & remain in full force and virtue. Furthermore, I the said John Congdon do hereby constitute & appoint the said Randolph Chandler his Executors, Administrators & Assigns, my true and lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid. And for me & in my Name or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple in & to the premises aforesaid. And on sale thereof

hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn and continue said Sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, and to the payment of the sums of Money due on the aforenamed Note & secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this twenty fourth day of February A.D. One thousand Eight hundred and fifty two. (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle

John Congdon. (L.S.)

Cordelia Congdon. (L.S.)

County of Providence ss. In the City of Providence on this 24th day of February A.D. 1852.
Then personally appeared the above named John Congdon before me & acknowledged the
preceding Instrument by him signed, to be his free Act & Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Feby 24. 1852, at 4. 45 o'clk P. M.

Witness

Albert Pabodie
City Clk

Know all Men, That I Randolph Chandler the Mortgagee of
the within Mortgage having received the pay for the Note herein
secured principal & interest do hereby cancel & discharge the within
Mortgage Deed. Witness my hand & seal this twenty seventh
day of August in the year of our Lord one thousand eight hundred
and fifty (A.D. 1860)

In presence of Emma Allen

Randolph Chandler (L.S.)
by his Attorney
Wm K. Chandler

Recorded Sept 13. 1860.

Witness

Know all Men by these Presents, That I Reuben Lewis of the City & County of Providence and State of Rhode Island in consideration of the sum of Three hundred Dollars to me paid, before the ensealing hereof, well and truly paid by Thomas J. Battey of the City & County of Providence and State aforesaid, the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Thomas J. Battey his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Thomas J. Battey his Heirs and Assigns forever,

One certain Lot of Land with all the Buildings & Improvements thereon, or that may be built or placed thereon hereafter, situated in the Westerly part of said Providence, on the Westerly side of & adjoining Sutton Street, being Lot Numbered Sixty seven (67) on a Plat of House Lots belonging to the Grantee, surveyed & platted by Cushing & Barnum April 29th A.D. 1850, which Plat is recorded in Book of Plats No 3 page 57, in said City. Reference thereto being made; said Lot bounds Easterly on said Sutton Street, Forty feet, Southerly on Lot No 66, on said Plat, One hundred feet; Westerly on other Lands of the Grantee, Forty feet & Northerly on Lot No 68, on said Plat, now owned by P. P. Butterfield, One hundred feet.

And I Sarah B. Wife of said Reuben Lewis for and in consideration as aforesaid, do hereby Relinquish all my Right of Dower in & to the aforedescribed premises, to him the said Thomas J. Battey, his Heirs and Assigns forever.

Witness my hand & seal this 31. 1852.
Thomas J. Battey

Signed & Sealed in presence of
Reuben Lewis (L.S.)
Sarah B. Lewis (L.S.)

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Thomas J. Battey his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Reuben Lewis for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Thomas J. Battey his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Thomas J. Battey his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Reuben Lewis for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Thomas J. Battey his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the above written Deed is, that whereas I the said Reuben Lewis am indebted to said Thomas J. Battey in the sum of Three hundred Dollars, for which amount I have given him, my promissory Note, bearing even date herewith & made payable to said Thomas J. Battey, or order, in yearly payments of thirty Dollars each, for Ten successive years from the first day of January next A.D. 1852, with interest annually from said first day of January next, the first payment of thirty Dollars & the interest on the whole sum to be paid on the first day of January A.D. 1853, and so on from year to year during said term of Ten years as aforesaid. Now therefore if I the said Reuben Lewis, my heirs, executors, administrators or assigns, or any other person for me or them, shall well & truly pay or cause to be paid, yearly & every year the sum of thirty dollars towards the principal, together with all the interest on said Note, for the term of ten years as aforesaid, then the afore written Deed to be null & void & of no effect, otherwise to remain the in full force & effect.

Furthermore, I the said Reuben Lewis, for myself my Heirs, Executors & administrators do hereby constitute & appoint said Thomas J. Battey, his Executors, Administrators & Assigns, my lawful Attorney or Attorneys, irrevocable, with power of substitution & revocation for me & in my Name, at any time after any of the aforenamed payments, either principal or interest shall become due & payable & remain unpaid, to sell at public Auction, first giving thirty days notice thereof, in some one of the public Newspapers printed in said

Providence, the premises aforesaid, hereby giving my said Attorney or Attorneys, or substitute, full power & authority to adjourn said sale from time to time, at discretion, and for me & in my Name to execute, seal & deliver to whom person or persons who shall become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate, in fee simple, in the premises, and on sale of said premises, I do authorize my said Attorney or Attorneys or Substitute, to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for & upon receipt thereof, to apply & appropriate the same to the payment of the sum due on said Note, & secured by this Deed, first paying all expenses of every kind, attending said sale, accounting to me, my Heirs & Asigns for all sums over & above the amount aforesaid, hereby ratifying & confirming such sale as may be executed by my said Attorney or Attorneys or Substitute for the purpose aforesaid.

In Witness whereof.

We have hereunto set our hands and seals, this Twelfth day of December, in the year of our LORD. Eighteen hundred and fifty one.

Signed, sealed and delivered
in presence of
Robert Knight as to the signature
of Reuben Lewis
William B Lewis

Reuben Lewis. (D)
Sarah B. Lewis. (D)

Providence ss. In the City of Providence December 16th A.D. 1851.
Then the aforenamed Reuben Lewis personally appeared & acknowledged the aforegoing written Instrument by him subscribed, to be his free act and Deed
Before me. Robert Knight
Justice of the Peace.

Recorded Feby 25. 1852, at 10.25 o'clk A.M.

Witness

Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

153

I Wheaton A Harrington of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Wheaton A Harrington for and in consideration of the sum of Thirteen Hundred & fifty Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Brayton Gardner, of said City of Providence

the receipt whereof do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Brayton Gardner his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Brayton Gardner his Heirs and Assigns forever,

a certain Lot of Land, with a Dwelling House & other Improvements thereon, situate on the Northerly side of Pond Street in said City of Providence & bounded & described as follows. Viz. Beginning at the Southeast corner of said Lot & Land of the said Wheaton A Harrington, running Easterly on said Pond Street, Forty feet to Land of Sally Brown, thence Northerly on Land of said Sally Brown, Eighty feet to Land of John Winship, Westerly on Land of said John Winship, Forty feet to Land of Granter, thence Southerly Eighty feet to place of beginning. Being the same Estate that was conveyed to this Granter by Deed from Henry M Gardner, dated 24th day of February A.D. 1852. Reference to said Deed being had.

Also a certain other Lot of Land, situate on the Northerly side of Pond Street, with all the Buildings & Improvements thereon. Being the Estate conveyed to this Granter by Deed from Rufus M Kimball, dated March 30. 1846, & recorded in the Land Records of said City of Providence, in Book No 101. page 58. Reference to said Deed being had. Also a certain other Lot of Land with all the Buildings & Improvements thereon, situate on Canal Street, in said City of Providence. Being the same Estate conveyed to this Granter by Deed from Samuel Healey, dated September 17. 1849 & recorded in the Land Records of said City of Providence, in Book No 113 page 167. Reference to said Deed being had. Also a certain other Lot of Land, with all the Buildings & Improvements thereon, situate on the Northerly side of High Street, in said City of Providence. Being the Estate conveyed to the said Eliza A Harrington by Deed from James Stokes Mfgr. dated July 13. 1850, & recorded in the Land Records of said City of Providence, in Book No 118. page 246. Reference to said Deed being had. And also a certain other Lot of Land with all the Buildings & Improvements thereon, situate on the Southerly side of Transton Street, in said City of Providence. Being the same Estate conveyed to this Granter by Deed from Josiah B Harrington, on Record in Book 117. page 172.

I hereby cancel and discharge this Mortgage Deed & Writing my Name & Seal this 16. 1859
Witness my Name & Seal this 16. 1859
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Brayton Gardner his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Wheaton A Harrington for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Brayton Gardner his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Brayton Gardner his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Wheaton A Harrington for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Brayton Gardner his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Eliza A Harrington, Wife of the said Wheaton A Harrington, for & in consideration of the aforenamed sum of Money paid my said Husband, do hereby Remise, Release forever Quitclaim to the said Brayton Gardner & to his Heirs & Asigns forever. All my Right of Dower & Power of Thirds & all my other Interest in & to all of the aforedescribed premises.

The preceding Deed is upon this condition, For that whereas I the said Wheaton A Harrington have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Thirteen hundred & fifty Dollars, & payable to the said Brayton Gardner or order, in One year after date, with Interest payable semi annually.

Now therefore, if I the said Wheaton A Harrington, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay to the said Brayton Gardner his Heirs or Asigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null and void, otherwise to be & remain in full force & virtue.

Furthermore, I the said Wheaton A Harrington, do hereby constitute & appoint the said Brayton Gardner his Executors, Administrators & Asigns, my true and lawful Attorney & Attorneys, irrevocable, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, and for me in my Name, or in his or their Name or Names, to

make execute, seal, acknowledge and deliver to any person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a fee & absolute Estate, in fee simple, in & to the premises aforesaid, or any part thereof. And on sale thereof, I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed, Accounting to me for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys, for the purposes aforesaid.

In Testimony whereof, We have hereunto set our hands & seals, on this Twenty fourth day of February A.D. One Thousand Eight Hundred & fifty two (1852)

Signed, Sealed & Delivered in presence of
Robert Knight

Wheaton A. Harrington. (L.S.)

Eliza S. Harrington. (L.S.)

Providence ss. In the City of Providence February 26th A.D. 1852.

Then personally appeared Wheaton A. Harrington & acknowledged the aforegoing written Instrument by him subscribed, to be his free act and Deed, and at the same time and place personally appeared Eliza S. Harrington, Wife of said Wheaton A., being examined privately & apart from her said husband, and having said Instrument shown & explained to her by me, acknowledged the same to be her free act and Deed, from which she did not wish to retract.

Before me. Robert Knight
Justice of the Peace.

Recorded July 26. 1852. at 3 o'clock P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

154

We Elizabeth M. Eddy, Widow of Nelson Eddy late of Providence in the State of Rhode Island, and Adsor Eddy & Ellen Eddy, heirs at Law of the said Nelson, all of said City of Providence

Send Greeting. Know Ye, That We the said Elizabeth M. Eddy, Adsor Eddy & Ellen Eddy for and in consideration of the sum of Four Thousand Dollars, to us in hand, before the unsealing hereof, well and truly paid by The Providence Institution for Savings, an Institution legally Incorporated and established, and transacting business in said City of Providence.

the receipt whereof We do hereby acknowledge, and We therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Providence Institution for Savings & their successors Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said The Institution for Savings & their Successors & Heirs and Assigns forever,

All of our & each of our right, title & interest in & to the following Real Estate, together with all the Buildings & Improvements thereon, situate on the Northerly side of Cushing Street, in said City of Providence, to wit, Lot Numbered Ten (10) & portion of Lot Numbered Eleven (11) (being Thirteen & one half (13½) feet of the Westerly side thereof) on a Plat of said Grand made by Daniel Anthony dated August 31st 1816, & recorded in the Record of Deeds in said Providence, in Book Thirty nine, page four hundred & nine. Also all of our & each of our right, title & interest, in & to Lot Numbered Nine (9) & a portion of Lot Numbered Eight (8) (being about Eight (8) feet of the Easterly side thereof) on the Plat aforesaid. Said Estate bounding Southerly on said Cushing Street about One hundred & twenty three one half (123½) feet, be it more or less, Westerly on Grand of Samuel H. Elliott, Northerly on Grand of Samuel Eldridge & Thomas Phillips, & Easterly on Land of George A. Taylor. Meaning and intending hereby to convey all that Estate conveyed to the said Nelson S. Eddy by Deed from Lewis R. Osborough, dated January 16 A.D. 1845, & recorded in the Records aforesaid, in Book No 93 page 113, except that portion heretofore conveyed by the said Nelson S. Eddy to Samuel H. Elliott by Deed dated April 6 A.D. 1845, & recorded in the Records aforesaid, in Book No 97. page 32.

For Discharge see following page

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Providence Institution for Savings their successors Heirs and Assigns, forever, to — and their only proper use, benefit and behoof forever. And We the said Elizabeth M. Adsor and Ellen Eddy for ourselves & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings their successors Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Elizabeth M. Eddy, Adsor Eddy & Ellen Eddy for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Institution for Savings their Successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is such, that whereas We the said Elizabeth M. Eddy, Adsor Eddy & Ellen Eddy have this day made & executed our Negotiable promissory Note, bearing even date herewith, & made payable to them the said Providence Institution for Savings, or order, at the Office of the Treasurer of said Institution, in One year after date, with interest payable semi annually, in advance, for the sum of Four Thousand Dollars. Now therefore, if We the said Elizabeth M. Adsor or Ellen, or either of us, or our or either of our heirs, executors or administrators or assigns, or any other person for us or either of us shall well & truly pay or cause to be paid at maturity, the aforedescribed Note, together with the Interest thereon according to the tenor thereof, then this Deed shall be void, but otherwise shall be & remain in full force & effect.

Furthermore, We the said Elizabeth M. Eddy, Adsor Eddy & Ellen Eddy do hereby constitute & appoint the said Providence Institution for Savings, their Successors & Assigns, our true & lawful Attorney, irrevocable, with full power of substitution & revocation, for us & in our Names or in their Name or Names at any time in case default shall be made in the payment of said Note, or of the semi annual Interest due thereon, or breach shall be made of the conditions of Insurance hereinafter contained on the part of the Grantors to be performed, & such default or breach shall continue for the term of ten days, to sell at public Auction all of our & each of our right, title & interest, in & to the premises aforesaid, or any part thereof, they first giving after the expiration of said term of ten days, twenty days notice of such sale, in some one of the public Newspapers printed in said City of Providence, and in our names, or in their Name or Names, to

make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises or any part thereof, so as to vest in such purchaser or purchasers a full & absolute Estate in fee simple therein; And on sale thereof (hereby giving & granting unto our said Attorneys full power & authority to continue or adjourn such sale from time to time) We do authorize our said Attorneys to receive from the purchaser or purchasers thereof, the amount the same may be sold for, & after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof, to the payment of the amount of principal & interest of said Note hereby secured (We hereby agreeing that in case of the sale of said premises, or any part thereof, for default of the payment of said semi annual interest or for breach of said conditions of Insurance, the principal sum of said Note shall be deemed due & payable on the day of such sale,) Accounting, to us, our respective heirs or assigns, in proportion to our respective interests in said Estate, for all sums over & above the amount thereof We hereby ratifying affirming & confirming such sale or sales as may be made or caused to be made, by virtue hereof.

Furthermore, it is agreed by & between the parties hereto, that the Grantors shall & will keep & maintain Insurance upon the Dwelling House & other Buildings on said Lot in an sum not less than Three & one half Thousand Dollars & will assign the policy or policies of such Insurance to the Grantees, & in default whereof it shall be lawful for the Grantees, their Successors or Assigns to effect such Insurance, & the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents.

In testimony whereof, (the words "with full power of substitution & revocation" being first interlined) We have hereto set our hands and seals, this Twenty third day of February A.D. One Thousand Eight Hundred & fifty two (1852)

Signed, sealed & delivered in presence of
the word "successors" being interlined in the
Habendum before execution, also "January"
being erased with a pen & "February" interlined
before execution, also the words "in one year after
date" being interlined before execution.
Nathaniel Searle

Elizabeth M. Eddy. (L.S.)
Adsur Eddy. (L.S.)
Ellen Eddy. (L.S.)

County of Providence Ss. In the City of Providence on this 23d day of February A.D. 1852. Then personally appeared the within named Elizabeth M. Eddy, Adsur Eddy & Ellen Eddy before me, and severally acknowledged the within Instrument by them signed, to be their free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded Feby 26, 1852, at 4.55 o'clk P.M.

Witness Albert Pabodie
City Clk

Banking House Providence Instn for Savings
Having received full payment and satisfaction we hereby cancel and discharge this mortgage deed. Witness our hands and seals corporate seal this 19th day of August A.D. 1862.
In presence of
Jno W Vernon

Providence Instn for Savings
S. C. Bledget Treas (L.S.)

Discharge Recorded August 19, 1862
Witness Samuel W. Brown City Clerk

Having received payment in full for the note within mentioned I do hereby cancel & discharge this Mortgage Deed. Witness my hand & seal May 2 1855.
In presence of
Albert Pabodie

John C. Fluhrer (L.S.)

To all People to whom these Presents shall come.

155

I, Christian Senft

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Christian Senft for and in consideration of the sum of Six Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

John C. Fluhrer, of Cranston, in the aforesaid County & State

the receipt whereof I do hereby acknowledge, and am, therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John C. Fluhrer his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said John C. Fluhrer his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate at the Northwesterly corner of Broad Street & Winsor Place, in said Providence. Bounded Southerly by Broad Street, on which it measures thirty feet. Westerly by Grand Lot of N. Barston, on which it measures Seventy six feet & ten inches. Northerly by Grand Lot of John L. Winsor, on which it measures thirty eight feet & four inches & Easterly by Winsor Place, on which it measures Sixty nine feet & one inch. Being the same Estate that was conveyed to this Grantor by Deed from Christopher C. Potter, Assignee of David L. Winsor, dated April 18 A.D. 1850 & recorded in the Grand Records of said City of Providence, in Book 117. page 313. Reference to said Deed being had.

And I, Johanne Senft, Wife of the said Christian Senft, for & in consideration of the aforenamed sum of Money paid my said Husband, do hereby Release, Relcase & forever Quitclaim, to the said John C. Fluhrer and to his Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John C. Fluhrer his Heirs and Assigns, forever, to his and to their only proper use, benefit and behoof forever. And I the said Christian Senft for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John C. Fluhrer his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John C. Fluhrer his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Christian Senft for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John C. Fluhrer his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I the said Christian Senft have made and executed my certain promissory Note, bearing even date with this Deed for the sum of Six hundred Dollars & payable to the said John C. Fluhrer, or order, in One year after date, with Interest payable annually.

Now Therefore, if I the said Christian Senft, or my Heirs, Executors, Administrators or any other person for me or them, shall well & truly pay or cause to be paid to the said John C. Fluhrer, or to his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force and virtue.

Furthermore, I, the said Christian Senft do hereby constitute & appoint the said John C. Fluhrer, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys irrevocable, with full power of substitution & revocation, for me & in my Name, & at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said

purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid, and on sale thereof (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said Sale from time to time) I do hereby authorize my said Attorney and Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such Sale & to the payment of the sums of Money due on the aforenamed promissory Note & secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying and confirming such Sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this First day of March A.D. One Thousand eight hundred and fifty two (1852)

Signed, Sealed and delivered
in presence of
Nathaniel Searle

Christian Senft. (L.S.)

Johanna Senft. (L.S.)

County of Providence ss. In the City of Providence on this First day of March A.D. 1852.
Then personally appeared the above named Christian Senft & Johanna & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Before me
Nathaniel Searle
Justice of the Peace.

Recorded March 1, 1852. at 11.55 o'clk A.M.

Witness

Albert Pabodie
City Clk

156

To all People to whom these Presents shall come.

We, Daniel K. Angell & Horace L. Angell, of Providence, in the County of Providence & State of Rhode Island, transacting business under the firm of D. K. Angell & Co.

Send Greeting. Know Ye, That We the said D. K. Angell & Co for and in consideration of the sum of Five hundred Dollars, to us in hand, before the ensealing hereof, well and truly paid by

Miss Jane M. Tripp, of North Providence in said County and State

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Jane M. Tripp her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Jane M. Tripp her Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House & other Improvements thereon, situate in the Northerly part of said City of Providence, & on the Westerly side of North Main Street, & is bounded, Easterly by said North Main Street, whereon it measures Forty feet & holding the width of Forty feet extends back Westerly One hundred feet, bounded Northerly on Land of Thomas Oldham, Westerly on Land of Stephen Randall and Southerly on a small strip of the ancient Turpin Garden or Caesar Estate.

123-76

And I, Martha B. Angell, Wife of the said Daniel K. Angell for & in consideration of a part of said sum of Money paid my said Husband, do hereby Remise, Release & forever Quitclaim to the said Jane M. Tripp, & her Heirs & Assigns, all my Right of Dower and Power of Thirds, in and to the above described premises.

(L.S.)

Witness my hand & seal this 1st day of March A.D. 1852.

Witness
George C. Comstock
Henry C. Williams

Martha B. Angell (L.S.)

Witness present at the signing the Husband & Wife
Before me
Geo. C. Comstock
Justice of the Peace

Recorded March 1, 1852. at 11.55 o'clk A.M.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Jane M. Tripp her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And We the said D. K. Angell & Co for us & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Jane M. Tripp her Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Jane M. Tripp her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said D. K. Angell & Co for us & for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Jane M. Tripp her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforegoing Deed is, that if We said D. K. Angell & Co. our Heirs, Executors or Administrators shall pay or cause to be paid Jane M. Tripp, her heirs, executors, administrators or assigns, the sum of Five hundred Dollars, in One year from the date of this Deed, with Interest on the same till paid, then the aforegoing Deed & also a certain promissory Note, bearing even date herewith, given by us to said Jane M. Tripp, for the sum aforesaid payable as aforesaid, shall be void, otherwise shall remain in full force.

Furthermore, We, said D. K. Angell & Co, do hereby constitute & appoint said Jane M. Tripp, her Heirs, Executors, Administrators & Assigns, our true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for us & in our stead, & in our Names, or in their own names, to sell at public Auction, first giving three weeks notice of such sale in one of the public Newspapers printed in said Providence, after breach of condition hereof, the premises aforesaid (We hereby authorizing our said Attorney to adjourn said sale from day to day) and for us & in our Names or in either of our said Attorneys names, to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in the premises. We do authorize our said Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & upon receipt

thereof to pay whatever may be due on said Note & Interest, & the expenses incident to such sale, paying over to us, or our legal Representatives all sums that shall be over & above the amount aforesaid. We hereby ratifying & confirming all that our said Attorney or Attorneys shall lawfully do in the premises & granting them all due authority herein.

In Witness whereof We have hereunto set our hands and seals, this First day of March A.D. Eighteen hundred & fifty two. (1852)

Signed, sealed and delivered
in presence of
Stephen Mcartin
Freelove Angell

Daniel K. Angell. (L.S.)
Horace L. Angell. (L.S.)
Martha B. Angell. (L.S.)

Providence Sc. In the city of Providence March 1 A.D. 1852.
Personally appeared before me, Daniel K. Angell and Horace L. Angell, Subscribers to the within Instrument, and severally acknowledged the same to be their free and voluntary Act & Deed.

Stephen Mcartin
Justice of the Peace.

Recorded March 1. 1852. at 2 3/4 oclk P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come. 157

I, Samuel J. Cole
of the City of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That I the said Samuel J. Cole
for and in consideration of the sum of Three hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by
The Providence Institution for Savings, a Corporation legally incorporated and established and transacting business in said City of Providence
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro. Ins. for Savings & their Successors Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Providence Institution for Savings their Successors Heirs and Assigns forever,

A farm or tract of Land of about Seventy five Acres, situate on the Easterly side of the Road leading from said Providence to Pawtucket, known as the River or Neck Road, in said City of Providence, being the same Farm devised by the last Will & Testament of Cyrus Cole to Andrew Cole, Eliza Cole & the Grantor, by the said Andrew & Eliza quitclaimed to me the Grantor by their Deede recorded in the Record of Deeds in said Providence, in Book Number Sixty nine (69) page One hundred and twenty two (122)

And I, Frances Hoole, Wife of the said Samuel J. Cole, in consideration of the sum paid as aforesaid, do hereby Remise, Release & forever Quitclaim unto the said Providence Institution for Savings their Successors and Assigns forever, all my Right of Dower in & to the aforesaid

We hereby cancel and discharge this Mortgage Deed having received Pay. the note herein named. Witness Hand & Seal March 5th 1856
In presence of Henry Dunning Asst.
Albert Pabodie } of Pro. Rhode Island

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pro. Ins. for Savings their Successors Heirs and Assigns, forever, to them and only proper use, benefit and behoof forever. And I the said Samuel J. Cole for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings their Successors Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Samuel Hoole for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Institution for Savings their Successors, Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is such, that whereas I the said Samuel Hoole, have this day made & executed my Negotiable promissory Note, bearing even date herewith & made payable to them the said Providence Institution for Savings, or order, in One year after date, with Interest payable semi annually, in advance, for the sum of Three hundred Dollars, ($300) payable at the Office of the Treasurer of said Institution.

Now therefore, if I the said Samuel Hoole, or my heirs, executors, administrators or assigns, or any other person for me or them shall well & truly pay, or cause to be paid at maturity, the aforedescribed Note, together with the interest thereon, according to the tenor thereof, then this Deed shall be void, but otherwise shall be & remain in full force & effect. Furthermore, We the said Samuel J. Cole & Frances Hoole, do hereby constitute & appoint the said Providence Institution for Savings, their Successors & Assigns, our true & lawful Attorney, irrevocable, with full power of substitution & of revocation for us & in our Names, or in their Name or Names, at any time in case default shall be made in the payment of said Note or of the semi annual Interest due thereon, & such default shall continue for the term of ten days, to sell at public Auction, all of our Right, Title & Interest in & to the premises aforesaid, or any part thereof, (the first giving, after the expiration of said term of ten days, twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, & in our Name, or in their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers

thereof, a good and sufficient Deed or Deeds of said premises, or of any part thereof, so as to vest in such purchaser or purchasers a full & absolute Estate in fee simple therein. And on sale thereof, hereby giving & granting unto our said Attorney full power & authority to continue or adjourn such sale from time to time. We do authorize our said Attorney to receive from the purchaser or purchasers thereof, the amount the same may be sold for, & after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof, to the payment of all the amount of principal & interest of said Note hereby secured (We hereby agreeing that in case of the sale of said premises or any part thereof, for default of the payment of said semi annual interest, the principal sum of said Note shall be deemed due & payable on the day of such sale) accounting to me the said Samuel Cole, my heirs & assigns for all sums over & above the amount thereof.

Furthermore it is agreed by & between the parties hereto that the Grantor shall will Keep & maintain Insurance upon the Dwelling House and other Buildings on said premises, in a sum not less than Dollars, & will assign the policy or policies of such Insurance to the Grantee, and in default thereof it shall be lawful for the Grantee, their Successors & assigns to effect such Insurance, & the premium or premiums paid for effecting the same, shall be a further lien upon said Mortgaged Premises, added to the amount of said Note, and secured by these Presents.

In Testimony whereof, We have hereto set our hands and seals (the words "payable at the Office of the Treasurer of said Institution" being first interlined on the condition) this Second day of March A.D. One Thousand Eight Hundred and fifty two (1852)

Signed, sealed and delivered
in presence of
Cyrus Cole
William M. Cole

Samuel J. Cole. (L.S.)

Frances S. Cole. (L.S.)

Providence County SS. Providence March 2d. 1852.

Then personally appeared before me the above named Samuel J. Cole, & acknowledged this Instrument by him subscribed, to be his free act and Deed.

Willard Sayles
Justice of the Peace

Recorded March 2. 1852, at 4 o'clk P.M.

Witness Albert Pabodie
City Clk

158

To all People to whom these Presents shall come.

I Owen Tarney of the City & County of Providence and State of Rhode Island

Send Greeting. Know Ye, That the said Owen Tarney for and in consideration of the sum of Eight hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Antonio Le Croit, of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Antonio Le Croit his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Antonio Le Croit his Heirs and Assigns forever,

A certain Lot of Land with the Buildings and Improvements thereon, situate on the Easterly side of Lime Street in said Providence, & bounded & described as follows, Viz: Westerly by said Lime Street & mean it measures Twenty four feet, then running Easterly bounding Southerly on Land formerly belonging to Stephen A. Davis Esqr. eight feet, then running Northerly bounding Easterly on Land formerly belonging to Stephen A. Davis Twenty four feet to a gangway, then running Westerly bounding Northerly on said Gangway, Thirty eight feet to said Street. Or however otherwise the same may be bounded or described it is the same Estate that was conveyed to Hugh & Owen Tarney by Deed from A. Dike, as Assignee of Stephen A. Davis, dated April 22d A.D. 1851, & recorded in the Land Records of said Providence, in Book No 124 page 97.

And I Susan Tarney, Wife of said Owen Tarney, Jr & in consideration of the aforenamed Sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim unto the said Antonio Le Croit, his Heirs and Assigns forever, all my Right of Dower and Power of Thirds, in & to the aforenamed property.

NOTE. (SEE DEED BOOK. No. 393 Page. 36

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Antonio Le Croit his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Owen Tarney for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Antonio Le Croit his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said. Antonio Le Croit his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Owen Tarney for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Antonio Le Croit his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

This Deed is subject to the following condition, namely. Whereas I the said Owen Tarney am indebted to the said Antonio Le Croit, by Four certain promissory Notes by me signed, bearing even date with this Deed, whereby I have promised the said Antonio Le Croit, or order, in the first Note Two hundred Dollars, One year from the date thereof to be paid with interest semi annually, in the second to pay him Two hundred Dollars, Two years from the date thereof with Interest semi annually, in the third to pay him or order Two hundred Dollars, Three years from the date thereof, with Interest semi annually, & in the fourth, to pay him or order Two hundred Dollars, Four years from the date thereof, with Interest semi annually. Now if I shall well & truly pay said Notes, at their maturity according to their tenor & effect, then this Deed shall be void;

And I hereby appoint the said Antonio Le Croit, his executors, administrators and assigns, my Attorneys, irrevocable, for me & in my Name, or in his or their Name or Names, to sell the premises aforesaid at public auction, & to make good & effectual Deed or Deeds thereof to the purchaser or purchasers, and to apply and appropriate the proceeds of such sale to the payment of all sums of Money due or owing from me on said Notes to him, at the time of said sale, & to pay over the balance of said proceeds to me, my heirs, executors, administrators or Assigns; provided however that no sales of said premises shall be made until after some one condition above mentioned shall be broken nor until such sales

shall have been notified at least six weeks after such condition broken in some one of the public Newspapers printed in the City of Providence.

In evidence whereof, We have hereunto set our hands & seals, this Fourth day of March A.D. Eighteen Hundred and fifty two.

Signed sealed and delivered
in presence of
H B Stevens
Willard Sayles

Orren Jarnay (L.S.)
Susan Jarnay. (L.S.)

Providence County Sc. Providence March 4th 1852.

Then personally appeared before me the above named Orren Jarney & acknowledged the forgoing Instrument by him signed to be his free Act and Deed.

Willard Sayles
Justice of the Peace.

Recorded March 4. 1852. at 3.50 o'clk P.M.

Witness

Albert Pabodie
City Clk

Entering Re-Assignment in full of the within Note, & surety cancel & discharge the within Mortgage Deed.
Witness my hand & Seal, this 23 day of May A.D. 1853.
Sylvester R Jackson (L.S.)
Recorded May 23 1853. at 2.45 o'clk P.M.
Witness Albert Pabodie City Clk

To all People to whom these Presents shall come.

159

I Niles B. Schubarth
of the City & County of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That I the said Niles B Schubarth
for and in consideration of the sum of Five Hundred Dollars. to me
in hand, before the unsealing hereof, well and truly paid by
Sylvester R Jackson of said City of Providence
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Sylvester R Jackson his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Sylvester R Jackson his Heirs and Assigns forever,

A certain Lot of Land, situate in the Northeasterly part of said City of Providence & bounded Southerly on Mary Street, whereon it measures Forty feet & containg the width of Forty feet, extends back Northerly from said Mary Street, Seventy eight feet one third of a foot on the Easterly line, & Seventy one feet on the Westerly line.

And I Elizabeth C Schubarth Wife of the said Niles B Schubarth, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release and Forever Quitclaim to the said Sylvester R Jackson & his heirs & assigns forever, all my Right of Dower and Power of Thirds, in and to the aforedescribed Premises.

Elizabeth C Schubarth (L.S.)
Witness
City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Sylvester R Jackson his Heirs and Assigns, forever, to his and to their only proper use, benefit and behoof forever. And I the said Niles B Schubarth for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Sylvester R Jackson his Heirs and Assigns, that at and before the unsealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Sylvester R Jackson his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Niles B Schubarth for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Sylvester R Jackson his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Niles B Schubarth have made & executed my certain promissory note bearing even date with this Deed, for the sum of Five hundred Dollars & payable to the said Sylvester R Jackson, or order in one year after date with Interest payable semi annually.

Now therefore if I the said Niles B Schubarth or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truely pay or cause to be paid to the said Sylvester R Jackson, his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue.

Furthermore I the said Niles B Schubarth do hereby constitute & appoint the said Sylvester R Jackson, his executors, administrators & assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to or unto any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers

a full and absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, on receipt thereof to apply & appropriate the same, to the payment of all the expenses attending such sale and to the payment of the sums of Money due on the aforenamed Note & secured by this Deed, Accounting to me for all sums of Money that shall be over & above the amount aforesaid & hereby ratifying and confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, in this Fourth day of March A.D. One Thousand Eight Hundred & fifty two (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle

N. B. Schubarth. (L.S.)

Elizabeth C. Schubarth. (L.S.)

County of Providence Sc. In the City of Providence in this 4th day of March A.D. 1852.
Then personally appeared the above named Niles B Schubarth before me, and acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded March 4. 1852 at 5.20 o'clock P. M.

Witness

Albert Pabodie
City Clk

I hereby cancel & discharge this Mortgage Deed
Witness my hand & Seal Sept 19 1856
In presence of
Albert Pabodie

Wm B. Greene

To all People to whom these Presents shall come.

160

I Jeremiah Baggott

of the City & County of Providence, in the State of & Rhode Island

Send Greeting. Know Ye, That I the said Jeremiah Baggott
for and in consideration of the sum of Fourteen hundred Dollars to me
in hand, before the ensealing hereof, well and truly paid by

John B Hennessey, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John B Hennessey his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said John B Hennessey his Heirs and Assigns forever,

A certain lot of land with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence, on the Southerly side & adjoining Hewell Avenue. Being the Northerly part of Lot No (16) Sixteen, in a Plat of Land surveyed & platted by Benoni Brockway April 16. 1856. Being the same premises that were conveyed to this Grantor the said John B Hennessey by Deed from John J Nichols, dated August 30. 1852 & recorded in the Land Records of said City of Providence, in Book 102. page 487, & conveyed by the said John B Hennessey to this Grantor, by Deed, dated, & recorded in said Land Records in Book 109, page 130. Reference to said Deed being had.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John B Hennessey his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Jeremiah Baggott for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John B Hennessey his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John B Hennessey his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Jeremiah Baggott for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John B Hennessey his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Jeremiah Baggott have made & executed my certain promissory Note, bearing even date with this deed, for the sum of Fourteen hundred Dollars & payable to the said John B Hennessey, or Order, in One year after date, with Interest payable semi annually.

Now Therefore, if I the said Jeremiah Baggott, or my Heirs, Executors, Administrators or any other person for me or them, shall well & truly pay or cause to be paid to the said John B Hennessey, his Heirs, or assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force & virtue.

Furthermore, I the said Jeremiah Baggott do hereby constitute & appoint the said John B Hennessey, his executors, administrators & assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note, or of the Interest due thereon, (in case the same remains due & unpaid), to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full

and absolute Estate in fee simple, in & to the premises aforesaid. And for me & in my Name, in sale thereof to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on said Note, & secured by this Deed, Accounting to me for all sums of Money that shall be over & above the amount aforesaid & hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys for the purposes aforesaid.

In testimony whereof I have hereunto set my hand & seal, on this Fifth day of March A.D. One Thousand Eight hundred and fifty two. (1852)

Signed sealed and delivered in presence of
Nathaniel Searle

Jeremiah Baggott. [L.S.]

County of Providence ss. In the City of Providence on this 6th day of March A.D. 1852. Then personally appeared the above named Jeremiah Baggott before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded March 8. 1852 at 11½ o'clk A. M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

161

I Benjamin M Burgess

of the City and County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Benjamin M Burgess for and in consideration of the sum of Four Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Allyn V Dike of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Allyn V Dike his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Allyn V Dike his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate on the Northerly side of Fountain Street, in said City of Providence, & bounded Southerly by Fountain Street, whereon it measures Eleven Feet & nine inches & holding that width extends back Northerly One hundred & twenty feet, bounded Easterly by Land of Mrs Holmes, Westerly by Land of Benjamin M Burgess, Northerly by Land of William E Richmond. Being the same Lot of Land that was conveyed to this Grantor by Deed from Benjamin M Burgess & Wife, dated February 12 A.D. 1852. Reference to said Deed being had.

And I Ann Eliza Burgess, Wife of the said Benjamin M Burgess, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim to the said Allyn V Dike & to his Heirs & Assigns forever, all my Right of Dower and Power of Thirds, in & to the aforedescribed premises.

Having received pay & in full for the Note mentioned on the back of this Deed, I do, by virtue of a transfer recorded on the back of this Mortgage, hereby cancel & discharge this Mortgage Deed. Witness my hand & seal June 2nd 1852. Albert Pabodie [L.S.]

Gilbert W Greene

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Allyn V Dike his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Benjamin M Burgess for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Allyn V Dike his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Allyn V Dike his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Benjamin M Burgess for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Allyn V Dike his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, To that whereas I the said Benjamin M Burgess have made & executed my certain promissory Note, bearing even date with this Deed for the sum of Four Hundred Dollars, & payable to the said Allyn V Dike, or order, in One year after date, with Interest, payable semi annually.

Now Therefore, if I the said Benjamin M Burgess, or my Heirs, Executors, Administrators, or any other person for me or them shall well & truly pay or cause to be paid to the said Allyn V Dike, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be and remain in full force and virtue.

Furthermore, I the said Benjamin M Burgess do hereby constitute & appoint the said Allyn V Dike, his Executors, administrators & Assigns, my true & lawful Attorney & attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the

same to be vest in said purchaser or purchasers a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for in receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on said Note & secured by this Deed, accounting to me for all sums of Money that shall be over & above the amount aforesaid, hereby ratifying & confirming such Sale as may be made by my said Attorney & Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, in this Eighth day of March A.D. One Thousand Eight hundred & fifty two (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle
Nancy Horner

Benjamin M. Burgess. (L.S.)
Ann E. Burgess. (L.S.)

County of Providence ss. In the City of Providence in this 8th day of March A.D. 1852. Then personally appeared the above named Benjamin M. Burgess before me and acknowledged the preceding Instrument by him signed, to be his free Act & Deed

Nathaniel Searle
Justice of the Peace.

Recorded March 8. 1852. at 1. 05 o'clk P.M.

Witness

Albert Pabodie City Clk

For and in consideration of the sum of Five hundred Dollars to me in hand well & truly paid by Geo W Greene, the receipt whereof is hereby acknowledged, I do hereby sell, assign and deliver to the said Greene, All my Right, title & interest in & to this mortgage Deed, with all the powers, rights, privileges & appurtenances, to him the said Green, his Heirs, Executors & Assigns.

Witness my hand & seal this 29th day of March 1852.

In presence of
J.N.D. Joslin

A.V. Dike. (L.S.)

Recorded May 20. 1852. at 10.20 o'clk A.M.

Witness

Albert Pabodie City Clk

Having received payment in full for the note within named I do hereby cancel & discharge this Mortgage Deed. Witness my hand & Seal Feb. 3d. 1853

In presence of
Albert Pabodie

John R. Burrows

To all People to whom these Presents shall come.

I Isaac Field of the City and County of Providence and State of Rhode Island Send Greeting. Know Ye, That the said Isaac Field for and in consideration of the sum of Five hundred & fifty Dollars to me in hand, before the unsealing hereof, well and truly paid by John R. Burrows, of the City and County of Providence and State aforesaid the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John R. Burrows his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said John R. Burrows his Heirs and Assigns forever,

One certain Lot of land situated on the West side of the River in said Providence, on the Northerly side of Harrison Street, being Lot Numbered Ninety seven (97) on a Plat of land belonging to the Grantor & others, which Plat is recorded in the City Records of the City of Providence, Reference thereto being had. Said Lot bounds Southerly on said Harrison Street, Forty feet; Easterly on Lot No 96 on said Plat, Eighty feet; Northerly on Lot No 118, on said Plat, Forty feet; and Westerly on Lot No 98, on said Plat, Eighty feet.

And I, Field, Wife of said Isaac Field, Jr. and in consideration of the sum paid my husband as aforesaid, do hereby Remise, Release and forever Quitclaim unto said John R. Burrows his Heirs and Assigns forever, all my Right of Dower, and Power of Thirds, in and to the aforedescribed and granted premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John R. Burrows his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Isaac Field for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John R. Burrows his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John R. Burrows his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Isaac Field for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John R. Burrows his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the above written Deed is, that whereas I the said Isaac Field am indebted to said John R. Burrows, in the sum of Five hundred & fifty Dollars, for which amount I have given him my promissory Note, bearing even date herewith & made payable to said John R. Burrows, or order, One year after date.

Now Therefore, if I the said Isaac Field, or any other person for me shall well & truly pay or cause to be paid, the Note aforesaid, when the same shall become due & payable, agreeable to the tenor thereof, then the above written Deed to be Null & Void & of no effect, otherwise to remain be in full force and virtue.

Furthermore, I the said Isaac Field, for myself, my heirs, executors & administrators, do hereby constitute & appoint said John R. Burrows, his executors, administrators & assigns, my lawful Attorney or Attorneys irrevocable, with power of substitution & revocation, for me & in my Name, or in his own name at any time after said Note shall become due & payable & remain unpaid, to sell at public Auction, first giving thirty days notice thereof in some one of the public Newspapers printed in said City of Providence, the Premises aforesaid, hereby giving my said Attorney or Attorneys or substitute, full power to adjourn said sale from time to time, at discretion, and for me & in my Name or in his own Name, to execute, seal & deliver to any person or persons who shall become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a good & absolute Estate in fee simple in the premises. And on

sale of said premises to receive of and from said purchaser or purchasers the amount the same shall be sold for, & upon receipt thereof to apply & appropriate the same to the payment of the sum due on said Note and secured by this Deed, first paying all expenses of every kind attending said sale; Accounting to me, my Heirs & Asigns for all sums over and above the amount aforesaid, hereby for myself, my Heirs, Executors & Administrators, ratifying & confirming such sale as may be executed by my said Attorney or Attornies & Substitutes for the purposes aforesaid.

In Witness whereof We have hereunto set our hands & seals this Eleventh day of March, in the year of our Lord, Eighteen Hundred and fifty two.

Signed, Sealed and delivered in presence of
Robert Knight

Isaac Field. (L.S.)
Sarah Ann Field. (L.S.)

Providence Sc. In the City of Providence this 11th day of March A.D. 1852.
Then the aforenamed Isaac Field personally appeared & acknowledged the foregoing written Instrument by him subscribed, to be his free Act and Deed.
Before me. Robert Knight
Justice of the Peace.

Recorded March 9. 1852. at 12 o'clk P.M.
Witness Albert Pabodie City Clk

To all People to whom these Presents shall come.

163

I, Peleg Hull.

of the City and County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That the said Peleg Hull for and in consideration of the sum of Thirteen hundred & twenty Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Samuel Slocum of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Samuel Slocum his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Samuel Slocum his Heirs and Assigns forever,

One lot of Land with all the Buildings & Improvements thereon, situate in the Southeasterly part of said City of Providence Bounded & described as follows, Beginning at a point Forty seven feet & an half feet Northeasterly from the Northeasterly line of Hospital Street, thence Southeasterly on a line parallel with said Hospital Street & Forty seven & an half feet Northeasterly therefrom Forty feet, thence Northeasterly Forty seven & an half feet, thence Northwesterly Forty feet & thence Southwesterly Forty seven & an half feet to the first point or place of beginning. It being the same Lot conveyed to me the Grantor by Deed from Joseph H. Humphreys, bearing date September 26 A.D. 1845. Also the Dwelling House & all other Improvements standing on the Easterly end of a Lot of Land, adjoining the Southerly line of the aforedescribed Lot. And also all my right, title and interest in & to the Lot of Land last above referred to, & which said Lot is thus bounded, Beginning at the Northeast corner of Hospital & South Streets, thence extending Northwesterly on said Hospital Street Forty feet, thence Northeasterly Ninety five feet, thence Southeasterly Forty feet to said South Street, thence on said South Street, Ninety five feet to the corner of said Streets, & the place of beginning. And I Sarah A. Hull, Wife of the aforenamed Peleg Hull, for & in consideration of the sum paid as aforesaid, do hereby Release and forever Quitclaim unto him the said Samuel Slocum, his Heirs & Asigns forever, all my Right of Dower and Power of Thirds in and to the aforegranted premises.

Having received payment & discharged the same as per Book No 131 Page 250 Cancelled & discharged this 13 day of March A.D. 1855
Witness my Hand & Seal Aug. 13 1855
In presence of Thos. H. Webb Notary Public
Alvin Taber By A. Watts Asst.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Samuel Slocum his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Peleg Hull for myself and for my promise and grant, to and with the said Samuel Slocum his Heirs, Executors and Administrators, do covenant Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Samuel Slocum his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I for myself and for my to him the said Samuel Slocum his Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to the said Peleg Hull or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always this Deed is upon this express condition That whereas I the aforenamed Peleg Hull have this day made & executed my certain Negotiable promissory Note, bearing even date herewith & made payable to him the said Samuel Slocum or order in One year from date, with Interest payable quarterly for the sum of Thirteen Hundred & twenty Dollars. Now therefore, if I the aforenamed Peleg Hull, or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid the aforenamed Note at its maturity, together with the Interest thereon, according to its tenor, then this Deed is to be void, but otherwise to be & remain in full force and effect. Furthermore, I the aforenamed Peleg Hull do hereby constitute & appoint the aforenamed Samuel Slocum, his Executors, Administrators & Asigns, my true and lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, or in his or their Name or Names at any time in case default shall be made in the payment of said Note, or of the quarterly yearly payments of Interest thereon, & such default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid, he or they first giving (after the expiration of said term of ten days) twenty days notice of such Sale in some one of the public Newspapers printed in said City of Providence & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed & such other Conveyance or Conveyances thereof, as shall vest in such purchaser or purchasers as full

& Title in and to said premises as is hereby conveyed, and on sale thereof (hereby giving and granting unto my said Attorney or Attorneys, full power & authority to adjourn said sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, and after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured, and accounting to me, my Heirs & Assigns for all sums over & above the amount thereof. I hereby ratifying & confirming such sale as may be made or caused to be made by virtue hereof.

In testimony whereof, We have hereunto set our hands & seals, this Ninth day of March, in the year of our Lord, One Thousand, Eight Hundred & fifty two (1852)

Signed, Sealed & Delivered in Presence of
Henry Martin, Witness to the
signature of Peleg Hull.
Mary Mc Cabe, Witness to the
signature of Sarah A. Hull

Peleg Hull. (L.S.)
Sarah A. Hull. (L.S.)

Providence County, SC. In Providence this Ninth day of March A.D. 1852.
Then Peleg Hull personally appeared before me & acknowledged the
preceding Instrument by him signed to be his free Act and Deed.
Henry Martin,
Justice of the Peace.

Recorded March 9. 1852, at 4.45 o'clk P. M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

164

I, Daniel O'Donnell of Providence, in the County of Providence, and State of Rhode Island & Providence Plantations

Send Greeting. Know Ye, That I the said Daniel O'Donnell
for and in consideration of the sum of Two Hundred Thirty two Dollars & fifty cents, to me
in hand, before the ensealing hereof, well and truly paid by

John Moore of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John Moore his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said John Moore his Heirs and Assigns forever,

One certain Lot of Land situated on the West side of the River in said Providence, on the Southerly side of Plane Street on the Southerly side of Cochituate Street & at the corner of said Streets, Bounding Northerly on said Cochituate Street, Thirty seven feet; Easterly on Land of Isaac Field as formerly his, Eighty seven feet. Southerly on Land of said Field or formerly his, Three feet & Westerly on said Plane Street, Eighty nine feet six inches; being a Easter Lot being the Southerly Lot as delineated on a Plat of House Lots situated on the Easterly line of said Plane Street, surveyed & platted for the Grantor by Almater & Schubarth April 19th 1845; which Plat is recorded in the City Clerks Office in said Providence. Reference thereto being had.

And I Bridget O'Donnell, Wife of said Daniel O'Donnell Jr & in consideration of the sum aforesaid paid to my said husband do hereby Remise, Release & forever Quitclaim unto the said John Moore, his Heirs and Assigns forever, all my Right of Dower and Power of Thirds, in & to said demised and granted premises.

Bridget O'Donnell (L.S.)

Signed, Sealed & Delivered in presence of
Peleg Hull
Sarah A. Hull

Providence County, SC. In Providence this Ninth day of March A.D. 1852.
Then Bridget O'Donnell wife of Daniel O'Donnell Jr personally appeared before me & acknowledged the
preceding Instrument by her signed to be her free Act and Deed.
Albert Pabodie
Notary Public

Recorded March 15. 1852.
Witness Albert Pabodie
Mary A. Moore

Having received payment for the Note within mentioned & hereby secured, I hereby release the Grantee from the Mortgage & discharge this Deed.
Witness my hand & seal this 6th day of March A.D. 1852
Witness Albert Pabodie
Mary A. Moore

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John Moore his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Daniel O'Donnell for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John Moore his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John Moore his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed. except a Mortgage for 50 Dolls to Hugh Mc Elwin

Furthermore, I the said Daniel O'Donnell for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John Moore his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforewritten Deed is, that if I the said Daniel O'Donnell, my heirs, Executors or administrators shall pay to said John Moore, his heirs, Executors, administrators or assigns, the sum of Two Hundred & thirty two Dollars & fifty cents, on or before the first day of May A.D. (1851) Eighteen hundred fifty one, together with Interest on the same till paid then the aforewritten Deed as also a certain Note bearing even date herewith, given by me to said Moore, for the payment of the sum aforesaid, with Interest at the time aforesaid, shall be void, otherwise shall remain in full force.

Furthermore, I the said Daniel O'Donnell do hereby constitute & appoint the said John Moore, his Executors, Administrators & Assigns, my true & lawful Attorneys, irrevocable, with full power to them & substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of said Note, to sell at public Auction (in case said Note remains due & unpaid) first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name or in his or their Name or Names to make, execute, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And on the

sale thereof, I do hereby authorize my said Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, and on receipt thereof to apply and appropriate the same to the payment of all the expenses attending such sale & to the payment of the sum due on said Note & secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid, & hereby ratifying & confirming such Sale as may be made by said Attorneys for the purposes aforesaid.

In Witness whereof, We have hereunto set our hands and seals, this Fourth day of July A.D. Eighteen Hundred & Fifty

Signed, sealed and delivered the word "Nine" being first interlined in presence of word "aforesaid" also interlined before the execution hereof. Charles Holden Jr. Witness to signature of Daniel O'Donnell. Charles Holden Jr. Witness to signature of Bridget O'Donnell

Daniel O. Donnell. (L.S.)

Bridget X O. Donnell. (L.S.)
mark

Providence Ss. City of Providence July Fourth A.D. Eighteen Hundred and Fifty. Then the within named Daniel O'Donnell acknowledged the within Instrument to be her voluntary act & deed.

Before me Charles Holden Jr. Justice of the Peace.

Recorded March 10. 1852. at 11. 10 o'clk A.M.

(Witness)

Know all Men. That I John Moore, the Mortgagee and Attorney within named in consideration of the sum of Two Hundred & forty seven 00/100 to me paid by Mary Moore of Providence, Rhode Island, do hereby sell & assign & convey unto said Mary Moore her heirs, executors, administrators & Assigns forever, all my right, title & interest, demand & claim in & to this Mortgage Deed, in & to all & singular the premises in said Deed described & conveyed & all sums of Money due on said Note; also all the power or powers granted me in said Deed, to be fully executed by said Mary Moore, her heirs, executors, administrators or assigns. To Have and to Hold the same premises to her said Mary Moore, her heirs, executors, administrators & assigns forever. Witness my hand & seal this thirteenth day of March A.D. Eighteen Hundred and fifty two.

Signed, sealed & delivered in presence of
Charles Holden Jr

John Moore. (L.S.)

Providence Ss. Providence March 13. 1852. Then John Moore acknowledged the aforegoing Instrument of transfer to be his free & voluntary act & deed.

Before me. Charles Holden Jr. Justice of Peace.

Recorded March 13. 1852. at 12 1/4 o'clk P.M.

Witness

Albert Pabodié
City Clk

Reading Water Providence Bank for Savings in Providence RI Savings assignment Mortgage Deed
Recorded & Examined this Mortgage Deed. Witness our hands & corporate seal this 12 day of September A.D. 1862.
Providence Inst for Savings (L.S.)
for pursuant of Mary Deeds
F. C. Bridges
Samuel H. Brown
Witness
Recorded Sept 12. 1862
Albert Pabodié City Clerk

To all People to whom these Presents shall come.

165

I Thomas W Haymard.

of the City of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Thomas W Haymard for and in consideration of the sum of Eleven Hundred Dollars. to me in hand, before the ensealing hereof, well and truly paid by The Providence Institution for Savings, a corporation legally incorporated and established and transacting business in said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro Ins for Savings their Successors Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Providence Institution for Savings, their Successors and Heirs and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate on the Northeasterly corner of Friendship & Foster Streets, in said City of Providence & bounded Northerly by Land belonging to said City, Easterly by Land of Benjamin Dyer & others. Southerly by said Friendship Street & Westerly by said Foster Street. Being the same Lot conveyed to me by Seth G Small by Deed dated March Eleventh A.D. Eighteen hundred & fifty two (1852)

And I Lucy W Haymard, Wife of the said Thomas W Haymard, in consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim unto them the Providence Institution for Savings, their Successors & Assigns, all my Right of Dower in & to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pro Institution for Savings their Successors Heirs and Assigns, forever, to and their only proper use, benefit and behoof forever. And I the said Thomas W Haymard for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors and their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings their Successors Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Thomas W Haymard for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Pro Institution for Savings their Successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And the condition of this Deed is such, that whereas I the said Thomas W Haymard have this day made and executed my certain Negotiable promissory Note, bearing even date herewith & made payable to the said Providence Institution for Savings, or order, in One year after date with Interest payable semi annually in advance for the sum of Eleven hundred Dollars, payable at the Office of the Treasurer of said Institution.

Now Therefore, if I the said Thomas W Haymard, or my Heirs, Executors, Administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid at maturity the aforedescribed Note, together with the interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise shall be & remain in full force & effect. And furthermore We the said Thomas W Haymard and Lucy W Haymard do hereby constitute & appoint the said Providence Institution for Savings, their Successors and Assigns, our true & lawful Attorneys, irrevocable, with full power of substitution & revocation, for us & in our Names, or in their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest thereon & such default shall continue for the term of ten days or breach shall be made in the conditions of Insurance hereinafter contained on the part of the Grantor to be performed & such breach shall continue for the term of ten days to sell at public Auction, all of our and each of our right, title and interest in and to the premises aforesaid, or any part thereof, they first giving, after

the expiration of said term of ten days, twenty days notice of said sale in some one of the public Newspapers printed in said City of Providence, and in our Names or in their Name or Names to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises or any part thereof, so as to vest in such purchaser or purchasers a full & absolute Estate in fee simple therein; And on sale thereof (hereby granting unto our said Attorneys full power & authority to continue or adjourn said sale from time to time) We do authorize our said Attorneys to receive from the purchaser or purchasers thereof, the amount the same may be sold for, & after the payment of all the Expenses incident to such sale or sales, to apply & appropriate the residue thereof, to the payment of the amount of principal and interest of said Note hereby secured (We hereby agreeing that in case of the sale of said premises or any part thereof for default of the payment of said semi annual Interest, or for breach of said conditions of Insurance, the principal of said Note shall be deemed due & payable on the day of such sale) accounting to me the said Thomas W Haymard, my heirs & assigns for all sums over & above the amount thereof, We hereby ratifying, approving & confirming such sale or sales as may be made or caused to be made by virtue hereof.

Furthermore it is agreed by & between the parties hereto that the Grantor shall & will keep & maintain Insurance upon the Dwelling Houses & other Buildings on said Lot in a sum not less than One Thousand Dollars, and will assign the policy or policies of such Insurance to the Grantee, and in default thereof it shall be lawful for the Grantee, their Successors or Assigns, to effect such Insurance, & the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents.

In testimony whereof, We have hereto set our hands and seals, this Twelfth day of March A.D. Eighteen Hundred and fifty two (1852)

Signed, sealed and delivered
in presence of
B. T. Yerrington
M A Yerrington

T. W. Haymard (S)
Lucy W. Haymard (S)

Providence County ss. Providence March 12th 1852.

Then personally appeared before me, the within named Thomas W Haymard & acknowledged this Instrument by him subscribed, to be his free act & deed

Willard Sayles
Justice of the Peace.

Recorded March 13. 1852. at 3/4 oclk P. M.

(word "due" interlined)

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

166

I, Thomas L. H. Creighton,

of the City and County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Thomas L. H. Creighton for and in consideration of the sum of Fifteen Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Allyn V. Dike of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Allyn V. Dike his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Allyn V. Dike his Heirs and Assigns forever,

Three certain Lots of Land all situated in the Easterly part of said City of Providence & are Lots Numbered (9) Nine (46) Forty six & (304) Three hundred & four, on a Plat of the Healey Estate & No 2.

Being three of the Lots of Land that were set off to this Grantor in the Division of the late Thomas Lloyd Healey.

Recorded to have been paid in full for this Mortgage Deed
Witness my hand & Seal Oct 22 1855
In presence of
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Allyn V. Dike his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Thomas L. H. Creighton for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Allyn V. Dike his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm the said bargained Premises, in manner as aforesaid. And that the said Allyn V. Dike his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Thomas L. H. Creighton for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Allyn V. Dike his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, that if I the said Thomas L. H. Creighton or my Heirs, Executors, Administrators or any other person for me or them, shall well and truly pay or cause to be paid to the said Allyn V. Dike, or to his Heirs or Assigns, all sums of Money that are now due and owing or that may hereafter be due & owing from me the said Thomas L. H. Creighton to him the said Allyn V. Dike, and shall also well & truly pay or cause to be paid all promissory Notes heretofore endorsed or guaranteed or that may hereafter be endorsed or guaranteed by the said Allyn V. Dike for me the said Thomas L. H. Creighton, according to the tenor thereof, & shall also indemnify and save harmless the said Allyn V. Dike, his heirs, Executors & administrators from all costs & damages that may accrue to him or them, for or on account of any promissory Note so endorsed or guaranteed as aforesaid, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue.

Furthermore, I the said Thomas L. H. Creighton do hereby constitute & appoint the said Allyn V. Dike, his Executors, Administrators & Assigns, my true & lawful Attorney & attorneys, irrevocable, with full power of substitution & of revocation for me & in my Name, at any time after the expiration of the day of payment of any sum of Money as due & owing as aforesaid, or at any time after the expiration of the day of payment of any Note so endorsed or guaranteed as aforesaid (in case the same remains due & unpaid)

to sell at public Auction or by private Sale, first giving ten days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, or any part thereof. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a fee & absolute Estate in fee simple, in & to the premises aforesaid or any part thereof. And on Sale thereof, I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such Sale & to the payment of the sums of Money due & owing as aforesaid & to the payment of the sums of Money that may be due & owing on any Note or Notes, endorsed or guaranteed as aforesaid; accounting to me for all sums of Money that shall be over & above the amount aforesaid, hereby ratifying & confirming such Sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, I have hereunto set my hand & seal on this Eleventh day of March A.D. One Thousand Eight Hundred fifty two. (1852)

Signed, Sealed and delivered
in presence of
the words "or by private Sale" first
interlined. Nathaniel Searle

Thos Lloyd Halsey Creighton (Seal)

County of Providence ss. In the City of Providence in this 12 day of March A.D. 1852.
Then personally appeared the above named Thomas Ll. H. Creighton before me and acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded March 13. 1852. at 4.20 o'clk P.M.

Witness
Albert Pabodie City Clk

To all People to whom these Presents shall come.

167

I William M.c Boren

of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said William M.c Boren
for and in consideration of the sum of Twenty eight Hundred Dollars to me
in hand, before the ensealing hereof, well and truly paid by
John Pitman and Edward D Pearce both of said City of Providence Trustees of the
Estate of Earl D Pearce

the receipt whereof I do hereby acknowledge, and am therewith fully, satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said John Pitman & Edward D Pearce & their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said John Pitman & Edward D Pearce their Heirs and Assigns forever,

Certain Lots of Land situated in the Southwesterly part of said City of Providence, on the Easterly side of Bridgham Street, together with the Five Dwelling Houses & other Buildings & Improvements thereon, said Lots together are bounded & described as follows Viz: Beginning at the Northwesterly corner of said Lots, at a point about one hundred & fifty two & a half feet from Broad Street (formerly Pawtuxet Street) & running along the line of Bridgham Street, Thirty seven one half feet to a Gangway leading to Land of Asel Steere, thence across said Gangway Twelve feet & then continuing along the line of said Street about Seventy five feet to the Southwesterly corner of said Lot where it joins Land of Chester Wood, thence turning a corner & running Easterly, bounded Southerly by said Woods Land & Land of Cyprian B Frieze, about Eight one half feet to Land of this Grantor, then turning a corner & running Northerly bounded Easterly by Grantors other Land, about Seventy five feet to the aforesaid Gangway, thence turning a corner & running Easterly bounded Southerly by Grantors other Land, about Forty eight & a half feet to Land of Asel Steere, thence turning a corner & running Northerly across said Gangway bounded Easterly by said Steeres Land, Twelve feet to Land of Henry Hazard, thence turning a corner & running Westerly bounded Northerly by said Hazards Land, about Thirty one feet, then turning a corner & running Northerly bounded Easterly by said Hazards Land, about Thirty seven & a half feet to Land of Hiram Barker, then turning a corner & running Westerly bounded Northerly by said Barkers Land & Land of George Blake, about Ninety eight feet to the first mentioned bounds. Being the same premises that were conveyed to Albert H Evans, by Deed from Albro Anthony, dated May 7. 1839, & recorded in the Land Records of said City of Providence in Book 38. page 300, & also by Deed from Mary T Sweeney, dated May 18. 1840, & recorded in the aforesaid Land Records in Book 39. page 145, & [redacted] to this Grantor by Deed from William Davis, dated February 24. A.D. 1852. Reference to all of said Deeds being had.

Releasing parties Mortgage dated March 4 1876 and discharge this Mortgage Dec 5
Witness my hand and seal March 4 1876
Edw D Pearce
Surviving Trustee
Witness
W. W. Williamson

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said John Pitman & Edward D Pearce Trustees as aforesaid & the Survivor of them their Heirs and Assigns, forever, to their and their only proper use, benefit and behoof forever. And I the said William M Boren for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John Pitman & Edward D Pearce Trustees as aforesaid the Survivor of them their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John Pitman & Edward D Pearce Trustees as aforesaid & the Survivor of them their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William M.c Boren for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said John Pitman & Edward D Pearce Trustees as aforesaid & the Survivor of them their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided however this Deed is made on the following especial condition Viz: Whereas the said William M Boren have made & executed his certain promissory Note, bearing even date herewith, wherein & whereby he has promised the said John Pitman & Edward D Pearce Trustees of the Estate of Earl D Pearce to pay them or their order, the sum of Twenty eight Hundred Dollars, Five years after date with Interest payable semiannually. And whereas the said William M Boren has covenanted & agreed, that he will at his own expence cause the premises at all times to be kept insured, against loss or damage by fire, so long as this Deed shall remain in force, to as great an amount as Three Thousand Dollars by Policies, to be assigned to the said Mortgagees for their benefit. Now Therefore if the said William M Boren, his heirs, executors, administrators or assigns, shall well & truly pay or cause to be paid unto the said John Pitman & Edward D Pearce, their executors, administrators or assigns the contents of the aforesaid Note, when the same shall become due & payable, according to the tenor & effect thereof, & shall pay or cause to be paid, the interest thereon, semi annually, & shall well & truly keep the Premises aforesaid, insured as aforesaid, for the benefit of the Mortgagees, to the amount above stated, then & in that case, this deed shall become Null & Void, otherwise, to remain in full force and virtue. Furthermore, I the said William M Boren do hereby constitute & appoint the said Trustees & the survivor of them, their Executors, administrators & Assigns, my true & lawful Attorney & attorneys, irrevocable, with full power of substitution & of revocation, for me & in my name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the interest due thereon (in case the same remains due & unpaid) or in case of any default in keeping Insurance upon

said premises & assigning the Policy thereof, as aforesaid, to sell at public Auction. First giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence the premises aforesaid. And for me & in my Name, or in the Name or Names of my said Attorney or Attorneys to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple, in & to the premises aforesaid, or any part thereof. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said Sale from time to time) I do hereby authorize my said Attorney & attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for and on receipt thereof, to apply & appropriate the same & the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed promissory Note & secured by this Deed. Accounting to me for all sums that shall be over & above the amount aforesaid, & hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid ~~& hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid~~.)

And I, Eliza A. Borden, Wife of the said William M. Borden in consideration of the premises do hereby Remise, Release & forever Quitclaim to the aforenamed Trustee & to their heirs & Assigns, all my Right of Dower & Power of Thirds in & to the aforedescribed premises.

In testimony whereof, We have hereunto set our hands & seals, in this First day of March A.D. One Thousand, Eight Hundred & fifty two. (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle
Robert Miller
Ambrose Barnaby

William M. Borden. (L.S.)
Eliza A. Borden. (L.S.)

County of Providence ss. In the City of Providence on this 11th day of March A.D. 1852. Then personally appeared the above named William M. Borden before me and acknowledged the within Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded March 15, 1852, at 11.25 o'clk A.M.

Witness: the words "shall well and truly pay or cause to be paid unto the said John Pitman & Edmund D. Pearce their Executors administrators or assigns," interlined and the repetition of a line & half above erased by

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I, Daniel M. Hale,

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Daniel M. Hale for and in consideration of the sum of One hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

William Andrews

of the City & County of Providence, in the State of Rhode Island

the receipt whereof do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said William Andrews his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said William Andrews his Heirs and Assigns forever,

All my right, title, interest, property, claim and demand in and to all the Estate bequeathed to me by my late Father Daniel Hale, situated in the City of Providence & North Providence, in the County of Providence & State of Rhode Island.

And I, Jennette Hale, Wife of the said Daniel M. Hale, for the consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release and forever Quitclaim to the said William Andrews & his Heirs & Assigns forever, all my Right of Dower and Power of Thirds, in & to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said William Andrews his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Daniel M. Hale for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said William Andrews his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said William Andrews his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Daniel M. Hale for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said William Andrews his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I, the said Daniel M. Hale have made and executed my certain promissory Note, bearing even date with this Deed, for the sum of One hundred Dollars, payable to the said William Andrews, or order, on demand, with Interest.

Now Therefore, if I, the said Daniel M. Hale, or my Heirs, Executors, Administrators, or any other person for me or them, shall well and truly pay or cause to be paid to the said William Andrews, his heirs or Assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be and remain in full force & virtue.

In Witness whereof, We have hereunto set our hands & seals, on this twenty fifth day of February A.D. One Thousand Eight Hundred and Fifty two. (1852)

Signed, sealed and delivered
in presence of
Benj.n E. Palmer
George Warren

Daniel M. Hale. (L.S.)
Jenette Hale. (L.S.)

State of Connecticut, County of Windham. In Brooklyn on this Eleventh of March A.D. 1852. Then personally appeared the above named Daniel M Keale before me. and acknowledged the foregoing Instrument by him signed to be his free Act and Deed.

Ariel Fuller
Justice of the Peace.

Recorded March 16. 1852. at 3.40 o'clk P.M.

Witness Albert Pabodie
City Clk

To all People to whom these Presents shall come.

169

I Samuel Slocum
of the City of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That I the said Samuel Slocum
for and in consideration of the sum of Twelve Hundred Dollars to me
in hand, before the ensealing hereof, well and truly paid by
The Providence Institution for Savings, an Institution legally incorporated and established
and transacting business in said City of Providence
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro Ins for Savings, their Successors Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Providence Institution for Savings, their Successors Heirs and Assigns forever,

A lot of Land with all the Buildings & Improvements thereon, situate on the Southwesterly corner of Power & Thayer Streets in said City of Providence, bounded Northerly on said Power Street, One hundred & ten (110) feet, Easterly on said Thayer Street, about Ninety (90) feet, Southerly partly on Land of Daniel Dailey & partly on Land of the Trustees of Ira Arnington, deceased, One hundred & ten (110) feet, & Westerly on Land of William & Samuel Foster, about Ninety (90) feet.

Being the same Estate conveyed to the Grantor by two Deeds, each bearing date May 21. A.D. 1845 one from William Foster recorded in the Record of Deeds in said City Providence in Book Number 95. page 108. & one from Samuel & William Foster recorded in said Records in Book 95. page 107.

And I Susan Slocum, Wife of the said Samuel, in consideration of the sum paid as aforesaid, do hereby Remise, Release & forever Quitclaim unto the said Providence Institution for Savings, their Successors & Assigns, all my Right of Dower in & to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pro Ins for Savings, their successors Heirs and Assigns, forever, to and their only proper use, benefit and behoof forever. And I the said Samuel Slocum for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings. their Successors Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Samuel Slocum for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Institution for Savings their successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is such, that whereas I the said Samuel Slocum have this day made & executed my Negotiable promissory Note, bearing even date herewith & made payable to the said Providence Institution for Savings, or order in Each year after date, with Interest payable semi annually in advance. for the sum of Twelve hundred Dollars ($1200) payable at the Office of the Treasurer of said Institution. Now therefore, if I the said Samuel Slocum or my heirs, executors, administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid at maturity, the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise shall be & remain in full force & effect. Furthermore, We, the said Samuel Slocum & Susan Slocum do hereby constitute & appoint the said Providence Institution for Savings, their Successors & Assigns, our true & lawful Attorneys, irrevocable, with full power of substitution & revocation for us & in our Names or in their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest due thereon, or breach shall be made of the conditions of Insurance hereinafter contained on the part of the Grantor to be performed, & such default or breach shall continue for the term of ten days, to sell at public Auction, all of our & each of our right, title & interest in & to the premises aforesaid or any part thereof, they first giving after the expiration of said

Rec'd May 22. 1852. The within described Mortgage is hereby fully paid, this Mortgage is therefore discharged.
Pro Ins for Savings
Henry Anthony, Treas

Recorded May 24. 1852
Albert Pabodie
City Clk

term of ten days, twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, & in our names or in their Name or Names, to make, execute seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises, or any part thereof, So as to vest in such purchaser or purchasers, a full & absolute Estate, in fee simple therein, And on sale thereof (hereby granting unto our said Attorneys full power & authority to continue or adjourn such sale from time to time) We do authorize our said Attorneys to receive from the purchaser or purchasers thereof, the amount the same may be sold for, & after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof, to the payment of the amount of principal & interest of said Note hereby secured, (We hereby agreeing that in case a Sale of said premises or any part thereof for default of the payment of the semi annual interest, or for breach of said conditions of Insurance, the principal of said Note shall be deemed due & payable on the day of such sale) Accounting to me, the said Samuel Slocum my Heirs & Assigns, for all sums over & above the amount thereof. We hereby ratifying, approving & confirming such Sale or Sales as may be made or caused to be made by virtue hereof.

Furthermore it is agreed by & between the parties hereto, that the Grantor shall & will keep & maintain Insurance upon the Dwelling House & other Buildings on said Lot in a sum not less than the amount due upon this Mortgage, & will assign the policy or policies of such Insurance to the Grantees; and in default thereof, it shall be lawful for the Grantees their Successors & Assigns, to effect such Insurance & the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents.

In testimony whereof, (the words "One hundred and ten, (110) feet," being first interlined in the description) We have hereto set our hands & seals, this Sixteenth day of March A.D. One Thousand Eight hundred and fifty two (1852)

Signed, Sealed & delivered in presence of
Witness to signature of Samuel Slocum
Gamaliel Leyman Dwight

Samuel Slocum. (L.S.)

to Susan Slocum. Mary A. Brown

Susan Slocum. (L.S.)

Providence Ss. In Providence on this Fifteenth day of March A.D. 1852.
Personally appeared Samuel Slocum, subscriber to the aforegoing & acknowledged the same to be his free & voluntary Act & deed.
Before me, Gamaliel Leyman Dwight
Justice of the Peace

Recorded March 16. 1852. at 4.25 o'clk P.M.:
Witness Albert Pabodie
City Clk

Mortgage Deed
Samuel Slocum &
Susan Slocum &
Edward S. Salisbury &
Lydia A. Salisbury
I hereby certify this instrument to be recorded
Witness my hand & seal
Jeremiah Knowles
Recorder

170

To all People to whom these Presents shall come.

We, Edward S. Salisbury and Lydia A. Salisbury, Wife of the said Edward S. Salisbury both of the City and County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That We the said Edward S. & Lydia A. Salisbury for and in consideration of the sum of Fifteen hundred & fifty Dollars, to us in hand, before the ensealing hereof, well and truly paid by

Benjamin F. Kendall of said City of Providence

the receipt whereof We do hereby acknowledge, and (we) therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Benjamin F. Kendall his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Benjamin F. Kendall his Heirs and Assigns forever,

Lots Numbers (18) Eighteen (19) Nineteen and the Northerly half part of Lot No (20) Twenty, on a Plat of House Lots in the Northerly part of said City of Providence, belonging to A. Dike and Seth Caddy and, surveyed & platted April 3. 1845 by Allwater & Schuttenth & recorded in the Land Records of the City of Providence, in Book of Plats No 2. page 12.

Being the same premises that were conveyed to this Grantor by Deed from Ephraim & Joanna S. Martin, dated March 16. A.D. 1852.

Reference to said Deed being had.

NOTE. SEE TRANSFER. BOOK 2 PAGE 502

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Benjamin F. Kendall his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Edward S. & Lydia A. Salisbury for ourselves & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Benjamin F. Kendall his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Benjamin F. Kendall his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Edward S. & Lydia A. Salisbury promise and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Benjamin F. Kendall his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Edward S. Salisbury have made & executed my certain promissory Note, bearing even date herewith, for the sum of Fifteen Hundred and fifty Dollars, & payable to the said Benjamin F. Kendall, or order in Five years after date with Interest payable semi annually. Now therefore, if I the said Edward S. Salisbury or my Heirs, Executors, Administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid to the said Benjamin F. Kendall, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be and remain in full force & virtue. Furthermore, We, the said Edward S. Salisbury and Lydia A. Salisbury, do hereby constitute & appoint the said Benjamin F. Kendall, his Executors, Administrators, & Assigns, our true & lawful attorney & attorneys, irrevocable, with full power of substitution, for us & in our Names at any time after the expiration of the day of payment of the aforenamed Note or of the interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for us & in our Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or

Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute estate in fee simple, in & to the premises aforesaid. And on sale thereof (hereby giving our said Attorney and Attorneys full power & authority to adjourn & continue said sale from time to time) We do hereby authorize our said attorney & attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed. Accounting to us for all sums of money that shall be over & above the amount aforesaid, hereby ratifying & confirming such sale as may be made by our said Attorney & Attorneys for the purposes aforesaid.

In Testimony whereof, We have hereunto set our hands and seals, in this Sixteenth day of March A.D. One Thousand Eight Hundred & Fifty two. (1852)

Signed, sealed and delivered in presence of
Nathaniel Searle

Edward S. Salisbury. (L.S.)

Lydia A (her mark) Salisbury. (L.S.)

County of Providence SS. In the City of Providence in this 16th day of March A.D. 1852.

Then personally appeared the above named Edward S Salisbury before me & acknowledged the preceding Instrument by him signed, to be his free Act & Deede.

And at the same time & place personally appeared the above named Lydia A Salisbury, Wife of the said Edward S Salisbury & was examined by me privily & apart from her said husband & after having had the preceding Instrument shown & explained unto her by me, she acknowledged unto me, that she understood the same, that it was her free Act and Deed, and she declared unto me, that she signed the same voluntarily & that she did not wish to retract the same.

Nathaniel Searle
Justice of the Peace

Recorded March 16. 1852 at 5.07 o'clk P.M.

Witness Albert Pabodie City Clk

171

To all People to whom these Presents shall come.

I Daniel O Donnell,

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Daniel O Donnell for and in consideration of the sum of Six Hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by

Hugh Mc Glin, of said City,

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Hugh Mc Glin his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Hugh Mc Glin his Heirs and Assigns forever,

One certain Lot of Land situated on the West side of the River in said Providence on the Easterly side of Kane Street & on the Southerly side of Cochrane Street at the corner of said Streets, bounding Northerly on said Cochrane Street Thirty seven Feet, Easterly on Land now or late of Isaac Field, Eighty seven Feet, Southerly on Land now or late of said Field, Three Feet & Westerly on said Kane Street, Eighty nine Feet six inches, being the same Lot which William A Howard conveyed to me by his deed dated the Seventh day of November A.D. 1849 & recorded in the Records of Deeds for said City, in Book No 115. page 241

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Mc Glin his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Daniel O Donnell for myself my promise and grant, to and with the said Heirs, Executors and Administrators, do covenant Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Mc Glin his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Daniel O Donnell for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Hugh Mc Glin his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Bridget O Donnell, Wife of said Daniel O Donnell, do hereby Remise, Release & forever Quitclaim unto him the said Hugh Mc Glin, his Heirs & Assigns, all my Right of Dower in & to the above conveyed premises.

This Deed is subject to the following condition, namely, If the said Daniel O Donnell shall pay and satisfy according to its tenor and effect a certain promissory Note, for the sum of Six Hundred Dollars, bearing even date with this Deed, signed by me and payable to said Hugh Mc Glin or order, in One year after its date, with Interest, then this Deed shall be void, otherwise in full force.

And I the said Daniel O Donnell do hereby constitute and appoint said Hugh Mc Glin, his heirs, executors, administrators & assigns, my true & lawful attorney or Attorneys, irrevocable, for me & in my Name or in his or their own Name or Names, to sell said premises at public Auction at any time after said Note shall fall due & remain unpaid, for the space of ten twenty days, he or they first giving at least three weeks notice of such sale in one of the public Newspapers printed in the City of Providence, and I do hereby authorize my said Attorney or Attorneys to make, execute in my Name or his or their own name or names, all suitable Deeds of said premises,

to receive the price thereof, to pay therefrom the Note aforesaid with incidental charges, & the balance of said price to pay over to me, my heirs, executors, administrators or assigns.
In Witness whereof, We have hereunto set our hands & seals this Ninth day of March A.D. One Thousand Eight Hundred and Fifty.

Signed sealed & delivered by said Daniel O Donnell in presence of me & also by the said Bridget O Donnell
Thos J Carpenter

Daniel O. Donnell. (Ls)
Bridget her X mark O Donnell. (Ls)

Providence Sc. Providence March 11. 1850.
Then the within named Daniel O Donnell personally came & acknowledged the within Instrument by him signed, to be his free act & deed
Before me. Benjamin N. Lapham
Justice of the Peace.

Recorded March 17. 1852 at 4. 45 o'clk P. M.
Witness
Albert Pabodie
City Clk

To all People to whom these Presents shall come.

172

I Joseph Sanford
of the City & County of Providence, and State of Rhode Island
Send Greeting. Know Ye, That I the said Joseph Sanford
for and in consideration of the sum of Five Hundred Dollars, to me in hand, before the unsealing hereof, well and truly paid by
William W. Hoppin, of said City, County and State
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said William W Hoppin his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said William W Hoppin his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situated on the Southerly side of Elm Street in said City of Providence & bounded Northwesterly on said Elm Street on which it measures Forty feet & extends back Southerly One Hundred & five feet to Land now & formerly belonging to Hannah Richmond & Mary W Gifford, Easterly on Land belonging to Ephraim Richmond & Westerly on Land belonging to Thomas Shaw, or however otherwise described, it is the same Lot of Land conveyed to the Grantor & Peleg C Sanford by John C Heap & Wife by Deed dated June 16 1847 & recorded in Book No 107 page 69 of the Records of Deeds in said City of Providence.

NOTE { SEE Real Est Mtg BOOK No. 722 Page 191 For Discharge

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said William W Hoppin his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Joseph Sanford for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said William W Hoppin his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said William W Hoppin his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Joseph Sanford for myself my Heirs, Executors and Administrators, do covenant and engage the above demised Premises to the said William W Hoppin his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforewritten Deed is, that if I the said Joseph Sanford, my heirs, executors or administrators shall pay & discharge a certain promissory Note given by me to said William W Hoppin, bearing date March 9. 1852. payable Six Months after date for the sum of Five hundred Dollars, and also all Notes given in renewal of the same, or any part thereof, according to their tenor & effect, so as to save harmless & indemnify said William W Hoppin from all cost & damages which he may become liable for as Endorser of said Note or Notes, then this Deed to be void, otherwise to remain in full force and virtue.

Furthermore I do hereby constitute & appoint said William W Hoppin my lawful Attorney, irrevocable, for me & in my Name, at any time after the expiration of the time of payment of said Note or Notes, in case they shall remain unpaid, to sell at public Auction, first giving three weeks notice in some Newspaper published in said City of Providence, the premises aforesaid, and for me & in my Name, to execute, seal and deliver to any person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple in the premises. And on sale of said premises I do authorize my said Attorney to receive of from

the purchaser or purchasers thereof, the amount the same shall be sold for, & upon receipt thereof, to apply & appropriate the same to the payment of the amount that shall be due on the Note or Notes aforesaid, together with the interest & expenses on the same; accounting to me for all sums that shall be over & above the amount aforesaid. Hereby ratifying & confirming such sale as may be made by said Attorney for the purposes aforesaid.

And I, Sarah B Sanford, Wife of said Joseph for the consideration aforesaid, paid my said husband as aforesaid, do hereby Release, Release & forever Quitclaim to said William W Hoppin, his Heirs & Assigns forever, all my Right of Dower, in & to the aforedescribed premises.

In testimony whereof, We have hereunto set our hands & seals, this 17 day of March A.D. 1852.

Signed, sealed & delivered
in presence of
John T Hill
Jam's A. Dorrer

Joseph Sanford. (L.S.)
Sarah B. Sanford. (L.S.)

Providence Sc. City of Providence March 18. 1852.

Personally appeared the within named Joseph Sanford & acknowledged the within Instrument by him signed, to be his free voluntary Act & Deed.

Before me Henry Howard
Justice of the Peace.

Recorded March 18. 1852. at 12.55 o'clock P. M.

Witness Albert Pabodie
City Clk

I hereby cancel and discharge this Deed. Witness my hand and seal this 1. 1856

In presence of
Albert Pabodie

To all People to whom these Presents shall come.

173

I, David A. Brown,

of the City County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said David A. Brown for and in consideration of the sum of Three Hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by

Burnett W. Wheeler, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Burnett W. Wheeler his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Burnett W. Wheeler his Heirs and Assigns forever,

One equal undivided half part of a certain Lot of Land and of the Buildings & Improvements thereon, situate on the Northwesterly side of Randall Street, in the Northerly part of said City of Providence & bounding Southwesterly Forty feet on said Randall Street, Northwesterly on a Granny Seventy five feet, Northwesterly on Land now or formerly of the Heirs of Parson Hawkins & Southwesterly on Land of Stephen Randall, or however otherwise said Lot may be bounded, it is the same Estate conveyed to me the Grantor by Deed from Daniel Arnington, bearing date September 10 A.D. 1850. on Record in the City Clerks Office in said Providence in Book 132. of the Record of Deeds, page 54.

Said premises are subject to a Mortgage heretofore given by Daniel Arnington to Luther Angell, to secure the payment of the sum of Seven hundred Dollars and interest and subject to which said Mortgage.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Burnett W. Wheeler his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said David A. Brown for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Burnett W. Wheeler his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Burnett W. Wheeler his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said David A. Brown for myself and for my Heirs, Executors and Administrators, do covenant and engage the above demised Premises to him the said Burnett W. Wheeler his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents, excepting however from the preceding Covenants the aforesaid to Mortgage Deed. —

And I, Abby Brown, Wife of the aforenamed David A. Brown, for the consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim unto him the said Burnett W. Wheeler, his Heirs & Assigns forever, all my Right of Dower, in & to the aforegranted Premises.

Provided Always & this Deed is upon this express condition, That if the aforenamed David A. Brown or my Heirs, Executors or Administrators or any other person for me or them, shall well & truely pay or cause to be paid to him the said Burnett W. Wheeler or his Assigns, at the time & times that the same shall respectively become due & payable, all sums of Money that now are, or which may at any time within the term of Five years from the date hereof be due, owing or payable by or from me the said David A. Brown to him the said Burnett W. Wheeler, whether the same shall be due owing or payable by Note, Book Account, Memorandum Check or otherwise, then this Deed is to be void, but otherwise to be & remain in full force. Furthermore I the aforenamed David A. Brown do hereby constitute & appoint the aforenamed Burnett W. Wheeler, his executors, administrators & assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, or in his or their Name or Names, at any time, in

case default shall be made in the payment of any such sum or sums of Money as are hereby se-
cured, & such default shall continue for the term of Ten days, to sell at public Auction the premises
aforesaid. he or they first giving (after the expiration of said term of ten days) Twenty days notice of
such sale in some one of the public Newspapers printed in said City of Providence, & in my Name,
or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or
purchasers thereof, a good & sufficient Deed of said Premises, so as to vest in such purchaser or pur-
chasers as full a Title to said premises as is hereby conveyed, and on sale thereof (hereby giving
& granting unto my said Attorney or Attorneys full power & authority to adjourn said sale from time
to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers
thereof the amount the same shall be Sold for & after the payment of all the expenses incident to
such sale to apply & appropriate the residue thereof, to the payment of the amount due & payable to him
the said Bennett W Wheeler, from me the said David A Brown, hereby secured, (hereby declar-
ing that in case of a sale for the nonpayment of any or either of said sums of Money hereby se-
cured, all sums of Money hereby secured shall be deemed to be due & payable on the day of such
sale) and accounting to me my heirs or Assigns for all sums of Money over & above the amount
thereof. I hereby ratifying & confirming such sale as may be made or caused to be made by virtue
hereof.

In testimony whereof, We have hereunto set our hands & seals, this Eighteenth day of
March, in the year of our Lord, One thousand Eight hundred and fifty two. (1852)

Signed, sealed and delivered
in presence of
Job Winsor

David A Brown. (L.S.)

Abby C. Brown. (L.S.)

Providence County S. In Providence this Eighteenth day of March A.D. 1852.
Then David A Brown personally appeared before me & acknowledged the
foregoing Instrument by him signed, to be his free Act & Deed.

Henry Martin
Justice of the Peace.

Recorded March 18. 1852, at 2.40 o'clk P.M.

Witness and "all" erased by

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

174

We John B Howell of the City of New York
and Elizabeth Howell his Wife

Send Greeting. Know Ye, That We the said John & Elizabeth Howell
for and in consideration of the sum of Twenty five Hundred Dollars, to us
in hand, before the ensealing hereof, well and truly paid by

Smith Merry
of Smithfield County of Providence, State of Rhode Island

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Smith Merry his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Smith Merry his Heirs and Assigns forever,

All our interest in One undivided Fifth part (or other quantity) of all the Real Estate, situated on the North-
erly side of Charles Field Street, Eastward of Benn Street, in the City of Providence, State of Rhode Island &
that We are entitled to (or either of us) as Heir at Law or Devisee of Mrs Waite Smith, deceased, bounding
Easterly on Hope Street, Southerly on said Charles Field Street & Westerly on Land sold John Balder,
by Mrs Martha Howell, deceased. Also a Lot of Land on South Main Street, near
the Custom House, bounded as follows. Beginning at the Northwest corner thereof, & extending Easterly on
Land lately belonging to H. W. Bradford, dec, to Lands of Earl P. Mason, about One hundred and
eighty feet more or less, thence Southerly adjoining said Masons Lands Fifty five more or less to
said Masons South line of his estate, thence Westerly to South Main Street adjoining said John B
Howells Land (or lately belonging to him) One hundred eighty feet more or less, thence Northerly on Main
Street Fifty nine feet more or less, to place of beginning. Including in this Conveyance all the right,
title & interest in the above estate which the said Elizabeth Howell holds by Deed from the said John B
Howell made to her before her marriage to the said John B Howell.

(L.S.)

For certificate of transfer see Book 20 Page 53 and for release of dower see Book 20 Page 55
Witness my hand & seal May 20, 1865
Chas. L. Clarke
Notary Public

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Com-
modities, to the same belonging, or in any wise appertaining to him the said Smith Merry his
Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said
John and Elizabeth Howell for ourselves and our Heirs, Executors and Administrators, do covenant
promise and grant, to and with the said Smith Merry his
Heirs and Assigns, that at and before the ensealing hereof We were the true, sole, and lawful owner of the above bargained
premises, and were lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of in-
heritance, in fee simple; and have in ourselves good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the
said bargained Premises, in manner as aforesaid. And that the said Smith Merry his
Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by
force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and
bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all
and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, execu-
tions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said John & Elizabeth Howell
for ourselves & our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises
to him the said Smith Merry his Heirs and Assigns, against the lawful claims
or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Nevertheless the condition of the aforewritten Deed is, that if We, the said John B & Elizabeth Howell
our heirs, executors, administrators or Assigns shall pay or cause to be paid to the said Smith Merry his Heirs, Ex-
ecutors, administrators or assigns, a certain Note bearing even date with these Presents given by us to the said
Smith Merry, for the sum of Twenty five hundred Dollars, (payable in One year with interest from the date
thereof) at the expiration thereof, then the aforewritten Deed shall be void, otherwise shall remain in full force.

Furthermore We, the said John B & Elizabeth Howell do hereby constitute & appoint said Smith
Merry, his Heirs or Assigns, our lawful Attorney, irrevocable, for us & in our name, or in his own name, at his elec-
tion, at any time after Sixty days after the time when said Note shall become due & payable, not paid, to sell
at public Auction, the premises aforesaid (first giving Sixty days notice thereof in some one or more of the public
Newspapers printed in the City of Providence), and for us and in our Name, or in his own Name to execute,
seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a full & absolute
title, estate in fee simple, in the premises. And on sale of said Premises, We do authorize our said Attorney to
receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & upon receipt
thereof, to apply & appropriate the same to the payment of the sum due on said Note & secured by this Deed,
and expenses attending such sale, accounting to us our Heirs & Assigns for all sums that shall be over and

above the amount aforesaid. Hereby ratifying & confirming such sale as may be executed by our said Attorney for the purpose aforesaid.

In Witness whereof. We have hereunto set our hands and seals this Twenty eighth day of February A.D. 1852.

Signed sealed & delivered in presence of
the words "his heirs or assigns." being interlined
before the execution hereof. as also the words
"and expenses attending such sale." being also
first interlined before the execution hereof.
Signed sealed & delivered in presence of
Henry Martin

John D. Howell. (D)

Elizabeth Howell. (D)

Providence County S. In Providence this Third day of March A.D. 1852.

Then John D. Howell personally appeared before me & acknowledged the preceding Instrument by him signed to be his free Act and Deed. And at the same place and time Elizabeth Howell. Wife of the aforenamed John D. Howell also appeared before me, & being by me examined privily & apart from her said husband, & having the preceding Instrument shown & explained to her by me, she acknowledged the same to be her free Act and Deed, and at the same time declared to me that she did not wish to retract the same.

Henry Martin
Justice of the Peace.

Recorded March 22. 1852. at 9. 55 o'clk A.M.

Witness

Albert Pabodie
City Clk

Morning pce. free part of the rest. herein recited. & discharges this mortgage Deed
Witness my hand & seal Dec 26. 1853
In presence of
Chas. P. Williams
Augustus Y. Thurston

175

To all People to whom these Presents shall come.

I Gardner Pierce
of the City and County of Providence & State of Rhode Island
Send Greeting. Know Ye, That I the said Gardner Pierce
for and in consideration of the sum of Seven hundred Dollars. to me in hand, before the ensealing hereof, well and truly paid by
Augustus Y Thurston
of the City County of Providence, and State aforesaid
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Augustus Y Thurston his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Augustus Y Thurston his Heirs and Assigns forever,

One certain Lot of Land with all the Buildings & Improvements thereon, situated on the West side of the River in said Providence, on the Southerly side & adjoining Carpenter Street, bounded Northerly on said Carpenter Street, Ninety nine feet six inches, Easterly by Battery Street, Seventy eight feet. Southerly by Lot Numbered forty five (45) on a Plat of William C Richmonds Knight Farm, so called, Ninety feet; and Westerly by Lot Number forty four (44) on said Plat. Thirty eight feet six inches, being Lot No 46 on said Plat. with the addition of five feet running from South to North, than marked on said Plat, and being the same estate that was this day conveyed to me the Grantor by Deed from Benjamin D Chace, reference thereto being had.

And I. Alvira A. Wife of said Gardner Pierce, for & in consideration of the sum paid my husband as aforesaid, do hereby Remise. Release forever Quitclaim unto him the said Augustus Thurston, his Heirs and Assigns forever. all my Right of Dower & Power of Thirds, in & to the aforegranted premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Augustus Thurston his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Gardner Pierce for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Augustus Thurston his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Augustus Thurston his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Gardner Pierce for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Augustus Y Thurston his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the above written Deed is, that whereas I the said Gardner Pierce am indebted to said Augustus Thurston in the sum of Seven hundred Dollars. for which amount I have given him my promissory note. bearing even date herewith and made payable to said Augustus Thurston or order, three years after date, with interest annually.

Now Therefore, if I. the said Gardner Pierce or any other person for me shall well & truly pay or cause to be paid, the Note aforesaid, when the same shall become due & payable as aforesaid, both principal & interest & pay the interest annually agreeable to the tenor & effect of said Note, then the aforewritten Deed to be Null & Void & of no effect. otherwise to remain & be in full force and virtue.

Furthermore, I the said Gardner Pierce, for myself my Heirs. Executors & Administrators do hereby constitute & appoint said Augustus Thurston his Heirs. Executors, Administrators & Assigns, my lawful Attorney or Attorneys, irrevocable, with power of substitution & revocation. for me & in my name, or in his own name, at any time after said Note shall become due & payable & remain unpaid, to sell at public auction. first giving Sixty days notice thereof in some one of the public Newspapers printed in said Providence, the premises aforesaid, hereby giving my said Attorney or Attorneys or Substitutes full power & authority to adjourn said sale from time to time at discretion. and for me & in my name or in his own name, to execute, seal & deliver to any person or persons who shall become the purchaser or purchasers thereof. a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a good & absolute

Estate in fee simple, in the premises; and in case thereof, to apply & appropriate the net proceeds thereof, to the payment of the sum due on said Note & secured by this Deed, first paying all expenses of every kind attending said sale, accounting to me my heirs & assigns for all sums over & above the amount aforesaid. Hereby for myself, my heirs, Executors & Administrators ratifying & confirming such sale as may be executed by my said Attorney or Attorneys, or Substitute for the purpose aforesaid.

In Testimony whereof, We have hereunto set our hands and seals this Sixteenth day of March, in the year of our Lord, Eighteen hundred & fifty two.

Signed, Sealed & delivered in presence of
Robert Knight as to the signature
of Gardner Peirce
Benjamin Cornell
Mary W Cornell

Gardner Peirce. (L.S.)
Elvira A Peirce. (L.S.)

Providence Sc. In the City of Providence this 23 day of March A.D. 1852.
Then the aforenamed Gardner Peirce personally appeared & acknowledged the aforegoing written Instrument by him subscribed to be his free Act and Deed.
Before me, Robert Knight
Justice of the Peace.

Recorded March 23. 1852. at 6.35 o'clk P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

176

I, Stephen Bush
of the City & County of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That I the said Stephen Bush
for and in consideration of the sum of Twelve hundred Dollars, to me
in hand, before the ensealing hereof, well and truly paid by
Jonathan Pike, of said City of Providence
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Jonathan Pike his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Jonathan Pike his Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House and other Improvements thereon, situate in the Northerly part of said City of Providence & is laid out & bounded as Lot No (24) Twenty four, on a Plat of House Lots belonging to Wm Pike & Seth Padelford, surveyed & platted April 3. 1846. by Almeter & Schubarth, & is recorded in the Town Records of said City of Providence, in Book of Plats No 3 page 12. Being the same premises that were conveyed to this Grantor by Deed from the said Jonathan Pike, dated March 23. 1852. Reference to said Deed being had.

And I, Margaret Bush, Wife of the said Stephen Bush, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Release, Release & forever Quitclaim to the said Jonathan Pike, and to his Heirs and Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed premises.

I hereby cancel and discharge this Mortgage Deed & the note secured thereby. April 1. 1857
Witness Stephen Bush
Jonathan Pike

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Jonathan Pike his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Stephen Bush for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Jonathan Pike his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Jonathan Pike his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Stephen Bush for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Jonathan Pike his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I, the said Stephen Bush have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Twelve Hundred Dollars & payable to the said Jonathan Pike or order, in Five years after date with Interest payable semi annually.

Now Therefore if I, the said Stephen Bush or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, to the said Jonathan Pike or to his Heirs or Assigns, the aforenamed Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force and virtue.

Furthermore, I, the said Stephen Bush do hereby constitute & appoint the said Jonathan Pike, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note, or of the interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving Thirty days notice of such Sale in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid. And for me & in my Name, or in his or their Name or Names to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or

Deed of the same, so as to vest in said purchaser or purchasers, a full and absolute Estate in fee simple in & to the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney and Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed. Accounting to me for all sums that shall be over and above the amount aforesaid, hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

And it is further covenanted, That the said Grantor shall cause Insurance against loss or damage by fire, to be had & kept upon said Mortgaged property in a sum not less than Twelve hundred Dollars & assign the policy of such Insurance to the said Grantee, and in default thereof, the said Grantee may cause such Insurance to be had & kept upon said Mortgaged property, & the expenses thereof shall be a charge and lien upon said Mortgaged property, in addition to the Note herein before secured by this Deed.

In testimony whereof, We have hereunto set our hands & seals, on this Twenty third day of March A.D. One Thousand Eight hundred & fifty two (1852)

Signed, sealed and delivered in presence of
Mason Hathaway

Stephen Bush. (L.S.)
Margret Bush. (L.S.)

County of Providence SS. In the City of Providence on this 24th day of March A.D. 1852. Then personally appeared the above named Stephen Bush before me & acknowledged the preceding Instrument by him signed, to be his free act & deed

Nathaniel Searle
Justice of the Peace.

Recorded March 24. 1852. at 11.05 o'clk A.M.

Witness Albert Pabodie City Clk

To all People to whom these Presents shall come.

147

I, Horatio N. Angell.

of the City and County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Horatio N. Angell for and in consideration of the sum of Twelve hundred Dollars. to me in hand, before the ensealing hereof, well and truly paid by

George W. Angell, of Scituate, in the aforesaid County and State

the receipt whereof I do hereby acknowledge, and (do) therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said George W Angell his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said George W Angell his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situated in the Northwesterly part of said City of Providence & is Lot No (41) forty & part of Lot No (42) forty two, on a Plat of Land belonging to Stephen C Kinnyon & others on Federal Hill, bounded & described as follows. Viz; Commencing Forty feet from the Southeasterly corner of Battery Street on Broadway, & running Easterly & bounding Southerly on Broadway, Seventy five feet, more or less to Lot No (38) Thirty eight on said Plat, thence Northerly at Right Angles with Broadway & bounding Easterly on said Lot No 38, to Kinnyon Street, thence Westerly & bounding Northerly on Kinnyon Street to a Point Forty feet from Battery Street, thence Southerly to Point of beginning on Broadway. Being the same Lot of Land that was conveyed to this Grantor by Deed from James W Winsor, dated November 12. 1857, & recorded in the Land Records of said Providence, in Book 126. page 108. Reference to said Deed being had.

And I, Sarah R Angell, Wife of the said Horatio N. Angell, for and in consideration of the aforenamed sum of Money paid my said husband, do hereby Release & Quitclaim to the said George W Angell & to his Heirs and Assigns, all my Right of Dower and Power [redacted] rds, in & to the aforedescribed Premises.

I hereby cancel & discharge the within Mortgage Deed. Witness my hand and seal this July 27. 1857

In presence of
Albert Pabodie

George W Angell

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said George W Angell his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Horatio N Angell for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said George W Angell his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm the said bargained Premises, in manner as aforesaid. And that the said George W Angell his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said George W Angell his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Horatio N Angell have made and executed my certain promissory Note, bearing even date with this Deed, for the sum of Twelve hundred Dollars, & payable to the said George W Angell, or order in Ten years after date, with Interest payable annually.

Now Therefore, if I the said Horatio N Angell, or my heirs, executors, administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said George W Angell, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue. Furthermore, I the said Horatio N Angell do hereby constitute & appoint the said George W Angell, his executors, administrators & assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note, or of the interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in said City of Providence, the premises aforesaid, And for me & in my Name, or as his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple, in & to the premises aforesaid.

And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof the amount the same shall have been sold for on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of money due on said note & secured by this Deede. Accounting to me for all sums of money that shall be over and above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said attorney or attorneys for the purposes aforesaide.

In testimony whereof, We have hereunto set our hands and seals on this Fifteenth day of March A.D. One Thousande Eight Hundrede & fifty two. (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle

Horatio N. Angell. (L.S.)

Sarah R. Angell. (L.S.)

County of Providence Ss. In the City of Providence on this 20 day of March A.D. 1852.
Then personally appeared the above named Horatio N. Angell, before me & acknowledged the preceding Instrument by him signed to be his free act & deede.

Nathaniel Searle
Justice of the Peace.

Recorded March 27. 1852. at 2½ o'clk P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I, Thomas Davis 2d
of the City & County of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That I the said Thomas Davis 2d
for and in consideration of the sum of Fourteen hundred & seventy five Dollars to me
in hand, before the ensealing hereof, well and truly paid by

Lydia Davis, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Lydia Davis her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Lydia Davis her Heirs and Assigns forever,

A certain Lott of Land with a Dwelling House thereon, situate on the Southerly side of Point Street, in said Providence, on which it measures about Forty five (45) feet & extending back about Seventy eight (78) feet, being a portion of the Estate of my late Father, assigned to me in the Division thereof, to which reference may be had in the Records of said Providence. Book 9th page 248.

I hereby cancel & discharge this Mortgage to my satisfaction for the same therein named and secured. Witness my hand & Seal Nov 13 1855
In presence of
Edwin Metcalf

Thomas Davis 2d

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Lydia Davis her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And I the said Thomas Davis 2d for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Lydia Davis her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Lydia Davis her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Thomas Davis 2d for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Lydia Davis her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided however and this Deed is upon this especial condition, That if I the said Thomas Davis 2d my Heirs, Executors or Administrators shall well and truly pay or cause to be paid unto her the said Lydia Davis, her Executors, administrators or assigns, the sum of Fourteen hundred & seventy five Dollars, with Interest thereon, then this Deede shall be void, otherwise to be in full force and effect.

In testimony whereof, I have hereunto set my hand and seal, this Twenty ninth day of July, in the year of our Lord, One Thousand Eight Hundred and fifty

Signed, sealed and delivered
in presence of
Edwin Metcalf.

Thomas Davis 2d (L.S.)

The State of Rhode Island and Providence Plantations.
Providence Sc. In the City of Providence this twenty seventh day of October A.D. 1851. personally appeared Thomas Davis 2d & acknowledged the foregoing Instrument signed by him to be his free Act & deede
Before me. Edwin Metcalf. Justice of the Peace.

Recorded March 29. 1852. at 4.35 o'clk P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

179

I William Whipple Brown.
of the City County of Providence in the State of Rhode Island
Send Greeting. Know Ye, That I the said William Whipple Brown
for and in consideration of the sum of Twenty one hundred Dollars. to me
in hand, before the unsealing hereof, well and truly paid by
John C. Fluhrer of Cranston, in the aforesaid County and State

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John C Fluhrer his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said John C Fluhrer his Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House & other Buildings & Improvements thereon, situated in the Southerly part of said City of Providence, on the Northerly side of Planet Street, bounded & described as follows. Viz. Southerly by said Planet Street. Easterly by Lands of Tristam Burges. Northerly by Lands of Dea Silas W Richmond & Westerly by Land of Richard J Arnold. Being the Homestead Estate of Whipple Brown late of said City of Providence. deceased.

And I Maria A Brown. Wife of the said William Whipple Brown. Jr and in consideration of the aforenamed sum of Money paid my said husband. do hereby Remise. Release & forever Quitclaim unto him the said John C Fluhrer. & to his Heirs and Assigns forever. all my Right of Dower and Power of Thirds, in and to the aforedescribed Premises.

foreclosed in 161/364

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John C Fluhrer his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said William Whipple Brown. for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John C Fluhrer his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John C Fluhrer his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William Whipple Brown for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John C Fluhrer his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. To wit, whereas I the said William Whipple Brown have made executed, my certain promissory Note. bearing even date with this Deede. for the sum of Twenty one hundred Dollars. payable to the said John C Fluhrer, or order, in One year after date, with Interest, payable semi annually. Now Therefore, if I the said William Whipple Brown, or my heirs, executors, administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said John C Fluhrer, or to his Heirs or Assigns, the aforenamed Promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deede shall be null & Void. Otherwise to be & remain in full force & virtue. Furthermore. I the said William Whipple Brown. do hereby constitute & appoint the said John C Fluhrer. his executors, administrators & assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation. for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge and deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deede or

Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in Fee simple, in and to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said Sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for in ready money thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of money due on the aforenamed promissory Note & secured by this Deed. Accounting to me for all sums of money that shall be over & above the amount aforesaid & hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this thirtieth day of March A.D. One thousand, Eight hundred and fifty two (1852)

Signed, Sealed and delivered in presence of
Nathaniel Searle

William Whipple Dunn. (L.S.)
Maria T. Dunn. (L.S.)

County of Providence ss. In the City of Providence on this 30 day of March A.D. 1852. Then personally appeared the above named William Whipple Dunn before me, & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of Peace.

Recorded March 30, 1852. at 4 3/4 o'clk P. M.

Witness

Albert Babcock
City Clerk

To all People to whom these Presents shall come.

I, Thomas R Holden

of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Thomas R Holden for and in consideration of the sum of Fifteen Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Edwin H. Harris, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Edwin H Harris his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Edwin H Harris his Heirs and Assigns forever,

Five certain Lots of Land, all situated in the Northwesterly part of said City of Providence & are laid out & described as Lots Numbers (62) Sixty three (72) seventy two (73) seventy three (115) One hundred & fifteen and (117) One hundred & seventeen, on a Plat of the Holden Estate, in Providence & North Providence, surveyed and platted November 1850 by Cushing & Farnum & recorded in the Town Records of said City of Providence, in Book of Plats No 4. page 3. Reference to said Plat being had.

Being a portion of the several Lots of Land that was set off to this Grantor, in the Division of the Estate of my late Father, Thomas R Holden.

And I, Eliza F Holden, Wife of the said Thomas R Holden, for & in consideration of the aforenamed sum of money paid my said husband, do hereby Remise, Release & forever Quitclaim to the said Edwin H Harris & his Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed premises.

Providence Oct 2 1855. Having received pay in full the amount for which this Mortgage was given, I hereby cancel the same. Edwin H Harris
Witness A Babcock
Recorded Oct 11 1855 Attest A Babcock City Clerk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Edwin H Harris his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Thomas R Holden for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Edwin H Harris his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Edwin H Harris his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Thomas R Holden for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Edwin H Harris his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, To wit, whereas I the said Thomas R Holden have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Fifteen Hundred Dollars & payable to the said Edwin H Harris, or order, in one year after date with Interest payable semi annually.

Now Therefore, if I the said Thomas R Holden, or my Heirs, Executors, Administrators or any other person for me or them shall well & truly pay or cause to be paid to the said Edwin H Harris, or to his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be void & void, otherwise to be & remain in full force & virtue.

Furthermore, I the said Thomas R Holden do hereby constitute & appoint the said Edwin H Harris, his Executors, administrators & assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of Substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed Note or of the Interest thereon (in case the same remains due & unpaid), to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full

absolute Estate, in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, and to the payment of the sums of Money due on the aforenamed promissory Note & secured by this Deed. Accounting to me for all sums of money that shall be over & above the amount aforesaid. and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, in this thirty first day of March A.D. One Thousand eight hundred and fifty two (1852)

Signed, Sealed and delivered
in presence of
Nathaniel Searle
Henriette S Holden

Thomas R. Holden. (1)
Eliza S. Holden. (2)

County of Providence S. In the City of Providence in this 31 day of March A.D. 1852.
Then personally appeared the above named Thomas R Holden before me & acknowledged the foregoing Instrument by him signed to be his free act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded April 1. 1852. at 10.40 o'clk A.M.

Witness the word "due" erased and the word "been" and "of all the expenses attending such sale and to the payment" interlined by

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

181

I John F. Chapin.
of the City & County of Providence, in the State of Rhode Island
Send Greeting. KNOW YE, THAT I the said John F Chapin
for and in consideration of the sum of Six Thousand Dollars, to me
in hand, before the ensealing hereof, well and truly paid by
Paris Hill, William W Hoppin & Orray Taft, Trustees, all of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Paris Hill, W W Hoppin & Orray Taft Trustees their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Trustees their Heirs and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate on Abrn Street, in the Westerly part of said Providence & bounded & described as follows, to wit; Beginning on Abrn Street, at a point One hundred & fifty feet Northerly from Washington Street, thence running Westerly parallel with said Washington Street, Eighty two feet more or less to Walker Street, thence running Northerly on the Easterly side of said Walker Street, Sixty two feet more or less to Fountain Street, thence running Easterly on said Fountain Street, Sixty five feet more or less to Abrn Street, thence running Southerly on said Abrn Street, Seventy one feet more or less to the first mentioned place of beginning. It being the same Estate that was conveyed to the Grantor by Deed from Jabez C Knight dated March 12. 1852, & recorded in the Records of Deeds for said Providence in Book No. page

Having received pay in full for the within named Mortgage Deed. Witness our hands. Paris Hill, William W Hoppin, Orray Taft, Trustees

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Trustees their Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said John F Chapin for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Hill, Hoppin & Taft, Trustees their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Paris Hill, W W Hoppin & Orray Taft, Trustees their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John F. Chapin for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Paris Hill, W W Hoppin & Orray Taft, Trustees, their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided always and this Deed is upon this express condition, that whereas I the aforenamed John F Chapin have this day made my negotiable promissory Note, bearing even date herewith & made payable to them the said Paris Hill, William W Hoppin & Orray Taft Trustees, or order, in Five years from date, for the sum of Six Thousand Dollars, with Interest annually;

Now Therefore, if I the aforenamed John F Chapin or my heirs, executors or assigns or any other person or persons for me or them shall well & truly pay or cause to be paid at maturity the aforedescribed Note, together with Interest due thereon, then this Deed shall be void, otherwise to be & remain in full force & effect.

And it is agreed by and between the Parties hereto that the Grantor shall and will keep and maintain Insurance upon the Dwelling House and other Buildings on said Lot, in a sum not less than Twenty Five Hundred Dollars, and assign the policy or policies of such Insurance to the Grantees, and in default thereof it shall be lawful for the Grantees, their heirs, executors, administrators and assigns to effect such Insurance, and the premium & premiums paid for effecting the same, shall be a further lien upon said Mortgaged premises, added to the amount of said Note, and secured by these Presents.

In testimony whereof, I have hereunto set my hand and seal, this First day of April, A.D. Eighteen Hundred and fifty two.
Signed, sealed and delivered
in presence of
C.D. Vinton

John F. Chapin. (L.S.)

Providence Sc. In the City of Providence this First day of April A.D. Eighteen hundred fifty two. Then the above named John F Chapin personally appeared before me & acknowledged the preceding Instrument by him signed to be his free act and Deed.
C.D. Vinton. Justice of the Peace.

Recorded April 1. 1852. at 12. 05 o'clock P.M.

Witness

Albert Babcock
City Clk

182

To all People to whom these Presents shall come.

I, Daniel N Morse, of the City & County of Providence

Send Greeting. Know Ye, That I the said Daniel N Morse for and in consideration of the sum of Eight Hundred Dollars in hand, before the ensealing hereof, well and truly paid by

Frank Mauran of said Providence, Trustee

the receipt whereof I do hereby acknowledge, and me therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Frank Mauran his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully, and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Frank Mauran his Heirs and Assigns forever,

A certain Lot of Lands situated on the Southerly side of Meeting Street in said Providence, bounding Northerly on said Meeting Street about Ninety seven feet and extending back from said Street about Ninety six feet, together with two of the Dwelling Houses, the one situated on the Northeast & the other on the Southeast corner of said Lot, there being two other Dwelling Houses not intended to be conveyed by this Deed, Said Lot is the same Estate purchased by the said Daniel N Morse of Mary Allen, G.A. Allen, Peleg Rhodes, Sarah B Rhodes & Ann Augusta Allen, by Deed bearing date the Twelfth day of September A.D. 1833, which said Deed is recorded in Book 64 page 144 of the Records of the City of Providence. Reference to the same being made for a more particular description of the premises.

Hearing see full payment of the Note herein described, and hereby cancel & discharge this Mortgage Deed.
Witness my hand & seal this 29. March 1852
In presence of
C.D. Williamson

Frank Mauran Trustee

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Frank Mauran Trustee his successors Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Daniel N Morse, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Frank Mauran, his successors Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in myself good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Frank Mauran his successors & Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make **void this present Deed.**

Furthermore, I the said Daniel N. Morse for myself & my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Frank Mauran & his successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Nevertheless, that if the said Daniel N Morse, his Heirs, Executors or administrators pay to the said Frank Mauran, Trustee, his Successors, Heirs, Executors or Administrators, the sum of Eight Hundred Dollars, with interest within three years of the date of this Deed, as also a certain promissory Note, bearing even date with these Presents, given by the said Daniel N Morse to the said Frank Mauran, Trustee, pay the same sum at the time aforesaid, shall be void, otherwise shall remain in full force.

Furthermore, I the said Daniel N Morse do hereby constitute and appoint the said Frank Mauran my true & lawful Attorney for me and in my Name and Stead, in his said capacity as Trustee, at any time after the expiration of Sixty days from the time when said Note shall become due & remain unpaid to sell and dispose of said Estate by public Auction, first giving notice thereof, by publishing the same for the space of three days in one of the Newspapers in said Providence & a Deed or Deeds of the same by him so executed shall vest in the purchaser or purchasers thereof, a good & sufficient title to said Estate, and the said Frank Mauran shall apply the proceeds of said sale to the payment

of the expenses of the same and of the Note aforesaid, and shall pay over the balance remaining in his hands if any, to me the said Daniel W Morse, or to such person as I shall direct.

In Witness whereof, I have hereunto set my hand and seal, this 30th day of March A.D. 1852.

Signed, sealed & delivered in presence of
the word "Dollars" on first page between
23rd & 24th lines being first interlined
Charles W Greene
Witness Abby Smith

Daniel N. Morse. (L.S.)
Phebe A. Morse. (L.S.)

Providence ss. In the City of Providence the 30th day of March A.D. 1852.
Personally appeared said Daniel W Morse and acknowledged the above Instrument by him signed to be his free Act and Deed.
Before me. Charles W. Greene
Justice of the Peace.

Recorded April 3. 1852 at 9 1/2 o'clk A.M.

Witness

Albert Pabodie
City Clk

Know all men by these presents that I Daniel W Morse of the City of Providence in the County of Providence and State of Rhode Island am held and firmly bound unto Phebe A Morse of said City of Providence in the penal sum of Two Thousand Dollars to the payment of which well and truly to be made I bind myself my heirs executors and administrators firmly by these presents. Sealed with my seal. Dated the 30th day of March A.D. 1852.

The condition of this obligation is such that whereas the said Daniel W Morse has this day executed and delivered to the said Phebe A Morse his two promissory notes of even date herewith one for the sum of Thirteen hundred & fifty Dollars payable in six months from date with interest and the other for the sum of Thirteen hundred & fifty Dollars payable in twelve months from date with interest. Now if the said Daniel W Morse his executors administrators or assigns shall well and truly pay or cause to be paid to the said Phebe A Morse or to her heirs or assigns the aforenamed two promissory notes together with the interest thereon according to the tenor of said notes then this obligation shall be void otherwise to be and remain in full force & virtue.

Daniel N. Morse. (L.S.)

Signed sealed & delivered in presence of
Charles W Greene
Witness Abby Smith

me and in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge and deliver to any person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full and absolute Estate in fee simple in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys, full power and authority to adjourn & continue said sale from time to time), I do hereby authorize my said Attorney and Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed Two promissory Notes & secured by this Deede. Accounting to me for all sums that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by ~~my~~ our said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this Twenty fourth day of March A.D. One Thousand Eight hundred and fifty two. (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle
James Tucker Jr

Zachariah R. Tucker. (L.S.)
Hannah N. Tucker. (L.S.)

County of Providence Ss. In the City of Providence on this 3d day of April A.D. 1852.
Then personally appeared the above named Zachariah R Tucker & Hannah N Tucker & acknowledged the foregoing Instrument by them signed, to be their free Act and Deede

Before me
Nathaniel Searle
Justice of the Peace.

Recorded April 3, 1852. at 3 o'clk P. M.

Witness "our" erased and "my" interlined

Albert Pabodie
City Clk

To all People to whom these Presents shall come,

184

I, William Costigan

of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said William Costigan.
for and in consideration of the sum of Two Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

John Conners, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John Conners his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said John Conners his Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House and other Improvements thereon, situate at Fox Point in the Southerly part of said City of Providence, bounded & described as follows Viz:, Measuring Twenty five feet on a Gangway leading from Shamrock Street, & holding the width of Twenty five feet through-out, & ends back from said Gangway Forty feet. Being the same Premises that were conveyed to this Grantor by Deed from the said John Conners, dated April 3. 1852.

And I, Mary Costigan, Wife of the said William Costigan, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Release, Release and Forever Quitclaim to the said John Conners, & to his Heirs & Assigns forever, all my Right of Dower and Power of Thirds, in & to the aforedescribed Premises.

Recorded April 3. 1852. at 3 o'clk P. M.

Witness my Hand and Seal on this Tenth day of August A.D. 1853

Albert Pabodie
City Clerk

The within mentioned Debt satisfied for the Note herein named, & the hereby conveyed and discharge Mortgage Deed in full.

John X Conners
his mark

In Presence of
Henry Kelly

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John Conners his Heirs and Assigns, forever, to his use and behoof forever. And I the said Grantor for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John Conners his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John Conners his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William Costigan for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John Conners his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The proceeding Deed is upon this condition, For that-whereas I the said William Costigan have made & executed my Two certain promissory Notes, both bearing even date with this Deed, for the sum of One hundred Dollars each, payable to the said John Conners or order, by installments of Fifty Dollars a year until the whole sum is paid, with Interest annually.

Now Therefore, if I the said William Costigan or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, to the said John Conners, or to his Heirs or Assigns, the aforenamed Two promissory Notes, together with the Interest thereon, according to the tenor of said Notes, then this Deed shall be Null & Void, otherwise to remain in full force & virtue.

In Witness whereof, We have hereunto set our hands & seals, on this Third day of April A.D. One Thousand, Eight Hundred & fifty two. (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle

William Costigan. (L.S.)
Mary her X Costigan (L.S.)
mark

County of Providence ss. In the City of Providence April 3. 1852.
Then personally appeared the within named William Corrigan before me,
and acknowledged the within Instrument by him signed, to be his free Act & Deed.
Nathaniel Searle
Justice of the Peace.

Recorded April 6. 1852. at 9 3/4 o'clk A.M.
Witness
Albert Pabodie
City Clk

185

To all People to whom these Presents shall come.

I Christopher R Nichols.
of the City County of Providence in the State of Rhode Island
Send Greeting. Know Ye, That I the said Christopher R Nichols
for and in consideration of the sum of Four hundred & twenty five Dollars. to me
in hand, before the ensealing hereof, well and truly paid by
Giles M Nichols.
of Coventry in the County of Kent and said State of Rhode Island
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Giles M Nichols his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Giles M Nichols his Heirs and Assigns forever,

A certain Lot of Land situate in said City of Providence. Being the Lot Numbered (25) Twenty five on the Plat of the Golden Lands, said Lot lays on the South side of Friendship Street, & is Forty feet front & holding that width extends back Ninety five feet. Being the same Lot of Land that was conveyed to this Grantor by Deed from the said Giles M Nichols. dated April 5. A.D. 1852.
Reference to said Deed being made.

And I Ann Nichols. Wife of the said Christopher R Nichols. for and in consideration of the aforenamed sum of money paid my said husband. do hereby Release, Release & forever Quitclaim, unto the said Giles M Nichols. and to his Heirs and Assigns forever. all my Right of Dower & Power of in and to the aforedescribed Premises.

Having this day received payment for the Note herein mentioned & discharged the Mortgage Deed.
Witness my hand & seal April 15. 1852
Giles M Nichols
In presence of
Wm Williams

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Giles M Nichols his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Christopher R Nichols for myself & for my promise and grant, to and with the said Giles M Nichols his Heirs, Executors and Administrators, do covenant Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Giles M Nichols his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Christopher R Nichols for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Giles M Nichols his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I the said Christopher R Nichols have made & executed my three certain promissory Notes, all bearing even date with this Deed & all payable to the said Giles M Nichols or order. Viz, One Note for the sum of Twenty five Dollars, payable in One year after date with interest. One Note for the sum of Two hundred Dollars payable in Two years after date with interest payable annually, & one other Note for the sum of Two hundred Dollars, payable in Four years after date with interest payable annually. Now Therefore, if I the said Christopher R Nichols, or any person for me, shall well & truly pay or cause to be paid to the said Giles M Nichols, or to his Heirs or Assigns, the aforenamed three promissory Notes. together with the Interest thereon, according to the tenor of said Notes, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue. Furthermore, I the said Christopher R Nichols do hereby constitute & appoint the said Giles M Nichols his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed three promissory Notes, or of either of them, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver

to any person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple in & to the premises aforesaid. And on sale thereof, I do hereby authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same & the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed Three Promissory Notes & secured by this Deed, accounting to me for all sums of Money that shall be over and above the amount aforesaid, and hereby ratifying and confirming such sale as may be made by my said Attorney or Attorneys, for the purposes aforesaid. It is understood, that the said Christopher R Nichols may pay all or either of said Notes before the expiration of the day of payment thereof, if he pleases.

In Witness whereof, We have hereunto set our hands & seals, in this Sixth day of April A.D. One Thousand Eight hundred & fifty two. (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle

Christopher R. Nichols. (L.S.)

County of Providence ss. In the City of Providence in this 6th day of April A.D. 1852. Then personally appeared the above named Christopher R Nichols before me & acknowledged the preceding Instrument by him signed, to be his free Act & Deed.

Nathaniel Searle
Justice of the Peace.

Recorded April 6, 1852. at 11¼ o'clk A.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I, Lorenzo Vaughan
of the City & County of Providence and State of Rhode Island
Send Greeting. Know Ye, That I the said Lorenzo Vaughn
for and in consideration of the sum of Five hundred Dollars, to me
in hand, before the unsealing hereof, well and truly paid by
Abel Reynolds
of Johnston, in the County of Providence & State aforesaid
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Abel Reynolds his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Abel Reynolds his Heirs and Assigns forever,

A certain Lot of Land together with all the Buildings and Improvements thereon, situate in the Westerly part of said City of Providence, bounded & described as follows. Viz: Beginning at the Southwest corner of said Lot adjoining Land of Penn Street & of William Angell, & running thence Easterly with said Penn Street, Forty five feet, thence Northerly with Land now or formerly of John H. Joslin to Lands of A.B. Dike & others, thence Westerly on said Dike & others Land to Lands of said William Angell, thence Southerly with said Angells Land to the North line of said Penn Street. Said Lot is the West ends of Lots No 50 & 51 on the Plat.

Having received another Mortgage in place and discharge this Mortgage Deed, Providence June 17 1854
In presence of
Abel Reynolds
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Abel Reynolds his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Lorenzo Vaughn for me my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Abel Reynolds his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Abel Reynolds his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Lorenzo Vaughn
for me my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Abel Reynolds his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided however this Deed is executed upon this condition, That Whereas I said Lorenzo Vaughn have this day made & executed my certain promissory Note, wherein & whereby in three years after date for value received I promise to pay Abel Reynolds or order, Five hundred Dollars, with Interest.

Now Therefore, if I said Lorenzo Vaughn, my heirs or assigns shall well and truly pay said Note & Interest when the same shall become due & payable according to the tenor thereof, then this Deed shall be Null & Void, otherwise to be and remain in full force.

Furthermore I do hereby nominate, constitute and appoint him said Abel Reynolds, his Heirs & Assigns, my lawful Attorney or Attornies irrevocable, with full power & authority at any time after said Note said become due & payable, & the same remain unpaid, to sell said premises at public Auction, first giving thirty days public Notice of such sale by advertisement in one of the public Newspapers printed in the City of Providence. And on Sale thereof, to sign, seal, execute, acknowledge & deliver to the purchaser of said premises, a good & sufficient Deed thereof, and to receive of & from said purchaser the amount the same shall be sold for & apply it to the payment of said Note & Interest, & all the expenses incident to said sale, & the balance if any remain after said payments aforesaid, to pay the same, to me

or my legal Representative on demand. I hereby ratifying, confirming & approving of all acts legally done by my said Attorney or Attorneys, in the premises.

In Witness whereof.

I have hereunto set my hand and seal, this Ninth day of April A.D. Eighteen hundred and fifty two.

Signed Sealed & Delivered in presence of
Robert Wilson

Lorenzo Vaughn. (L.S.)

Providence Sc. In Johnston April 9th 1852. Personally appeared Lorenzo Vaughn and acknowledged the aforegoing Instrument by him signed to be his free Act and Deed. Sealed and Seal.

Before me, Robert Wilson.
Town Clerk.

Recorded April 9. 1852. at 9.25 o'clk A.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

187

We Patick Mc Donagh & Catharine Mc Donagh.

both of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That We the said Patick & Catharine Mc Donagh for and in consideration of the sum of Five hundred Dollars. to us in hand, before the unsealing hereof, well and truly paid by

Tabitha G. Budlong, of said City of Providence

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Tabitha G Budlong her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Tabitha G Budlong her Heirs and Assigns forever,

A certain Lot of Land situate in the Westerly part of said City of Providence and is laid out & described as Lot No (25th) Five hundred & thirty seven, on a Plat of the Eagle Steam Mills Estate, belonging to John Waterman & Co. at Olneyville, surveyed & platted October 18. 1848. by Alvarado & Schubarth.

Being the same Lot of Land that was conveyed to the said Grantors by Deed from Truman Beckwith & others. Trustees of John Waterman & Co. dated August 5th A.D. 1851.

Reference to said Deed being had.

Having received payment in full for the Note within named I do hereby cancel and discharge the same. Witness my hand and seal April 24 1854
Tabitha G Budlong.
In presence of
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Tabitha G Budlong her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And We the said Patrick Catharine Mc Donagh for ourselves & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Tabitha G Budlong her Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in & a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Tabitha G Budlong her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Patrick & Catharine Mc Donagh for ourselves & for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Tabitha G Budlong her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas the said Patrick Mc Donagh have made & executed his certain promissory Note, bearing even date with this Deed for the sum of Five hundred Dollars & payable to the said Tabitha G Budlong, or order, in One year after date with Interest payable semi annually.

Now Therefore, if the said Patrick Mc Donagh, or his heirs, executors, administrators, or any other person for him or them, shall well & truly pay or cause to be paid to the said Tabitha G Budlong, or to her Heirs or Assigns, the aforenamed promissory Note together with the interest thereon, according to the tenor of said Note, then this Deed shall be void & void, otherwise to be & remain in full force and virtue.

Furthermore We the said Patrick & Catharine Mc Donagh do hereby constitute & appoint the said Tabitha G Budlong, her Executors, Administrators & Assigns, our true & lawful Attorney & attorneys, irrevocable, with full power of Substitution & revocation for us & in our names, at any time after the expiration of the day of payment of the aforenamed Note, or of the Interest due thereon (in case the same remains due & unpaid), to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for us & in our Names & in her or their Name or Names to make, execute, seal, acknowledge & deliver to any person or persons, who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full

and absolute Estate in fee simple in & to the premises aforesaid. And in sale thereof We do hereby authorize our said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof the amount the same shall have been sold for. & on receipt thereof to apply & appropriate the same, to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed promissory Note & secured by this Deed. Accounting to us for all sums of Money that shall be over and above the amount aforesaid thereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys for the purposes aforesaid.

In Testimony whereof We have hereunto set our hands and seals, on this First day of April A.D. One Thousand Eight hundred & Fifty two (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle

Patrick his X mark Mc Donagh. (L.S.)

Catharine her X mark Mc Donagh. (L.S.)

County of Providence ss. In the City of Providence on this 2 day of April A.D. 1852.
Then personally appeared the above named Patrick Mc Donagh before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

And at the same time & place personally appeared the above named Catharine Mc Donagh, Wife of the said Patrick Mc Donagh & was examined by me privily & apart from her said Husband, after having made the preceding Instrument known and explained unto her by me, the acknowledged unto me that She understood the same, that it was her free Act & Deede & She declared unto me that she signed the same voluntarily and that she did not wish to retract the same.

Nathaniel Searle
Justice of the Peace.

Recorded April 9. 1852. at 10.20 o'clk A.M.

Witness word "one" erased "o" interlined

Albert Pabodie
City Clk

Transfer to Alden Rounds recorded in Book No 2 page 516

I Alden Rounds the Mortgagee within named, hereby acknowledge that I have received of Henry Reuches full payment of the Note named in and secured by the within Mortgage Deed and do therefore hereby cancel and discharge the same. Witness my hand & seal this 11th day of April 1855

Alden Rounds (L.S.)

In presence of
Wm Kimball

Recorded April 16 1855
Attest Pabodie
City Clk

188

To all People to whom these Presents shall come.

I Henry Reuches
of the City & County of Providence in the State of Rhode Island
Send Greeting. Know Ye, That I the said Henry Reuches
for and in consideration of the sum of Twelve hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by
William B Kimball
of Windsor, in the County of Windham & State of Connecticut
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said William B Kimball his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said William B Kimball his Heirs and Assigns forever,

One Lot of Land with a Dwelling House & other Buildings & Improvements thereon, situate in the Westerly part of said City of Providence, being Lot Number 88 (eighty eight), on the Plat of the Field Purchase (so called) & which said Plat is on Record in the City Clerks Office in said Providence.

Said Lot fronts & forms the Southeasterly Corner at the Crossing of Elm & Hospital Streets, and measures Forty feet on Elm Street, & One hundred feet on Hospital Street, containing the width of Forty feet from the North to the South line of said Lot, & is the same Estate conveyed to me, the I granter by Deed from Ariel B Thurston Jr. bearing date February 24. A.D. 1852, & which said Deed is also on Record in said Office in Book 126. of the Record of Deeds, page 146.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said William B Kimball his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Henry Reuches for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said William B Kimball his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said William B Kimball his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Henry Reuches for myself and for me Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said William B Kimball his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always and this Deed is upon this express condition, That Whereas I the aforenamed Henry Reuches have this day made & executed my certain negotiable promissory Note, bearing even date herewith, and made payable to him the said William B Kimball or order in Three years from date with Interest payable semiannually, for the sum of Twelve hundred Dollars. Now Therefore, if I the aforenamed Henry Reuches, or my Heirs, Executors or Administrators or any other person for me or them, shall well & truly pay or cause to be paid, the aforenamed Note, at its maturity, together with the Interest thereon, according to the tenor thereof, then this Deed is to be void, or otherwise to be & remain in full force & effect.

Furthermore I the aforenamed Henry Reuches do hereby constitute & appoint the aforenamed William B Kimball, his Executors, Administrators & Assigns, my true & lawful Attorney or Attorneys irrevocable, with full power of substitution & revocation, for me & in my name, or in his or their name or names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest thereon, & such default shall continue for the term of Ten days, to sell at public Auction, the premises aforesaid, he or they first giving, (after the expiration of said term of ten days) twenty days notice of such sale, in some one of the public Newspapers printed in said City of Providence, and in my name, or in his or their name or names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient

Deed of said premises, so as to vest in such purchaser or purchasers a full & perfect Title in & to said premises. And on sale thereof (hereby giving & granting unto my said Attorney or Attorneys full power & authority to adjourn said sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the amount the same shall be sold for, & after the payment of all the expenses incident to such sale to apply & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured. hereby declaring that in case of a sale for the nonpayment of said semi annual Interest, the principal sum of said Note shall be deemed to be due & payable on the day of such sale, and accounting to me my heirs or Assigns for all sums over & above the amount thereof. I hereby ratifying & confirming such sale as may be made by virtue hereof. for causes to be made

And furthermore it is agreed by & between the parties hereto, that the Grantor shall & will keep & maintain Insurance upon said Dwelling House & other Buildings, to a sum not less than Fourteen Hundred Dollars & assign the policy of such Insurance to the Grantee as further security for the payment of said Note, and in default thereof it shall be lawful for the Grantee his Heirs or Assigns to effect such Insurance the premium & premiums by him or them paid for effecting the same shall be a lien upon said Mortgaged Premises, added to the amount of said Note & secured by these Presents. and that until default shall be made in the payment of said Note or of the semi annual Interest thereon, the Mortgagor his Heirs or Assigns shall have no right to enter & take possession of said premises.

In Witness whereof, I have hereunto set my hand and seal, this Sixth day of April, in the year of our Lords, One Thousand Eight Hundred and Fifty two (1852)

Signed sealed and delivered
in presence of
Henry Martin

Henry Benches (L.S.)

Providence County ss. In Providence this Ninth day of April A.D. 1852.
Then Henry Benches personally appeared before me, & acknowledged the preceding Instrument by him signed to be his free Act and Deed.

Henry Martin
Justice of the Peace

Recorded April 9. 1852. at 12.20 o'clk P.M.

Witness, word "fronts" & "the" erased
"or caused to be made"
interlined

Albert Pabodie
City Clk

Recorded Oct 17 1855
Albert Pabodie
City Clerk

Providence Oct 17, 1855 The Note described in the within
Deed having been paid in full as well as all sums secured by
the same, I hereby cancel & discharge the same.
Witness Geo. S. Whitman
Henry Whitman

To all People to whom these Presents shall come.

189

I Daniel O Donnell of the City County of Providence and State of Rhode Island Send Greeting. Know Ye, That I the said Daniel O Donnell for and in consideration of the sum of Three Hundred Dollars in hand, before the ensealing hereof, well and truly paid by Henry Whitman of the City County of Providence aforesaid the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Henry Whitman his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Henry Whitman his Heirs and Assigns forever,

A Lot of Land with all the Buildings and Improvements thereon, situated on the Easterly side of Plane Street, in said City of Providence, being Lot Number Six (6) on a Plat of Lots of Land on Plane Street, belonging to Wm A Howard Esq. surveyed & platted April 19th A.D. 1845 by Atwater & Schubarth, which said Plat is on Record in the City Clerks Office in said Providence in Book of Plats No 1 page 69.

Said Lot is bounded as follows. Westerly on said Plane Street (41) Forty feet. Southerly on Lot Number (7) Seven on said Plat. One hundred (100) feet. Easterly on Land, now or formerly of the late Henry Matherson Forty (40) feet, & Northerly on Lot Number Five (5) on said Plat One hundred (100) feet,

Being the same Lot conveyed to me by the said Wm A Howard by his Deed dated October 10th A.D. 1845. and recorded in the Records for Deeds in said City of Providence in Book Number Ninety nine (99) Page seventy (70)

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Henry Whitman his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Daniel O Donnell for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Henry Whitman his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Henry Whitman his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Daniel O Donnell for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Henry Whitman his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Bridget O Donnell, Wife of the said Daniel O Donnell, for and in consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim unto him the said Henry Whitman his heirs & assigns forever, all my Right of Dower & Power of Thirds, in & to the aforegranted premises.

The condition of the above Deed is, That whereas the said Daniel O Donnell has this day given to the said Henry Whitman, his promissory Note, bearing even date herewith, for the sum of Three hundred Dollars, payable at Bank, in Three Months from the date thereof, for value received, & payable to the order of the said Henry Whitman.

Now therefore, if the said Daniel O Donnell, his heirs, executors, administrators or assigns shall well & truly pay or cause to be paid said note, according to the tenor thereof, together with all Renewals of the same, then & in that case this Deed is to be void & of no effect, otherwise to be & remain in full force & virtue.

Furthermore, We the said Daniel O Donnell & Bridget O Donnell do hereby constitute & appoint the said Henry Whitman, our true lawful Attorney with full powers of substitution, for us & in our Names, or in his or their Names, in case of any default of the payment of the note aforesaid or any Renewals thereof, to sell the aforegoing described premises at public Auction, to the highest bidder, after first giving thirty days notice of the time & place of said sale, in some one of the public Newspapers published in said City of

Providence, and to appropriate the proceeds of said sale to the payment of the aforesaid Note, or such sum as may at that time be due & payable upon said Note, together with the Interest upon the same & all expenses attendant upon said sale, and to account with & pay over to me, my heirs, executors, administrators or assigns, the balance of the proceeds of said sale, should any remain, And We do hereby empower the said Henry Whitman, his substitute or substitutes for us & in our Names or his or their Names, to give to the purchaser of said premises in case of the sale thereof as aforesaid, a good & sufficient Deed or Deeds, so as to vest in said purchaser or purchasers the fee simple in said Estate, hereby ratifying, confirming & approving all that our said Attorney or his substitute may legally do by virtue hereof.

In Witness whereof, We have hereunto set our hands and seals, this Second day of April A.D. one Thousand Eight hundred and fifty two.

Signed, Sealed and delivered in presence of
James O'Donnell

Daniel O. Donnell. (L.S.)

Bridget her X mark O'Donnell. (L.S.)

Providence Sc. Providence April 3. 1852. Then personally came Daniel O'Donnell signer to the foregoing Instrument and acknowledged the same to be his free act and Deed

Before me, Benj. N. Isapham, Notary.

Recorded April 9. 1852, at 3.05 o'clk P. M.

Witness

Albert Pabodie City Clk

To all People to whom these Presents shall come.

190

I, Thomas Phillips

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Thomas Phillips for and in consideration of the sum of Three Thousands Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Menzies Street of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Menzies Street his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Menzies Street his Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House and other Buildings & Improvements thereon, situated on the Westerly side of Prospect Street in said City of Providence, & bounded & described as follows. Viz Easterly by Prospect Street, whereon it measures Fifty feet & holding the width of Fifty feet, extends back Westerly to Land of John A. Littlefield, bounded Northerly by Land of Robert H. Rhodes, Westerly by Land of John A. Littlefield & Southerly by other Lands of this Grantor.

And I Ann Phillips, Wife of the said Thomas Phillips, Jr. in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim to the said Menzies Street his Heirs and Assigns forever, all my Right of Dower and Power of Thirds in and to the aforedescribed Premises.

I hereby cancel & discharge this Mortgage Deed
Witness my hand & seal this 29. day of Aug. 1859
In presence of
Geo. Williams

Menzies Street (L.S.)

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Menzies Street his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Thomas Phillips for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Menzies Street his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Menzies Street his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Thomas Phillips for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Menzies Street his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Thomas Phillips have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Three Thousand Dollars, & payable to the said Menzies Street, or order, in Five years after date, with interest payable semi annually. Now therefore, if I, the said Thomas Phillips, or my Heirs, Executors, administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Menzies Street, or to his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force & virtue. Furthermore, I the said Thomas Phillips do hereby constitute & appoint the said Menzies Street, his executors, administrators & assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my name, at any time after the expiration of the day of payment of the aforenamed Note, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at Public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid, And for me & in my Name, or in his name, to make, execute seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers

thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney (Attorneys) full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and in receipt thereof to apply & appropriate the same & the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed Note secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid, & hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this Twenty seventh day of March A.D. One Thousand Eight Hundred and Fifty two (1852)

Signed, sealed & delivered
in presence of
Nathaniel Searle
Geo R Phillips

Thomas Phillips. (L.S.)
Ann Phillips. (L.S.)

County of Providence ss. In the City of Providence on this 2d day of March A.D. 1852. Then personally appeared the above named Thomas Phillips before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded April 9. 1852. at 5 o'clk P. M.

Witness word "promissory" interlined

Albert Paboodie
City Clk

To all People to whom these Presents shall come.

191

I Shubael H. Cady.

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Shubael H. Cady for and in consideration of the sum of Three Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by Betsey Andrews and Preston Bennet, both of said City of Providence, as Trustees of Sarah A. Aldrich, Wife of Robert Aldrich of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Betsey Andrews & Preston Bennet as Trustees, their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Betsey Andrews & Preston Bennet their Heirs and Assigns forever,

One certain Lot of Land with a Dwelling House and other Buildings and Improvements thereon, situate in the Southerly part of said City of Providence, bounded & described as follows, to wit. Bounding Northerly on Power Street on which it measures Fifty feet & holding the width of Fifty feet extends back to and bounds Southerly on Williams Street & is bounded Easterly partly on Land of William Field, & partly on Land of James Brown & Westerly on Land of Samuel Ames. It is the same Estate conveyed to me by Deed from John A. Townsend, bearing date May 5. A.D. 1847.

Having received payment in full for the within named Note, the same is hereby cancelled and discharged this 24 day of October 1855

Betsey Andrews
Preston Bennett Trustees

In presence of
Peter Calder

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Betsey Andrews & Preston Bennet as Trustees their Heirs and Assigns, forever, to them and to their only proper use, benefit and behoof forever. And I the said Shubael H. Cady for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Betsey Andrews & Preston Bennet as Trustees their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Betsey Andrews & Preston Bennet as Trustees, their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Shubael H. Cady for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Betsey Andrews & Preston Bennett as Trustees their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Sarah H. Cady, Wife of the said Shubael H. Cady, aforenamed, for in consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim unto them the said Betsey Andrews and Preston Bennet as Trustees as aforesaid, their Heirs & Assigns forever All my Right of Dower in & to the aforegranted premises.

Provided Always & this Deed is upon this express condition. That Whereas I the aforenamed Shubael H. Cady this day have made executed my certain Negotiable Promissory Note, bearing even date herewith & made payable to them the said Betsey Andrews & Preston Bennet as Trustees of Sarah A. Aldrich, Wife of Robert Aldrich, or order, in Three years after date, with Interest payable semi annually, for the sum of Three Thousand Dollars. Now therefore, if I the said Shubael H. Cady, or my Heirs, Executors or Administrators or any other person for me or them, shall well & truly pay or cause to be paid at maturity, the aforenamed Note, together with the Interest thereon, according to the tenor thereof, then this Deed is to be void, but otherwise to be & remain in full force & effect.

Furthermore I the aforenamed Shubael H. Cady do hereby constitute & appoint the aforenamed Betsey Andrews & Preston Bennet & the Executors, Administrators & Assigns of such Survivor, my true & lawful Attorney or Attornies, irrevocable, with full power of substitution

and of revocation for me & in my Name, or in their Name or Names, at any time in case default shall be made in the payment of said Note at maturity or of the Interest thereon according to the tenor of said Note, & such default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid, they first giving (after the operation of said term of ten days) twenty days notice of such sale in some one of the public News-papers printed in said City of Providence, and in my Name, or in their Name or Names to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed of said premises, so as to vest in such purchaser or purchasers a full & absolute Estate in fee simple therein, And on sale thereof, (hereby giving & granting unto my said Attorney or Attorneys full power & authority to adjourn said sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof to the payment of the amount due on said Note hereby secured, & whether in case of a sale for the non-payment of the interest due on said note, the principal sum shall have become due & payable, or otherwise, accounting to me for all sums over & above the amount thereof, hereby ratifying, approving & confirming such sale as may be made or caused to be made by my said Attorney or Attorneys for the purpose aforesaid, by virtue hereof.

In testimony whereof We have hereunto set our hands & seals, this Seventh day of April, in the year of our Lord, One Thousand Eight Hundred and Fifty two.

Signed, sealed and delivered in presence of
Henry Martin

Shubael H. Cady. (L.S.)
Sarah H. Cady. (L.S.)

Providence County, S. In Providence this Eighth day of April A.D. 1852
Then Shubael H. Cady personally appeared before me, & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.
Henry Martin
Justice of the Peace.

Recorded April 9, 1852. at 5. 10 o'clk P.M.
Witness (words "this day" interlined)
Albert Pabodie
City Clk

To all People to whom these Presents shall come.

192

I, Sophia Bliven,
of the City & County of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That I the said Sophia Bliven
for and in consideration of the sum of Twenty three hundred & seventy four Dollars, to me in hand, before the ensealing hereof, well and truly paid by
Elisha Dyer Vinton, of said Providence
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Elisha Dyer Vinton his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Elisha Dyer Vinton, in trust as hereinafter mentioned, his Heirs and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate in the Waterely part of said City of Providence, being Lot No One on the Plat of House Lots belonging to Gardner Williams & Wife surveyed & platted by N. Blushing, April 11. 1845, & recorded as follows, to wit. Beginning at the Southeast corner of said Lot adjoining Land now or formerly of James W. Arnold & Wife on the North side of Washington Street, thence Westerly on Washington Street, Forty eight feet, thence Northerly on Land of said Williams & Wife, One hundred feet, thence Easterly on Land of George Caddy, Forty five & one half feet to the first point or place of beginning.

It is the same Estate which was conveyed to the Grantor by Christopher Alexander by Deed dated May 9. 1827, & recorded in the Record of Deeds for said Providence, in Book No One hundred and fifteen, page two hundred & ten.

Said Estate being subject to a Mortgage given to Ruth Bird, of said Providence, for the sum of Two hundred Dollars.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Elisha Dyer Vinton in trust as aforesaid his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Sophia Bliven for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Elisha Dyer Vinton his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Elisha Dyer Vinton his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Sophia Bliven for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises, to him the said Elisha Dyer Vinton his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The Trust upon which this Deed is given is as follows, to wit: That the said Elisha Dyer Vinton his Heirs & Assigns shall hold the aforegranted premises in trust for the purpose of making any sale or sales of any part or parts thereof, either at Auction or private sale, or to raise Money by Mortgage upon said premises, and after effecting such sale or loan to pay all just and legal claims which may now be due or may become due, & after discharging & satisfying all such claims, shall invest the residue of the amount for which such Sale or Sales or Loans may be made, in the Capital Stock of any of the Incorporated Banks in said Providence, said Stock to be held by him the said Elisha Dyer Vinton, his heirs, Executors & Administrators. In Trust for my sole & separate use & shall receive all dividends & profits accruing therefrom, & pay the same to me the said Sophia Bliven, or my order. And the said E.D. Vinton, his Heirs, Executors & Administrators shall upon my request in writing, sell any part or parts of said Stock if necessary for my comfortable support. & at my decease to transfer & pay over the principal of said Stock that may then be remaining, together with the Interest & Profits which may then be due thereon, to my heirs, executors & administrators, or to

such persons as I may by my last Will & Testament in Writing direct, hereby allowing the said Sophia Vinton, his Heirs, Executors and Administrators all just and reasonable charges for the performance of the trust hereby reposed.

In Testimony whereof I have hereunto set my hand & seal, this eighth day of April A.D. eighteen hundred & fifty two.

Signed, sealed and delivered
in presence of
Wm C. Peck.

Sophia her X mark Vinton. (L.S.)

Providence ss. In the City of Providence this 10 day of April A.D. 1852.
Then personally appeared the above named Sophia Vinton & acknowledged the foregoing Instrument by her signed to be her free Act & Deed. Before me, Wm C. Peck
Justice of the Peace

Recorded April 10, 1852, at 9.40 o'clk A.M.

Witness Albert Paboodie
City Clk

To all People to whom these Presents shall come.

I Roxanna M. Seamans, of the City & County of Providence & State of Rhode Island, Widow of Charles Seamans, late of said Providence, deceased

Send Greeting. Know Ye, That I the said Roxanna M. Seamans for and in consideration of the sum of Five hundred & eighty Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Chace Wiggin, of the City & County of Providence & State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Chace Wiggin his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Chace Wiggin his Heirs and Assigns forever,

One certain Lot of Land, with all the Buildings & Improvements thereon, situated on the West side of the River, in said Providence, being Lot Numbered twenty four (24) on the Plat of William C. Richmonds Knight Farm Estate, so called, which Plat is recorded in the City Clerks Office in said Providence. Said Lot No 24, is situated on the Southerly side & adjoining Fountain Street, and is Forty feet wide from front to rear, & One hundred feet deep, & is the same Lot of Land that was conveyed to said Charles Seamans, deceased, by Deed from George W. Seamans, dated November 9th A.D. 1841; which Deed is recorded in Book No 82. page 55. of the Records of Deeds, in said City of Providence, reference to said Deed & to said Plat being had.

Said Premises having been devised to said Roxanna M. Seamans, by her said husband, Charles Seamans deceased, in his last Will and Testament. Reference thereto being had.

I hereby cancel and discharge this mortgage Deed, received Satisfaction for the Note therein named, Witness my Hand & Seal Oct 16 1855
In presence of Chace Wiggin (L.S.)
Albert Paboodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Chace Wiggin his Heirs and Assigns forever, to his and their only proper use, benefit and behoof forever. And I the said Roxanna M. Seamans for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Chace Wiggin his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Chace Wiggin his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Roxanna M. Seamans for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Chace Wiggin his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the above written Deed is, that whereas I, the said Roxanna M. Seamans am indebted to said Chace Wiggin in the sum of Five hundred & eighty Dollars, for which amount I have given him my promissory Note, bearing even date herewith & made payable to him the said Chace Wiggin or order, three years after date, with interest payable semi annually, which Note may given for value received.

Now therefore if I, the said Roxanna M. Seamans, or any other person for me shall well & truly pay or cause to be paid, the aforesaid Note when the same shall become due & payable both principal & interest, & pay the interest semi annually, agreeable to the tenor & effect of said Note, then the above written Deed to be Null & Void & of no effect, otherwise to remain & be in full force and virtue.

Furthermore, I the said Roxanna M. Seamans, for myself, my heirs, executors & Administrators do hereby constitute & appoint said Chace Wiggin his executors, administrators & Assigns, my Lawful Attorney or Attorneys irrevocable, with power of substitution & revocation, for me & in my Name, or in his own Name, at any time after said Note or the semi annual Interest on the same, shall become due & payable & remain unpaid, to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in said Providence, the premises aforesaid, hereby giving my said Attorney or Attorneys, or substitute full power & authority

to adjourn said sale from time to time at discretion, and for me in my Name, or in his or their own name, to execute seal & deliver to any person or persons who shall become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a good & absolute Estate in fee simple in the premises; and on sale thereof to receive of & from said purchaser or purchasers the amount the same shall be sold for, & upon receipt thereof to apply & appropriate the same to the payment of the sum due on said Note & secured by this Deed, first paying all expenses of every kind attending said sale, accounting to me my Heirs and Assigns for all sums over & above the amount aforesaid. Hereby for myself, my heirs, executors & administrators, ratifying & confirming such sale as may be executed by my said Attorney or Attorneys or substitute, for the purpose aforesaid.

In testimony whereof I have hereunto set my hand & seal, this Tenth day of April in the year of our Lord Eighteen hundred and fifty two.

Signed sealed and delivered
in presence of
Robert Knight

Roxanna M. Seamans. (L.S.)

Providence Sc. In the City of Providence this 10th day of April A.D. 1852.
Then personally appeared the aforenamed Roxanna M Seamans and acknowledged the aforegoing written Instrument by her subscribed, to be her free Act and Deed.
Before me, Robert Knight
Justice of the Peace.

Recorded April 10. 1852. at 5. 18 o'clk P. M.

Witness

Albert Pabodie
City Clk

Know ye & all people by these presents that I Roxanna M. Seamans of the City of Providence in the County of Providence & State of Rhode Island for & in consideration of the sum of Four hundred & eighty Dollars to me in hand before the ensealing hereof well & truly paid by Lawrence Mc Gough of the City & County aforesaid the receipt whereof I do hereby acknowledge & myself therewith fully satisfied contented & paid & thereof & of every part & parcel thereof do exonerate acquit & discharge him the said Lawrence Mc Gough his Heirs Executors & Administrators forever by these Presents have given granted bargained sold aliened enfeoffed conveyed & confirmed & by these Presents do freely fully & absolutely give grant bargain sell alien enfeoff convey & confirm unto him the said Lawrence Mc Gough his Heirs & Assigns forever, One certain Lot of Land with all the Buildings & Improvements thereon situated on the West side of the River in said Providence bounded & described as follows, to wit: Commencing on the Southerly side of Federal Street, on a Twelve foot Gangway & running Westerly on said Federal Street Fifty Feet, thence Southerly to Land of Patrick Hacket thence Easterly Fifty one feet to said Gangway, be the distance more or less, thence Northerly on said Gangway Eighty four feet more or less to the place of beginning; being the same premises described in a deed given this day to me the Grantor by James Keenan; Reference thereto being had; reserving to said Patrick Hacket the right to draw water from the Well in said Premises as mentioned in said Deed. Reference thereto being had.

And I Mary Mc Gough Wife of said Lawrence Mc Gough for & in consideration of the sum paid my husband as aforesaid do hereby Remise, Release & forever Quitclaim unto him the said Lawrence Mc Gough his Heirs & Assigns forever all my Right of Dower & Power of Thirds in & to the above described premises.

Witness my hand & seal this 25. 1852
In presence of
E. F. Williams
Roxanna M. Seamans

Having received full payment for the note herein named, I release & discharge this Mortgage Deed.
Witness my hand & seal this 25. May 1852
In presence of
E. F. Williams
Roxanna M. Seamans

To all People to whom these Presents shall come.

194

I Lawrence Mc Gough of the City & County of Providence and State of Rhode Island Send Greeting. Know Ye, That I the said Lawrence Mc Gough for and in consideration of the sum of Four hundred & eighty Dollars to me in hand, before the ensealing hereof, well and truly paid by Brayton Gardner of the City and County of Providence and State aforesaid the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Brayton Gardner his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Brayton Gardner his Heirs and Assigns forever, One certain Lot of Land with all the Buildings and Improvements thereon, situated on the West side of the River in said Providence bounded & described as follows, to wit: Commencing on the Southerly side of Federal Street, on a Twelve foot Gangway & running Westerly on said Federal Street, Fifty Feet, thence Southerly to Land of Patrick Hacket thence Easterly Fifty one feet to said Gangway, be the distance more or less, thence Northerly on said Gangway Eighty four feet more or less to the place of beginning; being the same premises described in a deed given this day to me, the Grantor, by James Keenan; Reference thereto being had; reserving to said Patrick Hacket, the right to draw water from the Well in said Premises, as mentioned in said Deed. Reference thereto being had.

And I Mary Mc Gough, Wife of said Lawrence Mc Gough for & in consideration of the sum paid my husband as aforesaid, do hereby Remise, Release & forever Quitclaim unto him the said Brayton Gardner, his Heirs & Assigns forever, all my Right of Dower & Power of Thirds in and to the above described premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Brayton Gardner his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Lawrence Mc Gough for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Brayton Gardner his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Brayton Gardner his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Lawrence Mc Gough for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Brayton Gardner his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the above written Deed is, that whereas I the said Lawrence Mc Gough am indebted to said Brayton Gardner, in the sum of Four hundred eighty Dollars, for which amount I have given him Four promissory Notes, for One hundred & twenty Dollars each, all bearing date March 15th 1851, & all signed by me, & all made payable to him the said Brayton Gardner or order, One in one year, one in two, one in three & one in four years after date, all on interest from date, the interest to be paid annually. Now therefore, if I the said Lawrence Mc Gough, or any other person for me shall well & truly pay or cause to be paid, all of the aforesaid Notes, when they shall severally become due & payable, both principal & interest & pay the interest annually, agreeable to the tenor and effect thereof, then the aforewritten Deed to be void & of no effect, otherwise to remain be in full force & virtue. Furthermore I the said Lawrence Mc Gough for myself, my heirs, executors & administrators do hereby constitute and appoint said Brayton Gardner, his executors, administrators & assigns, my lawful Attorney or Attorneys, irrevocable, with power of substitution & revocation, for me in my Name, or in his own name, at any time after said Notes, or either of them, or the annual interest on the same shall become due & payable & remain unpaid, to sell at public auction, first giving thirty days notice thereof in some one of the public Newspapers printed in said Providence the premises aforesaid; and for me in my name, or in his own name, to execute seal & deliver to any person

or persons who may become the purchaser or purchasers thereof, a good sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a good sufficient absolute Estate in Fee simple in the premises. And on sale thereof, I do authorize my said Attorney or Attorneys, or Substitute to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & upon receipt thereof, to apply & appropriate the same & the payment of the sums due on said Notes & secured by this Deed, first paying all expenses of every kind, attending said sale, Accounting to me, my heirs & Assigns for all sums over and above the amount aforesaid, hereby for myself, my heirs Executors & Administrators, ratifying & confirming such sale as may be executed by my said Attorney or Attorneys or Substitute for the purpose aforesaid.

In Witness whereof, We have hereunto set our hands and seals, this Ninth day of April, in the year of our Lord, Eighteen Hundred and fifty two.

Signed, sealed and delivered
in presence of
Darney Treanor
Frances Hughes

Lawrence Mc Geough. (L.S.)
Mary Mc Geough. (L.S.)
her X mark

Providence Sc. In the City of Providence this 10 day of April A.D. 1852.
Then personally appeared Lawrence Mc Geough & acknowledged the aforegoing written Instrument by him signed subscribed, to be his free Act and Deed.
Before me, Robert Knight
Justice of the Peace.

Recorded April 12. 1852. at 9.40 o'clk A.M.

Witness: word "said" interlined, "sufficient" & "signed" erased

Albert Pabodie
City Clk

137/143

Having received payment in full for the note within mentioned I do hereby cancel & discharge this Mortgage Deed. Witness my hand & Seal this 1st day of May 1852
Celinda Edwards (L.S.)
her
Witness present
Albert Pabodie Jr. City Clk

To all People to whom these Presents shall come.

195

I, William B Preston, of the City and County of Providence &c.

Send Greeting. Know Ye, That I the said William B Preston for and in consideration of the sum of One Thousand Dollars, to me in hand, before the unsealing hereof, well and truly paid by Celinda Edwards of Scituate, in said County of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Celinda Edwards her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Celinda Edwards her Heirs and Assigns forever,

A certain tract or Lot of Land situate in the Westerly part of the City of Providence on Pond Street so called together with the Buildings & Improvements thereon, said Lot is bounded Northerly on Pond Street, Fifty eight feet, Easterly on Land of Arnold Saunders, Southerly on Land now or late belonging to Wheaton & Harrington, & Thomas T Appleby & Westerly on a twenty foot Gangway called Monroe Street, or however otherwise the same may be bounded & described it being the Estate whereon I now reside and is Numbered One hundred & forty on said Pond Street, Reference being had to the Deed of Israel G Manchester to this Grantor for a more particular description of said Estate.

Said Estate being under Mortgage to Frankfort Bunker for One Thousand Dollars.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Celinda Edwards her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And I the said William B Preston for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Celinda her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Celinda her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed. except as aforesaid.

Furthermore, I the said William B Preston for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Celinda her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The above deed is upon condition Nevertheless as follows. Viz: that if I the said William B Preston, or my heirs, executors or assigns shall well & truly pay or cause to be paid to said Celinda, her Heirs, executors, administrators or assigns, the full & just sum of Nine hundred Dollars due to her on a certain promissory note, dated about one year prior to August last, with Interest thereon, according to the tenor thereof, on demand, then this Deed as well as said Note shall be void, otherwise be & remain in full force and virtue.

Furthermore, I the said William B Preston do by these Presents, put, place, constitute and appoint the said Celinda Edwards, my true, sole & lawful Attorney, irrevocable, with full power of substitution & revocation (to survive her Executors or Administrators) for me in my name, or in the name of her the said Celinda or her substitute or Executors or Administrators, upon the neglect of the said William B Preston to pay said note upon demand with Interest, to enter into & upon said premises & the same at public Auction to sell, first giving thirty days notice of such sale in some Newspaper published in the City of Providence, & upon such sale the said same Estate in my name, or in the name of her, said Celinda or her substitute, Executors or Administrators, to convey, & the proceeds of such sale to receive, & apply to the payment

of said Note & Interest, Accounting to and with me or my Assigns or Representatives for any balance over the amount due said Belinda.

In Witness whereof, I the said William B. Preston have hereunto set my hand and seal, this Eleventh day of April, in the Year Eighteen Hundred and fifty two.

Signed, sealed and delivered
in presence of
Horace A Manchester

Wm B. Preston. (D)

Providence Sc. Providence April 12th A.D. 1852.

Personally appeared William B Preston and acknowledged the foregoing Instrument to be his free Act and Deed.

Before me, Lycurgus Hayden
Justice of the Peace

Recorded April 12, 1852, at 4. 35 o'clk P. M.

Witness [illegible] said
[illegible]

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

196

I James Rutledge

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said James Rutledge for and in consideration of the sum of Five hundred & seventy seven Dollars thirty two cents to me in hand, before the ensealing hereof, well and truly paid by

John B. Hennessy, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John B Hennessy his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said John B Hennessy his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings and Improvements thereon, situate on the Northerly side of Smith Street, in said City of Providence bounded & described as follows, Viz: Beginning at a certain point in the Northerly side of Smith Street, at the termination of the Land of Charles Brackett, Forty feet from the corner of Smith & State Streets, thence running Northerly bounding on Land of said Brackett, Seventy feet, more or less, to Land of John Smith, thence bounding Northerly on said Smiths Land, running Westerly Forty feet, to Lands formerly owned by Francis Hensey, then bounding Westerly on said Lands & running Southerly, Seventy feet, more or less to Smith Street, thence, running Easterly Forty feet, to the first mentioned point, bounding on said Smith Street.

Being the same Lot of Land that was conveyed to this Grantor by Deed from Francis Hensey, dated March 8, 1842. Reference to said Deed being had.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John B Hennessy his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said James Rutledge for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John B Hennessy his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John B Hennessy his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

SEE TRANSFER. NOTE. { BOOK 8 PAGE 411

Furthermore, I the said James Rutledge for myself and for me to him the said John B Hennessy his Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John B Hennessy his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said James Rutledge have made and executed my certain promissory Note, bearing even date with this Deed, for the sum of Five hundred and seventy seven Dollars thirty two cents, & payable to the said John B Hennessy or order, in one year after date, with Interest payable semi annually. Now Therefore if I, the said James Rutledge, or any person for me shall well & truly pay or cause to be paid to the said John B Hennessy, his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & Void, otherwise to be & remain in full force & virtue.

Furthermore, I the said James Rutledge do hereby constitute & appoint the said John B Hennessy, his Executors, administrators & assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation for me in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me and in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so

as to vest in said purchaser or purchasers a full and absolute Estate in fee simple in and to the premises aforesaid. And in sale thereof I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed Note, & secured by this Deed. Accounting to me for all sums of Money that shall be over and above the amount aforesaid & hereby ratifying & confirming such Sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In Testimony whereof, I have hereunto set my hand and seal, on this Seventh day of April A.D. One Thousand Eight hundred and Fifty two. (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle

James Rattige (D)

County of Providence SS. In the City of Providence this 7th day of April A.D. 1852.
Then personally appeared the above named James Rattige before me & acknowledged the preceding Instrument by him signed to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded April 14. 1852, at 11. o'clk A.M.

Witness

Albert Peabodie
City Clk

To all People to whom these Presents shall come.

I, Thomas Phillips of the City and County of Providence and State of Rhode Island Send Greeting. Know Ye, That I the said Thomas Phillips for and in consideration of the sum of Ten Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by Menzies Street & Sturges Carpenter, Copartners under the name of Street & Carpenter & William Andrews & William Andrews Jr. Copartners under the name of William Andrews & Son, all of said Providence the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Street & Carpenter & the said Wm Andrews & Son, their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Menzies & Sturges & William & Wm Jr. & the survivors or survivor of them. their & his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements that now are or may hereafter be erected, or placed thereon, situate on the Westerly side of Prospect Street, in said Providence, & bounded & described as follows, to wit: Commencing on a point of said Prospect Street, fifty feet Southerly from the Southeasterly corner of Roberts & Rhodes Land. from thence running Southerly bounding Easterly on said Prospect Street, till it comes to Land of George W Taylor, then turning & running Westerly bounding Southerly on said Taylors Land & Land of Heirs of Nelson & Eddy, then turning & running Northerly bounding Westerly on Aldrichs Land, till it comes to a point fifty feet from the Southwesterly corner of Robert & Rhodes Land, then turning & running Easterly bounding Northerly on other Land of this Grantor, to the place of beginning on Prospect Street.

The agreements within named having been fulfilled
We do hereby consent to discharge this Mortgage
Providence May 3 1853
Street Carpenter
Wm Andrews & Son
By William Andrews Jr
Witness
Samuel Hopkins

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Menzies & Sturges & Wm & Wm Jr. the survivors or survivor of them. their & his Heirs and Assigns, forever; to and their only proper use, benefit and behoof forever. And I the said Thomas Phillips for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Menzies & Sturges & Wm & Wm Jr. & the survivors or survivor of them. their and his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Menzies & Sturges & William & William Jr. and the survivors or survivor their and his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Thomas Phillips for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Menzies & Sturges & Wm & Wm Jr. & the survivors or survivor of them. their & his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Ann Phillips, Wife of the said Thomas, in consideration of the sum aforesaid to my said husband paid, do hereby Remise, Release, Forever Quitclaim unto the said Menzies Street & Sturges Carpenter & William Andrews & William Andrews Jr. & the survivors or survivor of them. their & his Heirs & Assigns forever. all my Right of Dower in & to aforedescribed premises.

The aforewritten Deed is however subject to the condition following, to wit: If I the said Thomas Phillips, my heirs, executors, administrators or assigns shall well & truly keep, perform & fulfil each & every of the several covenants & agreements contained & set forth in a certain Contract under seal, this day made & entered into by & between me & the said Grantees aforenamed for the erection by them for me of a block of three tenements upon the Lot of Land above conveyed, to which Contract reference is here made, as a part of this condition, then the aforewritten Deed is to be & become void & of no effect, otherwise to remain in full force. Furthermore I the said Thomas Phillips do hereby constitute & appoint the said Menzies Street, Sturges Carpenter, William Andrews & William Andrews Jr. the survivors or survivor of them, their & his Executors, Administrators & Assigns, my true and lawful Attorneys or Attorney, for me & in my Name or in their or his Name, at any time after a default, or a refusal on my part, or on the part of my Heirs, Executors, Administrators or Assigns to perform & fulfil any one of the Covenants & Agreements in the Contract aforementioned contained, to sell at public Auction, the

Estate aforesaid, or any part thereof, first giving thirty days notice of such sale in some Newspaper printed in said Providence; and for me & in my Name, or in his their or his Names or Name, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in him or them a full & absolute Estate in fee simple in & to the Premises aforesaid; And on sale thereof (hereby authorizing adjournments of Sale if deemed expedient) I authorize my said Attorney or Attorney to receive the proceeds thereof, & after defraying therefrom the expenses of Sale, to apply & appropriate the same to the payment & satisfaction of any & all claims that may then be outstanding against me under & in virtue of the covenants & agreements aforesaid, being accountable to me, my Executors, administrators or assigns for the residue of said proceeds, if any there shall be.

In Witness whereof, We hereunto set our hands & seals, this Sixth day of April A.D. One Thousand Eight Hundred and fifty two, (1852)

Signed, sealed and delivered in presence of
Geo R Phillips

Thomas Phillips. (L.S.)

Ann Phillips. (L.S.)

State of Rhode Island & Providence Plantations. Providence Sc. City of Providence.

On this twelfth day of April 1852. personally came Thomas Phillips, who acknowledged the above Instrument by him signed, to be his free act and Deed.

Before me. Wingate Hayes
Jus Peace.

Recorded April 14. 1852. at 1.45. o'clk P. M.

Witness word "his" erased

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

198

I. Seth Ives.

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That the said Seth Ives for and in consideration of the sum of Eight Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Peleg W. Gardiner, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Peleg W. Gardiner his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Peleg W. Gardiner his Heirs and Assigns forever,

A certain Lot of Land, with all the Buildings & Improvements thereon, situated in the Westerly part of said City of Providence bounded Easterly on a Forty feet Street, running from Broadway to Carpenter Street, on which it measures Fifty feet; Southerly One hundred feet on Lot No (92) Ninety two, on a Plat of Land belonging to S.C. Kimpton & others on Federal Hill, recorded in Book of Plats 1. page 574. of the Records of said City of Providence, bounded Westerly Fifty feet on Lot No (93) Ninety three, on said Plat, & Northerly One hundred feet on Lot No (96) Ninety Six on said Plat. The Lot hereby conveyed is Lot No (94) Ninety four on the aforenamed Plat. Reference to said Plat being made.

And I. Lewey P. Ives. Wife of the said Seth Ives, for the consideration of the aforenamed sum of Money paid my said husband do hereby Remise, Release & forever Quitclaim to the said Peleg W Gardiner. his His Heirs and Assigns forever, all my Right of Dower and Power of Thirds, in and to the aforedescribed Premises.

Having received payment in full for the note within named. I do hereby cancel said note & discharge this Mortgage Deed. Witness my hand & Seal April 19 1853
In presence of
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Peleg W Gardiner his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Seth Ives for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Peleg W Gardiner his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Peleg W Gardiner his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Seth Ives for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Peleg W Gardiner his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Seth Ives have made executed my certain promissory Note, bearing even date with this Deed, for the sum of Eight Hundred Dollars payable to the said Peleg W Gardiner, or order, in One year after date, with Interest payable semi annually.

Now Therefore, if I the said Seth Ives, or my heirs, executors, administrators or any other person for me or them, shall well & truely pay or cause to be paid, to the said Peleg W Gardiner, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue. Furthermore, I the said Seth Ives, do hereby constitute & appoint the said Peleg W Gardiner his executors, administrators & assigns, my true & lawful Attorney & Attorney, irrevocable, with full power of substitution & of revocation for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence the Premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate

in fee simple in and to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed. Accounting to me, for all sums that shall be over & above the amount aforesaid, thereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this Thirteenth day of April A.D. One Thousand Eight Hundred and Fifty two. (1852)

Signed, sealed & delivered
in presence of
Holden Pearce Jr

Seth Lee. (L.S.)

Lucy P. Lee. (L.S.)

County of Providence: S. In the City of Providence on this 14 day of April A.D. 1852.
Then personally appeared the above named Seth Lee, before me, and acknowledged the preceding Instrument by him signed, to be his free act & deed.

Nathaniel Searle
Justice of the Peace.

Recorded April 15. 1852. at 9. 40 o'clk A.M.

Witness

Albert Tobey
City Clk

199

To all People to whom these Presents shall come.

I. Roswell R. Richard.

of the City & County of Providence and State of Rhode Islands. Trader

Send Greeting. Know Ye, That I the said Roswell R Richards
for and in consideration of the sum of Seven hundred Dollars
in hand, before the unsealing hereof, well and truly paid by

Eaton W. Mayey. of said City, County and State

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Eaton W Mayey his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Eaton W Mayey his Heirs and Assigns forever,

One certain Lot of Land, situated in the Westerly part of the said City of Providence, & is No One hundred Forty three (143) on a Plat of the Mathewson Lands (so called) which Plat is on Record in the City Clerks Office in said City, in Book No Forty two (42) page four hundred & seventy three (473).

Said Lot bounds Southerly on Washington Street, Fifty seven (57) feet, & extends back Northerly Ninety two (92) feet.

And I Chloe B Richard, Wife of the above named Roswell R Richard, in consideration of the sum aforesaid, paid my said Husband, do hereby Remise, Release & forever Quitclaim unto the aforesaid Eaton W Mayey, his heirs & assigns, all my Right of Dower & Power of Thirds in & to the above described & granted premises.

Having received payment in full for the Note mentioned in the within Deed, I do hereby cancel & discharge the same. Witness my hand & Seal this 1st day of May A.D. 1852
Eaton W. Mayey.
In presence of
Albert Tobey

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Eaton W Mayey his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Roswell R Richard for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Mayey his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Mayey his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed. except a Deed of Mortgage to the Warwick Institution for Savings, for Nine hundred Dollars

Furthermore, I the said Richard for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Mayey his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents. except as aforesaid

The condition of the foregoing Deed is, That if I, the said Roswell R Richard, my heirs, executors or administrators, shall pay to said Eaton W Mayey, his Heirs, Executors, Administrators or Asigns, the sum of Seven hundred Dollars, on or before the 26th day of July 1852. with Interest from March 26th 1852. on the same till paid, then the foregoing Deed, and also a Note of hand, dated March 26th 1852. for the sum aforesaid, Payable Four Months from date with Interest, given by me to said Mayey, shall be void, otherwise shall remain in full force and virtue.

Furthermore, I the said Roswell R Richard do by these Presents, constitute and appoint said Eaton W Mayey, my lawful attorney, irrevocable, for me and in my name, at any time after said Note shall have become due & not paid, to sell said Premises at public Auction, first giving three Weeks notice thereof in some one of the public Newspapers printed in this City, and for me & in my Name to execute, seal & deliver, to any person or persons who may become the purchaser or purchasers thereof

a good and sufficient Deed of the same, subject as above. That the surplus of proceeds if any after full payment of said Note, Costs, Charges, interest and expenses shall be accounted for with me, the said Roswell R Richard.

In testimony whereof, We, the said Roswell R. Richard & Chloe B Richard, have hereunto set our hands and Seals, this Twenty fifth day of March A.D. Eighteen Hundred and fifty two.

Signed, sealed and delivered in presence of
William Hilbert

Roswell R. Richard. (L.S.)
Chloe B. Richard. (L.S.)

State of Rhode Island &c. Providence &c. In the City of Providence this 16th day of April A.D. 1852. Then personally appeared the above named Roswell R Richard, & acknowledged the preceding Instrument by him subscribed to be his free act & deed. Heard and Sealed.

Before me, Wm E. Peck.
Justice of the Peace.

Recorded April 17. 1852 at 9. 25 o'clk A.M.

Witness

Albert Paboodie
City Clk

Having received payment in full for the note within named, We do hereby cancel and discharge this Mortgage Deed, Witness our hand & Seal this 3 Day of May A.D. 1853

Joseph Burnett & Son

In presence of
Albert Paboodie

200

To all People to whom these Presents shall come.

We, Matthew W Armington & Elizabeth C Armington Wife of the said Matthew W Armington, both of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That We the said Matthew W & Elizabeth C Armington for and in consideration of the sum of One hundred & seventy Dollars, to us in hand, before the ensealing hereof, well and truly paid by

Thomas W Greene of said City of Providence

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Thomas W Greene his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Thomas W Greene his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings and Improvements thereon, situate in the Easterly part of said City of Providence, and is laid out and described as Lot No (238) Two hundred & twenty eight, on a Plat of the What Cheer Estate. Being the same Lot of Land that was conveyed to the said Elizabeth C Armington by Deed from Samuel Dexter & Wife, dated June 10 A.D. 1851, & recorded in the Land Records of said City of Providence, in Book 124. page 147.

Reference to said Plat & Deed being had.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Thomas W Greene his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Matthew W & Elizabeth C Armington for ourselves for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Thomas W Greene his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Thomas W Greene his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Matthew W & Elizabeth C Armington for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Thomas W Greene his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, To that whereas the said Matthew W Armington have made and executed his certain promissory Note, bearing even date with this Deed, for the sum of One hundred & seventy Dollars payable to the said Thomas W Greene, or order, in One year after date, with Interest payable semi-annually.

Now therefore, if I, the said Matthew W Armington, or his Heirs, Executors, administrators, or any other person for him or them, shall well & truly pay or cause to be paid, to the said Thomas W Greene, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & void, Otherwise to be & remain in full force and virtue.

Furthermore, We, the said Matthew & Elizabeth C Armington do hereby constitute & appoint the said Thomas W Greene, his executors, administrators & assigns, our true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for us & in our Names, at any time after the expiration of the day of payment of the aforenamed Note or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, And for us & in our Names, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same so as to vest in said purchaser

or purchasers a full and absolute Estate in fee simple, in & to the premises aforesaid, and on sale thereof We do hereby authorize our said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on said Note & secured by this Deed. Accounting to us for all sums that shall be over & above the amount as aforesaid, thereby ratifying & confirming such sale as may be made by our said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals on this Fifteenth day of April A.D. One Thousand Eight hundred fifty two. (1852)

Signed Sealed and delivered
in presence of
Nath[l] Searle

Matthew W. Armington. (L.S.)

Elizabeth C. Armington. (L.S.)

County of Providence S. In the City of Providence on this 16th day of April A.D. 1852.

Then personally appeared the above named Matthew W Armington before me, & acknowledged the preceding Instrument by him signed, to be his free Act and Deed. And at the same time & place personally appeared the above named Elizabeth C Armington Wife of the said Matthew W. Armington, & was examined by me privily & apart from her said husband & after having had the preceding Instrument shown & explained unto her by me, she acknowledged unto me that she understood the same, that it was her free Act and Deed, & she declared unto me, that she signed the same voluntarily & that she did not wish to retract the same

Nathaniel Searle
Justice of the Peace.

Know all Men by these Presents. That I, Thomas W Greene, the Mortgagee within named, for & in consideration of the sum of One hundred fifty five Dollars to me paid by Joseph Burrows Hale & Burrows, both of said City of Providence, in Company together under the name of Joseph Burrows & Son, the receipt whereof is hereby acknowledged, do by these Presents give, grant, bargain, sell, assign & convey to the said Joseph Burrows & Son, & to their Heirs & Assigns, All my right, title, interest, property, claim & demand in & to the within Deed of mortgage & the premises & promissory Note therein described.

To Have & to Hold the same with all the rights & privileges thereof, to them the said Joseph Burrows & Son, & to their Heirs & Assigns, in as full & ample a manner as I myself might hold & enjoy the same by virtue of the within Deed of Mortgage.

Witness my hand & seal, on this Fifteenth day of April A.D. 1852.

Executed in presence of
Nath[l] Searle

Thomas W. Greene. (L.S.)

County of Providence Ss. In the City of Providence on this 16th day of April A.D. 1852.

Then personally appeared the above named Thomas W Greene before me & acknowledged the preceding Instrument by him signed to be his free Act & Deed

Nathaniel Searle
Justice of the Peace.

Recorded April 17, 1852. at 9.35 o'clk A.M.

Witness word "the premises aforesaid" interlined

Albert Pabodie
City Clk

201

To all People to whom these Presents shall come.

We William M Hale & Elizabeth B Hale Wife of the said William M Hale, of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That We the said William M Hale & Elizabeth B Hale for and in consideration of the sum of Three hundred Dollars, to us in hand, before the ensealing hereof, well and truly paid by

Christopher Rhodes of said City of Providence

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Christopher Rhodes his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Christopher Rhodes his Heirs and Assigns forever,

All the Buildings & Improvements standing on a Lot of Land, situate at the junction of William Street and Thayer Street, in said City of Providence, on the West side of said Thayer Street, fronting forty feet on said Williams Street, & holding the width of forty feet, extends back Southerly from said William Street, as far as the Land of Williams Thayer extends. Being the Lot of Land leased by the late James C Rhodes of Williams Thayer, by Lease dated July 5. 1839. Reference to said Lease being had.

Also all our right, title, interest, property, claim and demand, in and to the aforenamed Lease and to the premises therein described.

Being the same premises that were conveyed to the said Elizabeth B Hale, by Deed from Rhoda Fox, dated June 25, A.D. 1851. & recorded in the [illegible] Records of said Providence, in Book 124. page 197.

Reference to said Deed being had.

Leaving no part, lien, payment or the Note herein secured, & said Deed cancelled & discharge this Mortgage Deed & Note given by me, & now held & owned by me. Dated this 3d day of Nov 3. 1853.
In presence of
Chris[r] Rhodes
G. P. Williamson

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Christopher Rhodes his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said William M Hale & Elizabeth B Hale for ourselves & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Christopher Rhodes his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Christopher Rhodes his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said William M Hale & Elizabeth B Hale for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Christopher Rhodes his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas the said William M Hale hath made & executed his certain promissory Note, bearing even date with this Deed for the sum of Three hundred Dollars, & payable to the said Christopher Rhodes, or order, in Ten years after date, with Interest payable annually.

Now Therefore, if the said William M Hale, or his heirs, executors, administrators or any other person for me or them, shall well & truly pay or cause to be paid to the said Christopher Rhodes, or to his Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue. Furthermore, We, the said William M Hale & Elizabeth B Hale do hereby constitute & appoint the said Christopher Rhodes, his executors, administrators & assigns, our true & lawful Attorney & attorneys, irrevocable, with full power of substitution & revocation, for us & in our Names, at any time after the expiration of the day of payment of the aforenamed promissory Note or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for us & in our Names, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons, who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, as to vest in said purchaser or

purchasers a full & absolute Estate in fee simple, in & to the premises aforesaid. Each & sale thereof. I hereby giving & granting unto our said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time. We do hereby authorize our said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for & on receipt thereof to apply & appropriate the same & the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed promissory Note & secured by this Deed. Accounting to us for all sums of Money that shall be over and above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by our said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seals, on this Second day of July A.D. One Thousand Eight Hundred & fifty one (1851)

Signed, sealed and delivered
in presence of
Nathaniel Searle

William M. Hale. (L.S.)
Elizabeth B. Hale. (L.S.)

County of Providence ss. In the City of Providence on this 30 day of December A.D. 1851.

Then personally appeared the above named William M. Hale before me & acknowledged the preceding Instrument by him signed to be his free Act and Deed.

And at the same time & place personally appeared the above named Elizabeth B. Hale, Wife of the said William M. Hale, & was examined by me privily & apart from her said husband, & after having had the preceding Instrument shown & explained unto her by me, she acknowledged unto me that she understood the same, that it was her free Act & Deed, & she declared unto me, that she signed the same voluntarily, & that she did not wish to retract the same.

Nathaniel Searle
Justice of the Peace.

Recorded April 17. 1852. at 1. 55 o'clk P.M.

Witness Albert Pabodie
City Clk

To all People to whom these Presents shall come.

202

I, Lawrence Fallon

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Lawrence Fallon for and in consideration of the sum of Five hundred ninety seven Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Truman Beckwith, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Truman Beckwith his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Truman Beckwith his Heirs and Assigns forever,

Twenty four certain Lots of Land with the Buildings & Improvements thereon, situate in the City of Providence & Town of Johnston & are laid out & described as Lots Numbers (114) One hundred fourteen (136) One hundred thirty six (137) One hundred thirty seven (138) One hundred thirty eight (139) One hundred thirty nine (140) One hundred forty (141) one hundred forty one (142) One hundred forty two (143) One hundred forty three (144) one hundred forty four (145) one hundred forty five (146) one hundred forty six (147) One hundred forty seven (148) one hundred forty eight (149) One hundred forty nine (150) One hundred fifty (160) one hundred sixty (161) one hundred sixty one (162) One hundred sixty two (163) one hundred sixty three (164) One hundred sixty four (165) one hundred sixty five (166) One hundred sixty six and (167) one hundred sixty seven, on the Plat of the Eagle Steam Mill Estate at Olneyville, belonging to J. Waterman & Co. surveyed & platted Oct 18. 1848. Being the same Lots of Land that were conveyed to this Grantor by Deed from Truman Beckwith & others Trustees of J. Waterman & Co. dated April 2. 1852. Reference to said Deed being had.

And I, Honora Fallon, Wife of the said Lawrence Fallon, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release and forever Quitclaim to the said Truman Beckwith & to his Heirs & Assigns, All my Right of Dower & Power of Thirds, in & to the afore described Premises.

Having received Full payment of the Notes herein mentioned & hereby cancel & discharge this mortgage
Witness my hand & seal Sept. 13. 1852
Truman Beckwith
Witness

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Truman Beckwith his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Lawrence Fallon for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Truman Beckwith his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a/good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Truman Beckwith his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Lawrence Fallon for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Truman Beckwith his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I the said Lawrence Fallon have made & executed my Five certain promissory Notes, both bearing even date with this Deed, & both payable to the said Truman Beckwith or order. Viz: One Note for the sum of Five hundred & ninety eight Dollars & fifty cents, payable in Four Months after date with Interest, & other Note for the sum of Five hundred & ninety eight Dollars fifty cents, payable in Six Months after date with Interest. Now Therefore, if I, the said Lawrence Fallon, or any other person for me shall well & truly pay or cause to be paid to the said Truman Beckwith or to his Heirs or Assigns the aforenamed Five promissory Notes, together with the interest thereon according to the tenor of said Notes, then this Deed shall be Null & Void, Otherwise to be & remain in full force & virtue. And furthermore, I the said Lawrence Fallon do hereby constitute & appoint the said Truman Beckwith his executors, administrators & assigns, my true & lawful attorney & attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the days of payment of either of the aforenamed promissory Notes (in case either of said Notes remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid or any part thereof, and for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge

and deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a good & absolute Estate in fee simple in & to the premises aforesaid, and on sale thereof, I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed Two promissory Notes and hereby secured, accounting to me for all sums that shall be over & above the amount aforesaid thereby satisfying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands and seals, on this Second day of April A.D. 1852.

Signed sealed and delivered in presence of
Nathaniel Searle

Lawrence Fallon. (L.S.)
Honora Fallon. (L.S.)

County of Providence SS. In the City of Providence on this 17 day of April A.D. 1852. Then the above named Lawrence Fallon & acknowledged the preceding Instrument by him signed, to be his free Act & Deed.

Before me. Nathaniel Searle
Justice of the Peace

Recorded April 17, 1852, at 3, o'clk P.M.

Witness
Albert Pabodie
City Clk

Having received payment in full for the Note within named I do hereby cancel and discharge this Mortgage Deed, Witness my hand & Seal
August 18 1852
Witness of
Albert Pabodie
mark
Solomon X Conner (L.S.)

To all People to whom these Presents shall come.

203

We, Dennis Ragan & Charles Ragan both of the City and County of Providence, State of Rhode Island

Send Greeting. Know Ye, That We the said Dennis Ragan & Charles Ragan for and in consideration of the sum of One hundred Dollars, to us in hand, before the ensealing hereof, well and truly paid by

John Conner, of said City of Providence

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John Conner his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said John Conner his Heirs and Assigns forever,

A certain Lot of Land with the Buildings & Improvements thereon, situate in the Southerly part of said City of Providence, on Fox Point Hill, & bounded & described as follows, Viz: Measuring Seventy five feet on a Gangway running from Shamrock Street holding the same width extends back Westerly Fifty feet. Being a portion of Lot 112 on Plat of Fox Point Associations Lands.

Being the same Lot of Land that was conveyed to the Grantors by Deed from the said John Conner. Reference to said Deed being made.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John Conner his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Dennis & Charles Ragan for ourselves & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John Conner his Heirs and Assigns, that at and before the ensealing hereof we are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John Conner his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Dennis & Charles Ragan for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John Conner his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The proceeding Deed is upon this condition, For that whereas We, the said Dennis Ragan & Charles Ragan have made & executed our certain promissory Note, bearing even date with this Deed, for the sum of One hundred Dollars payable to the said John Conner or order, in One year after date with Interest.

Now Therefore, if We the said Dennis Ragan & Charles Ragan or any person for us shall well & truly pay or cause to be paid to the said John Conner, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & Void, otherwise to be & remain in full force & virtue.

In Witness whereof, We have hereunto set our hands & seals, on this Nineteenth day of April A.D. One thousand eight hundred and fifty two (1852)

Signed, sealed and delivered in presence of
Nathaniel Searle

Dennis his X mark Ragan. (L.S.)
Charles his X mark Ragan. (L.S.)

County of Providence Ss. In the City of Providence on this 19 day of April A.D 1852. Then personally appeared the above named Dennis Regan & Charles Regan before me and severally acknowledged the preceding Instrument by them signed, to be their free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded April 19. 1852. at 10. 55 o'clk A.M.

Witness Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I, Horatio N. Angell of the City & County of Providence and State of Rhode Island **Send Greeting. Know Ye,** That I the said Horatio N Angell for and in consideration of the sum of One thousand three hundred Dollars in hand, before the ensealing hereof, well and truly paid by Pardon Angell of the Town of Scituate County & State aforesaid the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Pardon Angell his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Pardon Angell his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon situate in the Northwesterly part of said City of Providence viz Lot No (40) Forty & a part of Lot No (42) Forty two, on a Plat of Land belonging to Stephen Hazard C Kimpton & others on Federal Hill, bounded & described as follows viz: Commencing Forty feet from the South Easterly corner of Battery fence on Broadway & running Easterly bounded Southerly on Broadway Seventy five feet, more or less to Lot No thirty eight on said Plat, thence Northerly at Right Angles with Broadway & bounding Easterly on said Lot No thirty eight to Kimpton Street, thence Westerly & bounding Northerly on Kimpton Street, to a point Forty feet from Battery fence, thence Southerly to a point of beginning on Broadway. Being the same Lot of Land that was conveyed to the Grantor by Deed from James W Weaver dated November 12 A.D 1851, & recorded in the Land Records of said City of Providence 126, page 108. Reference to said Deed being had.

Said Premises are conveyed subject to a Mortgage given by the Grantor to George W Angell, to secure the payment of the sum of Twelve hundred Dollars. And I, Sarah R Angell, Wife of said Horatio N Angell, in consideration of the aforementioned sum of Money paid, my said husband, do hereby Remise, Release & forever Quitclaim to the said Pardon Angell his Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed & granted premises.

Having now paid in full for the note within mentioned I do hereby cancel & discharge the within Mortgage Deed. Witness my hand and seal this 12 Jan 1853
Pardon Angell
Witness Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Pardon Angell his Heirs and Assigns, forever, to him and his only proper use, benefit and behoof forever. And I the said Horatio N Angell for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Pardon Angell his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Pardon Angell his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Horatio N. Angell for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Pardon Angell his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforewritten Deed, is & forever this, that if the said Grantor shall well & truly pay or cause to be paid a certain promissory Note, by said Grantor signed, bearing even date with these Presents, payable to said Grantee, for the sum of Thirteen hundred Dollars, payable on the fifteenth day of April A.D 1854, payable to Grantee or his order, with Interest on the same, the above condition being duly fulfilled & performed according to the tenor & effect thereof as above written, then this Deed shall thereafter become void & of no effect. Otherwise to be & remain in full force and virtue. Furthermore I, the above named Horatio N Angell, Grantor do hereby constitute & appoint the aforenamed Pardon Angell, Grantee, his Executors, Administrators & Assigns, my true & lawful Attorney irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the said fifteenth day of April A.D 1854, to sell at public Auction the premises aforesaid, he first giving thirty days notice of such sale by publishing the same semi weekly in some one of the Newspapers that is printed in said City of Providence & in my Name or in his Name to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & valid & sufficient Deed of the same, so as to vest in such purchaser or purchasers an absolute Estate in fee simple in the premises, And on sale thereof (hereby giving unto my said Attorney full power & authority to adjourn or continue said sale from time to time). I do authorize him said Grantee to receive

of and from the purchaser thereof, the amount the same shall be sold for after the payment of all Expenses incident to said Sale, hereby ratifying, appointing & confirming such sale & Sales as may be made or caused to be made by my said Attorney for the purpose aforesaid, or his Executors, administrators or assigns) by virtue hereof, said Attorney accounting to me for all sums over & above cancelling said Note & Interest on the same.

In Witness whereof We the said Horatio & Sarah have hereunto set our hands & seals, this Fifteenth day of April in the year of our Lord, One Thousand Eight Hundred & fifty two. Ao 1852.

Signed, sealed and delivered in presence of
Albert Pabodie & sig of H. N. Angell.
Hardin Fiske

Horatio N. Angell. (L.S.)
Sarah R. Angell. (L.S.)

Providence Sc. In Providence April 20. 1852. Then personally appeared Horatio N Angell before me and acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Albert Pabodie, City Clk.

Recorded April 20, 1852. at 3.05 o'clk P. M.

Witness

Albert Pabodie
City Clk

Having received full payment and satisfaction I hereby cancel this Mortgage Deed.
Witness my hand & seal Sept 28. 1860
Eugene H. Dennehy (L.S.)
In presence of
Samuel Brown

To all People to whom these Presents shall come.

I, Eugene Dennehy

of the City & County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said Eugene Dennehy for and in consideration of the sum of Six Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

William H. Gale, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said William H Gale his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said William H Gale his Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House and other Building thereon standing, situate in the Westerly part of said City of Providence & designated as Lot No Two Hundred and thirty seven (237) on a Plat of House Lots belonging to the Estate of the late Wm Abbey, situate on the North side of Broadway, surveyed & platted by Thos H. Brookwood, 1840, copied, corrected & divided into House Lots by Alexander & Schubarth, & recorded in the City Clerks Office in said City of Providence in Book of Plats No 2, page 14. Being the same Lot of Land conveyed to the Grantor by Deed from the Grantee, dated April First A.D. 1852.

Reference thereto being had.

SEE TRANSFER. BOOK 1 PAGE 544 NOTE.
SEE TRANSFER. BOOK 15 PAGE 476 NOTE.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said William H Gale his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Eugene Dennehy for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said William H Gale his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said William H Gale his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Eugene Dennehy for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said William H Gale his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I, Margaret Dennehy, Wife of the said Eugene Dennehy, for in consideration of the said sum so paid as aforesaid, do hereby Remise, Release & forever Quitclaim unto him the said William H Gale his Heirs and Assigns forever, all my Right of Dower & Power of Thirds in and to the aforegranted Premises.

Provided Always and this Deed is upon this express condition, That Whereas I the said Eugene Dennehy have this day made & executed my certain Negotiable promissory Note, bearing even date herewith & made payable to him the said William H Gale or order, in Four years from the date thereof, with Interest payable semi annually, for the sum of Six hundred Dollars. Now Therefore, if I the said Eugene Dennehy my Heirs, Executors, Administrators or Assigns shall well & truly pay or cause to be paid unto him the said William H Gale, his heirs, executors, administrators or assigns, at maturity, the aforesaid Note according to its tenor, together with the Interest thereon semi annually from the date thereof, then this Deed shall be void, but otherwise shall be & remain in full force & effect. Furthermore, I the said Eugene Dennehy do hereby for myself, my heirs, executors & administrators, constitute & appoint the said William H Gale, his heirs, executors, administrators & assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my name or in his or their name or names, at any time in case default shall be made in the payment

of said Note at its maturity, or of the interest thereon semi annually, such default shall continue for the term of thirty days, to sell at public Auction the premises aforesaid, he or they first giving, after the expiration of said term of thirty days, thirty days notice of such sale in some one of the public Newspapers printed in said City of Providence, in my Name or in his or their Name or Names to make, execute seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed of said premises, so as to vest in such purchaser or purchasers a full and absolute Estate in fee simple therein, And on sale thereof, (hereby giving & granting unto my said Attorney or Attorneys full power & authority to adjourn said sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers, the amount the same shall be sold for, & after the payment of all the expenses incidental to such sale, to apply & appropriate the remainder thereof to the payment of the principal & interest of said Note hereby secured, and accounting to me my Heirs and or Assigns for all sums over & above the amount thereof, hereby ratifying, approving & confirming such sale as may be made or caused to be made by my said Attorney or Attorneys for the purposes aforesaid by virtue hereof.

And I, the said Eugene Donnehey do hereby covenant & agree to & with the said William Holgate, his heirs & assigns, to cause Insurance to be made on the Buildings on said premises, to keep them insured against loss or damage by fire in a sum not less than Five hundred Dollars; and in case of neglect to make such Insurance, the said William Holgate, his Heirs & Assigns may cause it to be made & the expense thereof shall be a lien upon the premises hereby conveyed, in addition to the Note hereinbefore mentioned. And I do hereby covenant & agree to transfer & assign to him the said William Holgate his Heirs & Assigns the policy or policies of such Insurance.

In testimony whereof.

We have hereunto set our hands and seals, this First day of April, in the year of our Lord, One Thousand eight hundred & fifty two (A.D. 1852)

Signed, sealed and delivered
in presence of
Turner Williams

Eugene Donnehey. (L.S.)

Margret x Donnehey. (L.S.)

Providence ss. In the City of Providence this 20 day of April A.D. 1852
Then personally appeared Eugene Donnehey & acknowledged the preceding Instrument by him signed to be his free Act and Deed.

Before me, Benjamin Haines
Justice of the Peace

Received April 21, 1852, at 3.40 o'clk P. M.

Witness: word "and" erased

Albert Pabodie
City Clk

Know all men that I Wm H Gale mortgagee within named for & in consideration of Six hundred Dollars to me paid by Benjamin Dyer of the City of Providence, the receipt whereof is hereby acknowledged, do hereby assign, transfer & set over to said Dyer & his heirs, executors, administrators & assigns, all my right, title, interest, property claim & demand in & to this Mortgage Deed & the promissory note therein named and secured. To have and to hold the same with all the privileges & powers that are conferred on me by said Mortgage for himself & his legal representatives forever. Provided however & this transfer is made upon the following condition, that whereas the said Dyer has at my request endorsed my certain promissory note for Dollars, Now therefore if the said Note or any renewal thereof with all the interest cost & damages be truly paid, then this transfer is to be void, otherwise to remain in full force & effect. In Witness whereof I hereunto set my hand & seal June 7 A D 1852

In presence of G A Williamson

Wm H Gale (L.S.)

Prov ss In Providence June 7 1852 personally appeared William H Gale before me and acknowledged the above transfer to be his free act & deed

Albert G Greene
Public Notary

Recorded June 7. 1852 at 11 o'clock A.M.

Witness
Albert Pabodie City Clerk.

The Note referred to in the annexed Transfer having been paid at maturity I do hereby release all claim to the within Mortgage

Witness my hand & Seal June 12 1852

Geo H Williamson

In presence of
Albert Pabodie

Having received payment in full for the note within named, I do hereby cancel the same & release this Mortgage Deed

Witness my hand & Seal July 12 1852

George H Bassett (L.S.)

In presence of
Albert Pabodie

206

To all People to whom these Presents shall come.

I, David Taylor

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said David Taylor for and in consideration of the sum of One Thousand Dollars to me in hand, before the unsealing hereof, well and truly paid by

George H. Bassett

of Taunton, in the County of Bristol and State of Massachusetts

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said George H Bassett his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said George H Bassett his Heirs and Assigns forever,

One certain Lot of Land with a Dwelling House & other Buildings & other Improvements thereon, situate in the Northerly part of said City of Providence in Lot Number 46 (Forty six) on a Plat of House Lots on Green Lane & adjacent Street, belonging to Stephen Manton, Joshua Bacon & Edward Phenneles, surveyed by Benoni Stockwell June 3. 1828. platted and divided into House Lots May 10. 1847. by Almater & Schubarth. Said Lot fronts Forty feet on Hewell Street, and holding its width runs Southerly One hundred feet to Lot Number 53 (fifty three) on said Plat & bounded on said Street, Westerly on Lot No 47 (Forty seven) Southerly on Lot Number 53 (fifty three) & Easterly on Lot Number 45 (Forty five) as per Plat. It is the same Lot of Land conveyed to me the Grantor by Stephen Manton Edward Phenneles & Joshua Bacon, by Deed dated Sept 2. A.D. 1848, & which Deed is on Record in the City Clerks Office in said Providence in Book Number 112, of the Records of Deeds, page 117.

And I, Lydia C Taylor, Wife of the Grantor, for in consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim unto him the said George H Bassett, his Heirs & Assigns forever, all my Right of Dower in & to the above described & granted premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said George H Bassett his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said David Taylor for me & for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said George H Bassett his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said George H Bassett his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said David Taylor for me & for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said George H Bassett his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always & this Deed is upon this express condition, That whereas I the aforenamed David Taylor have this day made & executed my certain Negotiable promissory Note, bearing even date herewith & made payable to him the said George H Bassett, or order, in Four years from date with Interest, for the sum of One Thousand Dollars, said Interest to be paid yearly. Now Therefore, if I the aforenamed David Taylor, or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid at the maturity thereof the aforenamed Note, together with the interest thereon, then this Deed is to be void, but otherwise to be & remain in full force & effect.

Furthermore I, the aforenamed David Taylor do hereby constitute & appoint the aforenamed George H Bassett, his executors, administrators & assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my name, & in his or their name or names, at any time in case default shall be made in the payment of said Note, & such default shall continue for the term of ten days, to sell at public auction, the premises aforesaid, he or they first giving (after the expiration of said term of ten days) twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, and in my Name, or in his or their name or names, to make, seal, execute, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed of said Premises, so as to vest in such purchaser or purchasers a full & absolute Estate in fee simple therein, And on sale thereof, (hereby giving & granting unto my said

Attorney or Attorneys full power & authority to adjourn said Sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the Purchaser or purchasers thereof, the amount the same shall be sold for & after the payment of all the expenses incident to such Sale, to apply & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured, and accounting to me my Heirs or Assigns for all sums over & above the amount thereof. I hereby ratifying, approving & confirming such Sale as may be made or caused to be made by virtue hereof.

In testimony whereof. We have hereunto set our hands & seals, this First day of January A.D. One Thousand Eight hundred & fifty two. (1852)

Signed, sealed & delivered in presence of
Stephen Martin. Witness to
signature of David Taylor.
Caroline E. Taylor. Witness to the
signature of Lydia C. Taylor

David Taylor. (L.S.)

Lydia C. Taylor. (L.S.)

Providence County ss. In the City of Providence April 24th A.D. 1852.
Personally appeared David Taylor, subscriber to the preceding Instrument & acknowledged the same to be his free & voluntary Act and Deed.
Before me, Stephen Martin
Justice of the Peace.

Recorded April 22, 1852. at 9.05 o'clk A.M.

Witness

Albert Pabodie
City Clerk

Having received payment in full for the note secured, I do hereby cancel and discharge this Mortgage Deed. Witness my hand & seal April 13, 1852

In presence of
Albert Pabodie

John X Corcoran
mark

To all People to whom these Presents shall come.

I John Costigan
of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said John Costigan
for and in consideration of the sum of Five Hundred Dollars to me
in hand, before the ensealing hereof, well and truly paid by

John Conner of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John Conner his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said John Conner his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situated on the Westerly side of Brook Street in the Southerly part of said City of Providence, bounded & described as follows, viz. Easterly by said Brook Street, whereon it measures Fifty feet, & extending the width of Fifty feet, equals back Westerly from said Brook Street, Fifty feet. Being the same Lot of Land that was conveyed to this Grantor by Deed from the said John Conner, dated April 2d. 1852.
Reference to said Deed being had.

And I Catherine Costigan Wife of the said John Costigan, for in consideration of the aforenamed sum of Five Hundred Dollars paid my said husband do hereby Release, Quitclaim & forever Disclaim to the said John Conner & his Heirs and Assigns forever, all my Rights of Dower and & Power of Thirds in & to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John Conner his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said John Costigan for me and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John Conner his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John Conner his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John Costigan for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John Conner his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The foregoing Deed is upon this condition. For that whereas I the said John Costigan have made and executed my five certain promissory Notes, both bearing even date with this Deed & duly payable to the said John Conner or order, viz. One Note for the sum of One hundred Dollars, payable in One year after date with Interest, one other Note for the sum of One hundred Dollars, payable in Two years after date with Interest payable annually. Now Therefore, if I the said John Costigan, or my Heirs Executors Administrators or any other person for me or them, shall well & truly pay or cause to be paid to the said John Conner or to his Heirs or Assigns the aforenamed five promissory Notes, together with the Interest thereon, according to the tenor of said Notes, then this Deed shall be void, otherwise to be & remain in full force and virtue.

In testimony whereof. We have hereunto set our hands & seals, on this Twenty seventh day of April AD One Thousand Eight Hundred & fifty two. (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle

John X Costigan. (L.S.)
his mark

Catherine X Costigan. (L.S.)
her mark

County of Providence ss. In the City of Providence on this 27th day of April A.D. 1852.
Then personally appeared the within named John Corrigan before me & acknowledged the within Instrument by him signed to be his free Act and Deed.
Nathaniel Searle
Justice of the Peace

Recorded April 27. 1852. at 12 o'clock P. M.
Witness)
Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I Ruth Vaughn.

of the City County of Providence and State of Rhode Island

Send Greeting. Know Ye, That I the said Ruth Vaughn Widow of Gerlet Vaughn deceased. for and in consideration of the sum of Seven hundred seventy five Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Nancy Angell

of the City and County of Providence and State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Nancy Angell her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Nancy Angell her Heirs and Assigns forever,

One certain Lot of Land with all the Buildings & Improvements thereon, situated in the Westerly part of said Providence, being Lot Numbered One (1) on a Plat of William E Richmonds Knight Farm Estate, so called; which Plat may be found on Record in the City Clerks Office in said Providence; said Lot is situated at the corner of Knight & Washington Streets, measuring Fifty feet on said Knight Street, Ninety five feet on said Washington Street, Forty feet on Lot Numbered three (3) on said Plat as bounded Southerly on Lot No 2 on said Plat, be the distance more or less; & is the same Lot of Land that was conveyed to the Grantor by Deed from Daniel Budlong, dated January 1st A.D. 1846, which Deed is recorded in Book No 106, page 51. of the Records of Deeds in said City of Providence. Reference thereto & to said Plat being had for a more particular description.

Mortgage deed
Book 28. Page 165.
Nancy Angell
Witness
E. G. Williamson

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Nancy Angell her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And I the said Ruth Vaughn for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Nancy Angell her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Nancy Angell her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Ruth Vaughn for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Nancy Angell her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the above written Deed is, that whereas I the said Ruth Vaughn am indebted to said Nancy Angell, in the sum of Seven hundred seventy five Dollars; for which amount I have given Her my promissory Note, bearing even date herewith made payable to her the said Nancy Angell, or order, Three years after date, with Interest annually. Now Therefore, if I the said Ruth Vaughn or any other person for me shall well & truly pay or cause to be paid the note aforesaid, when the same shall become due & payable as aforesaid, both principal & interest & pay the Interest annually agreable to the tenor & effect of said Note, then the aforewritten Deed to be Null & Void, otherwise to remain & be in full force. And furthermore I the said Ruth Vaughn, for myself, my Heirs, Executors & Administrators do hereby constitute & appoint said Nancy Angell, her Executors, administrators & Assigns, my true & lawful Attorney or Attorneys irrevocable, with power of substitution & revocation, for me & in my Name or in her own name, at any time after said Note or the Interest on the same shall become due & payable & remain unpaid, to sell at public Auction, first giving thirty days notice thereof in some one of the public Newspapers printed in said Providence, the premises aforesaid, hereby giving my said Attorney or Attorneys or Substitute, full power & authority to adjourn said sale from time to time at discretion, & for me & in my Name to execute, seal & deliver to any person or persons who shall

become the purchaser or purchasers thereof a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a good & absolute Estate in fee simple in the premises, & on sale of said premises to receive of & from said purchaser or purchasers the amount the same shall be sold for & upon receipt thereof, to apply & appropriate the same to the payment of the sum due on said Note & secured by this Deed, first paying all expenses of every kind attending said sale & accounting to me my Heirs or Assigns for all sums over and above the amount aforesaid; hereby for myself, my Heirs, Executors & Administrators, ratifying & confirming such sale as may be executed by my said Attorney or Attorneys or Substitute for the purposes aforesaid.

In Witness whereof I have hereunto set my hand and seal, this Twenty fourth day of April, in the year of our Lord Eighteen Hundred & fifty two.

Signed, sealed and delivered
in presence of
Robert Knight

Ruth Vaughn. (L.S.)

Providence SS. In the City of Providence this 24 day of April A.D. 1852.
Then personally appeared Ruth Vaughn & acknowledged the aforegoing written Instrument by her subscribed to be her free Act and Deed.
Before me, Robert Knight
Justice of the Peace.

Recorded April 27, 1852. at 2 o'clock P.M.
Witness [not "true" erased] Albert Pabodie
City Clk

To all People to whom these Presents shall come.

209

I, Charles G. Arnold,

of the City and County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Charles G. Arnold for and in consideration of the sum of Fifteen hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Edwin H. Arnold

of Boston, in the County of Suffolk & Commonwealth of Massachusetts

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Edwin H. Arnold his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Edwin H. Arnold his Heirs and Assigns forever,

All my right, title & interest (the same being the one undivided Eighth part) in & to that certain Estate, with all the Buildings & Improvements thereon ~~situate~~ situated on both sides of Cooding Street, in the Westerly part of said City of Providence & now owned, held & occupied by the High Street Furnace Company, which Company consisted of Isaac H. Holden, Pardon T. Holden, of me the said Charles G. Arnold & of James C. Butts Junr. for the Boundaries of said Estate, reference may be had to a Deed made & executed by the aforenamed Isaac H. Holden to me the Grantor, bearing date April 21, A.D. 1849 & on Record in the City Clerks Office in Book 117, page 18. Also in & to any & all other Real Estate whether situate in said City of Providence or elsewhere, now owned by said High Street Furnace Company, or in or to which they have an interest.

And also in and to all and singular the Machinery, Patterns, Tools, Implements and Apparatus of every Name or description. Stock on hand manufactured, unmanufactured or in the process of manufacture. Stocks & Property, including Bank, Rail Road & similar Stocks of every Name, kind or description, and wherever or however the same may be situate, of or belonging to the said High Street Furnace Company, including therewith all sums of Money due, owing or payable to said Company from any person or persons, firms, companies or Corporations, together with all my Interest in and to all & every evidence of such Indebtedness

described Debt & note, cancel & discharge
to Edwin H. Arnold

Boston June 19. 1852. I hereby in consideration of the full payment & satisfaction of the debt within mentioned & described release the within Mortgage & allow the same to be recorded
In presence of Geo. Whitwell

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities to the same belonging, or in any wise appertaining to him the said Edwin H. Arnold his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Charles G. Arnold for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Edwin H. Arnold his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Edwin H. Arnold his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Charles G. Arnold for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Edwin H. Arnold his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always & this Deed is upon this express condition, That whereas I the aforenamed Charles G. Arnold have this day made & executed my certain Negotiable promissory Note bearing even date herewith & made payable to him the said Edwin H. Arnold, or order, in One Year from date with Interest, for the sum of Fifteen Hundred Dollars.

Now Therefore, If I the aforenamed Charles G. Arnold or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid the aforenamed Note, at its maturity, then this Deed is to be void, but otherwise to be & remain in full force and effect.

Furthermore, I the aforenamed Charles G. Arnold do hereby constitute & appoint the aforenamed Edwin H. Arnold, his executors, administrators & assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name or in his or their Name or Names, at any time in case default shall be made in the payment of said Note & such default shall continue for the term of ten days to sell at public Auction, the premises aforesaid, he or they first giving (after the expiration of said term of ten days) Twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, & in my Name or in his or their Name or Names to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed & other Conveyances as shall vest in such purchaser or purchasers a full and perfect title thereto, and on sale thereof, (hereby giving & granting unto my said

Attorney or Attorneys, full power and authority to adjourn said sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for & to apply the net proceeds to the payment of the amount due on said Note hereby secured, and accounting to me my Heirs or Assigns for all excess. I hereby ratifying & confirming such sale as may be made by virtue hereof.

In Witness whereof, I have hereunto set my hand & seal this twenty seventh day of April A.D. One Thousand Eight hundred fifty two. (1852)

Signed, sealed and delivered
in presence of
Henry Martin

Charles G. Arnold. (L.S.)

Providence County ss. In Providence this Twenty seventh day of April A.D. 1852.
Then Charles G. Arnold personally appeared before me and acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Henry Martin
Justice of the Peace

Recorded April 27, 1852. at 5 1/4 o'clk P.M.

Witness
Albert Pabodie
City Clk

To all People to whom these Presents shall come. 210

We, Thomas P. Sherman & Mary Ann Sherman, Wife said Thomas P. of the City and County of Providence and State of Rhode Island

Send Greeting. Know Ye, That We the said Thomas P. & Mary Ann Sherman for and in consideration of the sum of Two hundred & fifty Dollars, to us in hand, before the ensealing hereof, well and truly paid by

Benjamin B. Wood, Mason
of the City and County of Providence and State aforesaid

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Benjamin B. Wood his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Benjamin B. Wood his Heirs and Assigns forever,

One certain Lot of Land with all the Buildings and Improvements thereon, situated in the Westerly part of said Providence and described as follows, to wit: Beginning at a point One hundred feet from Broadway & One Hundred feet from Palace Street, & running Southerly parallel with said Palace Street, Ninety feet to Vernon Street; thence Westerly with the Northerly line of said Vernon Street, Forty feet; thence Northerly about Ninety six feet more or less to a point One hundred feet from said Broadway & Forty feet from the place of beginning; thence Easterly parallel with said Broadway, Forty feet to the place of beginning; and is the same Lot of Land that was conveyed to said Mary Ann Sherman by Deed from Bradford Allen, dated February 28th A.D. 1851. which Deed is recorded in the City Records Office in Book No Page.

Reference thereto being had.

Recorded Nov. 19 1853
Henry Albert Pabodie

Provided Nevertheless, that if the said Thomas P. Sherman & Mary Ann Sherman, their Heirs, Executors or Administrators, shall well and truly pay or cause to be paid unto the said Benjamin B. Wood his Executors, Administrators or Assigns, the aforesaid sum of Two hundred & fifty Dollars, with interest thereon, according to the true intent and meaning of a certain Promissory Note of even date herewith, made by the said Thomas P. Sherman & Mary Ann Sherman, payable to the said Benjamin B. Wood or order, Two years after date with interest, the interest to be paid semi annually, and shall perform all the covenants and agreements in said Note contained, then these Presents, and the estate hereby granted, shall cease, determine and be void, and the said Benjamin B. Wood his Executors, Administrators or Assigns, shall, upon the request and at the cost and charge of the said Thomas P. Sherman & Mary Ann Sherman, their Heirs or Assigns, release the premises to them, by a good and sufficient release deed. And it is hereby agreed, that in case default shall be made in the payment of the interest on said Note, for the space of Thirty days after the same becomes due, then the principal sum of said Note shall become due and payable, and the said Benjamin B. Wood his Executors, Administrators or Assigns, may enter upon and take possession of the premises above mentioned, and hold the same, and receive the rents, issues and profits thereof, to his own use, until the said Note and interest shall be fully paid.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Benjamin B. Wood his Heirs and Assigns, forever; to his and their only proper use, benefit and behoof forever. And We the said Thomas P. & Mary Ann Sherman for ourselves our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Benjamin B. Wood his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owners of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Benjamin B. Wood his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Thomas P. & Mary Ann Sherman for ourselves our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Benjamin B. Wood his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the above written Deed, is, that whereas We, the said Thomas P. & Mary Ann Sherman are indebted to said Benjamin B. Wood, in the sum of Two hundred & fifty Dollars. for which amount the said Thomas P. Sherman has given his promissory Note, bearing even date herewith, & made payable to said Benjamin B. Wood, or order, Two years after date with Interest the interest to be paid semi annually. Now therefore, if We, the said Thomas P. and Mary Ann Sherman, or either of us, or any other person for us, shall well & truly pay or cause to be paid, the Note aforesaid, when the same shall become due & payable, both principle & interest and pay the interest semi annually, agreable to the tenor & effect of said Note, then the aforewritten Deed to be Null & Void & of no effect, otherwise to remain in full force & virtue. Furthermore, We, the said Thomas P. Sherman & Mary Ann Sherman, for ourselves, our Heirs, Executors & Administrators do hereby constitute & appoint said Benjamin B. Wood, his Executors, Administrators & Assigns to be our Attorney or Attorneys, irrevocable, with power of substitution & revocation, for us & in our Name, & any time after said Note, & the Interest on the same shall become due & payable & remain unpaid, to sell at public auction, first giving thirty days notice thereof, in some one of the public Newspapers printed in said Providence, the premises aforesaid, hereby giving our said Attorney or Attorneys or Substitute full power & authority to adjourn said

Sale from time to time) at discretion: and for us & in our names or in his own Name, to execute, and deliver to any person or persons who shall become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a good & absolute Estate in fee simple in the premises; and on sale thereof, to receive of & from said purchaser or purchasers, the amount the same shall be sold for & upon receipt thereof to apply & appropriate the same to the payment of the sum due on said Note & secured by this Deed; first paying all expenses of every kind attending said sale, accounting to us, our Heirs & Assigns for all sums over & above the amount aforesaid, hereby for ourselves, our Heirs, Executors & Administrators, ratifying & confirming such sale as may be executed by our said Attorney or Attorneys, or Substitute for the purpose aforesaid.

In Witness whereof, We have hereunto set our hands and seals, this Twenty eighth day of April, in the Year of our Lord, Eighteen hundred and fifty two. (the word "hundred" interlined before signing.)

Signed, Sealed and delivered
in presence of
Robert Knight

Thomas P. Sherman. (L.S.)

Mary An Sherman. (L.S.)

Providence Sc. In the City of Providence this 27 day of April A.D. 1852.

Then personally appeared Thomas P. Sherman, & acknowledged the aforegoing written Instrument by him subscribed, to be his free Act and Deed.

And at the same time & place personally appeared Mary Ann Sherman, Wife of said Thomas P. Sherman being examined privily & apart from her said Husband & having said Instrument shown & explained to her by me, acknowledged the same to be her free Act and Deed, from which she did not wish to retract.

Before me. Robert Knight
Justice of the Peace

Recorded April 28. 1852. at 9. 05 o'clk A.M.

Witness
Albert Pabodie
City Clk

Having received payment in full for the Note within named & secured by this Mortgage this 12 August 1853.
I do discharge this Mortgage
In presence of
Wm. Foster
Albert Pabodie

211

To all People to whom these Presents shall come.

I, Francis Conghlane of Olneyville,
in the County of Providence and State of Rhode Island
Send Greeting. Know Ye, That I the said Francis Conghlan
for and in consideration of the sum of Two Hundred Dollars, to me
in hand, before the ensealing hereof, well and truly paid by
William Foster of the City of Providence, in said State
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said William Foster his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said William Foster his Heirs and Assigns forever,

A certain Lot of Land situate in the Westerly part of said City of Providence, & is laid out and described as Lot Number Thirty (30) on a Plat of Lots in Bennets Heirs, surveyed & platted April 26. 1845. & recorded in the City Clerks Office in said Providence, in Book of Plats No 2. page 9. Reference to said Plat being had.

And I, Sarah Conghlan, Wife of the aforenamed Francis Conghlan, for & in consideration of the sum paid my Husband as aforesaid, do hereby Release, Release and forever Quitclaim unto the said William Foster, his Heirs and Assigns all my Right of Dower in and to the aforegranted Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said William Foster his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Francis Conghlan for myself & for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said William Foster his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said William Foster his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Francis Conghlan for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said William Foster his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always, & this Deed is upon this express condition that whereas I the aforenamed Francis Conghlan, have this day made & executed my Five certain Negotiable promissory Note, all bearing even date herewith & all made payable to William Foster or order as follows, the First payable in Three Months after date with interest, for the sum of Forty Dollars, the second payable in Six months after date with Interest for the sum of Forty Dollars, the Third payable in Nine Months after date, with Interest, for the sum of Forty Dollars, the Fourth payable in Twelve Months after date, with Interest for the sum of Forty Dollars, the Fifth payable in Fifteen Months after date, with interest for the sum of Forty Dollars. Now therefore, if I the aforenamed Francis Conghlan or my Heirs, Executors or administrators or any other person for me or them, shall well & truly pay or cause to be paid at maturity each & all of the aforenamed notes, together with the interest thereon according to the tenor thereof, then this Deed is to be void, but otherwise to be & remain in full force, virtue & effect.

Furthermore, I the aforenamed Francis Conghlan do hereby constitute & appoint William Foster, his Heirs & Assigns, my true & lawful Attorney or Attorneys irrevocable, with full power of substitution & of revocation for me & in my Name or in their Name or Names at any time after either of said Notes shall become & payable & the same is or shall be unpaid for the term of Ten days thereafter to sell at public Auction the premises aforesaid, they first giving (after the expiration of

said term of ten days) Ive days notice of such sale in some one of the public News-papers printed in said City of Providence, & in my Name or in their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers a good & sufficient Deed of said premises, so as to vest in such purchaser or purchasers a full and absolute Estate in fee simple in the premises, and on sale thereof, (hereby giving & granting unto my said Attorney or Attorneys full power and authority to adjourn said sale from time to time) I do authorize said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for and after the payment of all the expenses incident to such sale to apply & appropriate the residue thereof, not only to the payment of the said Note which may be due & payable & remains unpaid for the term of ten days, but to the full payment of all the aforesaid Notes whether the same shall be due & payable or not and accounting to me for all sums over & above the amount thereof hereby ratifying, approving & confirming such sale as may be made or caused to be made by my said Attorney or Attorneys for the purposes aforesaid, by virtue hereof.

In testimony whereof.
We have hereunto set our hands and seals, this Twenty eighth day of April A.D. Eighteen hundred and fifty two.

Signed, sealed and delivered
in presence of
Franklin J. Dickman. Witness
to signatures of Francis Coughlan
and Sarah Coughlan

Francis Coughlan. (D)

Sarah Coughlan. (D)

Providence Sc. In the City of Providence on the 28th day of April A.D. 1852.
Then the above named Francis Coughlan personally appeared & acknowledged the aforegoing Instrument by him subscribed to be his free & voluntary Act and Deed.
Before me. Franklin J. Dickman
Justice of the Peace.

Recorded April 30. 1852. at 2.35 o'clk P. M.

Witness

Albert Pabodie City Clk

To all People to whom these Presents shall come.

212

I. John C. Church.

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said John C. Church for and in consideration of the sum of One hundred sixty five Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Joseph Howard

of the City of Hartford, in the State of Connecticut, a Minor

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Howard his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Howard his Heirs and Assigns forever,

A certain Lot of Land in the Southeasterly part of said City, bounded as follows. Viz: Northerly by William Street, about Thirty feet, Easterly by William Street in part & by Land of Edward Pierce; Southerly by John Street, about Fifteen feet & Westerly by Land of Sherman S. Mars, it being the Lot conveyed to me by Charles Potter by his Deed dated the 20 day of April A.D. 1852. & duly recorded in the Records of said City.

Having received another Mortgage on the
I do hereby cancel & discharge the
Witness my hand & Seal this 7 1853
In presence of
Albert Pabodie
Thomas M. Burgess
Town Clerk of Johnston

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Howard his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said John C. Church for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Howard his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in my good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Howard his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John C. Church for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Howard his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the preceding Deed is, that whereas the said Church has made to the said Howard, or order, his Note for the sum of One hundred sixty five Dollars, payable with Interest Two years after date, of even date herewith: If said Note & Interest shall be paid according to the tenor thereof, this Deed shall become dose, null & void, otherwise it shall be in full force & effect. And I the said John C. Church do hereby constitute Thomas M. Burgess the Guardian of the said Howard, or his Successor as Guardian, or the said Howard, when of full age, my Attorney, with power of substitution, (& the Assigns of either of said persons) with full power, if said Note remain overdue Six Months, to advertize for thirty days & then sell at public Auction the premises hereby conveyed & from the proceeds to pay & discharge said Note, with Interest & expenses, & to make a good & valid Deed of the premises aforesaid, hereby declaring this power irrevocable & confirming what may be lawfully done by virtue thereof.

In testimony whereof, I have hereunto set my hand & seal, this Twenty ninth day of April A.D. One Thousand Eight Hundred & fifty two.

Signed, sealed and delivered
in presence of
Cook Aldrich

John C. Church. (D)

Providence Sc. In the City of Providence May 1. 1852.
Personally appeared John C Church before me and acknowledged the within Instrument to be his free act and Deed.
Albert Pabodie. City Clk.

Recorded May 1. 1852. at 10.40 o'clk A.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

We, John Randall & Mary C Randall, Wife of the said John Randall, both of the City County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That We the said John Randall & Mary C Randall for and in consideration of the sum of Five Hundred Dollars to us in hand, before the ensealing hereof, well and truly paid by Seth Padelford & Richard C Hamlin, both of said City of Providence, Co Partners in Company under the Name of Seth Padelford & Co.

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Seth Padelford & Co their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Seth Padelford & Co their Heirs and Assigns forever,

Five certain Lots of Land with all the Buildings and Improvements thereon, both situate in the Northerly part of said City of Providence, and are said Lots described as Lots Number 28 (twenty eight) & 29 (twenty nine) on a Plat of Land belonging to Asha B Dike & Seth Padelford, surveyed & platted April 3 A.D. 1846. which said Plat is on Record in the City Clerks Office in said Providence in Book of Plats No 2. page 12, & are the same Two Lots conveyed to the said Mary C Randall by Deed from the aforenamed Asha B Dike & Seth Padelford, bearing date July 15 A.D. 1848. & which said Deed is on Record in said Office in Book 112. page 171 of the Records of Deeds.

Having received pay in full for the amount secured by this Deed
I do hereby cancel and discharge this Mortgage Deed
Witness my hand & Seal Oct 12 1853
Seth Padelford & Co
In presence of
[illegible]

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Seth Padelford & Co their Heirs and Assigns, forever, to them and to their only proper use, benefit and behoof forever. And We the said John Randall & Mary C Randall for ourselves for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Seth Padelford & Co their Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Seth Padelford & Co their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said John Randall & Mary C Randall for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Seth Padelford & Co their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always this Deed is upon this express condition, That whereas the aforenamed John Randall has this day executed & delivered to them the said Seth Padelford & Co. his certain Guaranty in Writing thereby guaranteeing to them the said Seth Padelford & Co, the payment of such sums of Money as may be due, owing & payable, within the term of Five years from the date hereof, from one Jeremiah Williams of said Providence to them the said Seth Padelford & Co. Now therefore, if the aforenamed John Randall or his Heirs, Executors or Administrators, shall in all things keep & perform the terms of said Guaranty as assumed & entered into by him the said John Randall, then this Deed is to be & remain in full force & effect.

Furthermore, We, the aforenamed John Randall & Mary C Randall do hereby constitute and appoint the aforenamed Seth Padelford & Co. their Assigns, the survivor of them the said Seth Padelford and Richard C Hamlin, the Executors, administrators & Assigns of such survivor our true & lawful Attorneys irrevocable, with full power of substitution & of revocation, for us & in our names, at any time in case default shall be made in the payment of any sum or sums of Money that may be due & payable from him the said Jeremiah Williams, to them the said Seth Padelford & Co, the payment of which is guaranteed by the aforenamed John Randall, & such default shall continue for the term of ten days to sell at public Auction, the premises aforesaid, they first giving (after the expiration of

said term of Six days) Twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, & in our Names, or in their Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed of said premises so as to vest in such purchaser or purchasers a full & perfect Title thereto, and on sale thereof, (hereby giving & granting unto our said Attorney full power & authority to adjourn said sale from time to time) We do authorize our said Attorney to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for & after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof to the payment of the amount of all sums secured to be paid by said Guaranty, & accounting to the said Mary C Randall, Her Heirs and Assigns, for all sums over & above the amount thereof. We hereby ratifying & confirming such sale as may be made by virtue hereof.

And it is agreed by and between the parties hereto, That the Grantor shall & will keep & maintain insurance upon said Dwelling House & other Buildings, in a sum not less than Five Hundred Dollars & assign the Policy of such Insurance, to the Grantees, as further security for the payment of the sums secured by said Guaranty, and in default thereof it shall be lawful for the Grantees to effect such Insurance & the Premium & Premiums paid for effecting the same shall be a lien upon said Mortgaged Premises and hereby secured.

In testimony whereof, We have hereunto set our hands & seals, this First day of May, in the Year of our Lord, One Thousand Eight Hundred and Fifty two. (1852)

Signed, sealed and delivered
in presence of
Stephen Martin

John Randall. (L.S.)

Mary C. Randall. (L.S.)

Providence County ss. In the City Providence this First day of May A.D. 1852.
Then John Randall personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free act & deed. And at the same place & time Mary C Randall, Wife of the aforenamed John Randall, also appeared before me being by me examined privily & apart from her said husband, & having the preceding Instrument shown & explained to her by me, she acknowledged the same to be her free act and deed, & at the same time declared to me that she did not wish to retract the same.

Stephen Martin
Justice of the Peace

Recorded May 1. 1852, at 3. 50 o'clk P. M.

Witness word "the City" erased
Albert Pabodie
City Clk

To all People to whom these Presents shall come.

214

I, John P. Dunham,

of the City / County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said John P. Dunham for and in consideration of the sum of Two Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Horace C. Burgess, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Horace C Burgess his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Horace C Burgess his Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House & other Buildings & Improvements thereon, situate on Constitution Hill, in said City of Providence, & bounded & described as follows, Viz: Beginning at the Southeast corner of said Lot of Land, at the Northeast corner of Isaac Angell's Lot of Land, on Main Street, thence running West from Main Street & bounding South on said Angells Lot, about Seventy feet to Stamper Street, thence North bounding West on Stamper Street, Twenty five feet to the Lot which Isaac Brown & Robert Angell Executors of Benjamin Sawyer, sold to Eleazer Whipple, thence East bounding North on said last mentioned Lot about Seventy feet to said Main Street, thence South bounding East on said Main Street, about Twenty five feet to the first mentioned bounds. Being the same Estate that was conveyed to this Grantor by Deed from Abigail Yates, dated April 5. A.D. 1850. & recorded in the Land Records of said City of Providence, in Book 181, page 105. Reference to said Deed being had.

And I, Laura A Dunham, Wife of the said John P Dunham, for & in consideration of the aforenamed sum of Money paid my said Husband, do hereby Release, Release & Forever Quitclaim to the said Horace C Burgess & to his Heirs & Assigns forever, all my Right of Dower & Power of Thirds in & to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Horace C Burgess his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said John P Dunham for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Horace C Burgess his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Horace C Burgess his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Having received payment in full for the note within named. I do hereby cancel & discharge this Mortgage Deed. Witness my hand & seal July 3 1854
In presence of Albert Pabodie
John P. Dunham (L.S.)

Furthermore, I the said John P. Dunham for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Horace C Burgess his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said John P Dunham have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Two hundred Dollars, payable to the said Horace C Burgess, or order, in One year after date, with Interest, payable semi annually, Now Therefore, if I, the said John P Dunham, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, to the said Horace C Burgess, his Heirs or assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force & virtue. Furthermore I, the said John P Dunham do hereby constitute & appoint the said Horace C Burgess, his executors, administrators & assigns, my true and lawful Attorney & Attorney, irrevocable, with full power of substitution & of revocation, for me & in my Name at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my name, or in his or their Name or Names to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof,

a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys, full power & authority to adjourn & continue said Sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such Sale & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed, according to the full sums that shall be over & above the amount aforesaid, and hereby ratifying & confirming such Sale as may be made by my said Attorney & Attorneys for the purposes aforesaid.

In testimony whereof, We have hereunto set our hands & seales, on this Twenty seventh day of April A.D. One Thousand Eight Hundred & fifty two (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle

John P. Dunham. (L.S.)

Laura A. Dunham. (L.S.)

County of Providence ss. In the City of Providence on this 27th day of April A.D. 1852. Then personally appeared the above named John P. Dunham before me, and acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded May 3. 1852. at 9½ o'clk A.M.

Witness

Albert Pabodie
City Clk

Having received another Mortgage on the same premises
Let this my deed be cancelled and discharged this May 2. 1853
Witness my hand & seal this May 2. 1853
In presence of
Albert Pabodie

George C. Jencks (L.S.)

To all People to whom these Presents shall come.

2.15

I, William Henry Taft

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said William H. Taft for and in consideration of the sum of Five Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

George C. Jencks, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said George C. Jencks his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said George C. Jencks his Heirs and Assigns forever,

A certain Lot of Land situate in the Northerly part of said City of Providence, it fronts Easterly on Hemlock Street, & is said lot & described as Lot Number 91 (Ninety one) on a Plat of House Lots belonging to Seth Padelford and Asa Dike, surveyed & platted April 3. 1846. by Allwater and Jedediah, & on Record in the City Clerks Office, in the City of Providence, in Book of Plats No 2 page 12. Reference thereto being had.

And I, Hannah Taft, Wife of the Grantor, for & in consideration of the said sum of Money paid my said Husband, do hereby Remise, Release, Quitclaim, unto the said George C. Jencks, & to his Heirs & Assigns, all my Right of Dower & Power of Thirds in & to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said George C. Jencks his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said William H. Taft for me & for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said George C. Jencks his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said George C. Jencks his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said William H. Taft for me & for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said George C. Jencks his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforegoing Deed is, That if I said William H. Taft my Heirs, Executors or Administrators shall pay or cause to be paid to said George C. Jencks, his heirs, executors, administrators or assigns, the sum of Five Hundred Dollars, on or before the Twenty eighth day of April (years) 1853, with the privilege of paying said sum at any time in Instalments of not less than Fifty Dollars each, with Interest on the same payable yearly till paid, then the aforegoing Deed, also a certain promissory Note, bearing even date herewith, given by me to said George C. Jencks, for the sum aforesaid & payable as aforesaid, shall be void, otherwise shall remain in full force.

Furthermore, I said William H. Taft, for myself & for my Executors & administrators, do hereby constitute & appoint said George C. Jencks, his executors, administrators & assigns, my lawful attorney & attorneys irrevocable, with full power of substitution & revocation for me & in my stead & in my Name, or his or their own Names, to sell at public Auction, first giving three weeks notice in some public Newspaper printed in said Providence, after breach of condition hereof, before such sale of such intended sale, the premises aforesaid, and on sale thereof, to execute & deliver to the purchaser or purchasers thereof, in my Name or his or their Name or Names a good & sufficient Deed or Deeds of the premises aforesaid, to vest in said purchaser or purchasers a good & sufficient and

absolute Estate in fee simple. I hereby authorizing my said Attorneys to adjourn the sale of said premises from day to day, to receive of the purchaser or purchasers the amount the same shall be sold for & out of the proceeds of such sale, to pay whatever may be due on said Note and Interest, and the expenses incident to such sale, paying over to me or my Legal Representatives, the surplus if any shall remain after paying the sums aforesaid. I hereby ratifying & confirming all that my said Attorney or Attorneys shall lawfully do in the premises & granting them full my authority herein.

In Testimony whereof We hereunto set our hands & seals, this Twenty eighth day of April A.D. Eighteen Hundred and fifty two.

Signed, Sealed and delivered
in presence of
Stephen Martin. Witness to the
signature of William H. Taft
James Major

William H. Taft. (L.S.)
Asenath Taft. (L.S.)

Providence Sc. In the City of Providence May 1st A. D. 1852.

Personally appeared William H. Taft, subscriber to the within Instrument & acknowledged the same to be his free and voluntary act and Deed.

Before me, Stephen Martin
Justice of the Peace.

Recorded May 3. 1852. at 10. 20 o'clk P. M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

216

I James Ruttidge

of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said James Ruttidge for and in consideration of the sum of Four Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Horatio N. Slater, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Horatio N Slater his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Horatio N Slater his Heirs and Assigns forever,

A certain lot of land with all the Buildings & Improvements thereon, situate in the Northerly part of said City of Providence on the Northerly side of Smith Street, bounded & described as follows, Viz: Beginning at a certain point on the North side of Smith Street, at the termination of the Land of Charles Hackett. Forty feet from the corner of Smith & State Streets, thence running Northerly bounding on Land of the said Hackett, Seventy feet, more or less, to Land of John Smith, then bounding Northerly on said Smiths Land, running Westerly Forty feet to Land formerly belonging to Francis Kenny, then bounding Westerly on Land formerly of said Kenny, running Southerly Seventy feet, more or less, to Smith Street, then Easterly Forty feet, to the place of beginning, bounding Southerly on said Smith Street. Being the same lot of Land that was conveyed to this Grantor by Deed from Francis Kenny, dated March 6. 1842. & recorded in the Land Records of said City of Providence, in Book No 13 page 37. Reference to said Deed being had.

And I Catherine Ruttidge Wife of the said James Ruttidge, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim to the said Horatio N Slater & his Heirs & Assigns forever, all my Right of Dower & Power of Thirds in & to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Horatio N Slater his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said James Ruttidge for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Horatio N Slater his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Horatio N Slater his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said James Ruttidge for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Horatio N Slater his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

NOTE. SEE TRANSFER. BOOK 13 PAGE 461

The preceding Deed is upon this condition, For that whereas I the said James Ruttidge have made & executed my Two certain promissory Notes, both bearing even date with this Deed, & both payable to the said Horatio N Slater or order, Viz: One Note for the sum of Two Hundred Dollars payable in one year after date with Interest payable semi annually, & one Note for the sum of Two Hundred Dollars, payable in Two years after date with Interest payable semi annually. Now therefore, if I the said James Ruttidge or my Heirs Executors, administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Horatio N Slater, or to his Heirs or Assigns, the aforenamed Two promissory Notes, together with the interest thereon, according to the tenor of said Notes, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue. Furthermore, I the said James Ruttidge do hereby constitute & appoint the said Horatio N Slater, his executors, administrators & assigns, my true & lawful Attorney & Attorney irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of either of the aforenamed promissory Notes, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving Thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, And for me & in my Name, or in his or their Name or Names to make, execute, seal, acknowledge & deliver to any

person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers thereof a full and absolute Estate in fee simple in & to the premises aforesaid. And on sale thereof, I hereby giving and granting unto my said Attorney & Attorneys, full power & authority to adjourn & continue said sale from time to time, I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed Five promissory Notes & secured by this Deed, Accounting to me for all sums of Money that shall be over & above the amount aforesaid Hereby ratifying and confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In Testimony whereof, We have hereunto set our hands & seals, on this Third day of May A.D. One Thousand, Eight hundred and Fifty two.

Signed, sealed and delivered
in presence of
Nathaniel Searle
Patrick Wallace.

James Rattlige. (L.S.)
Catharine her X mark Rattlige. (L.S.)

County of Providence S. In the City of Providence on this 3 day of May A.D. 1852.
Then personally appeared the above named James Rattlige before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded May 3. 1852. at 10. 20 o'clk A.M.

Witness - word "thereof" erased by

Albert Pabodie
City Clk

Providence August 1. A.D. 1853 I hereby cancel and discharge the within Mortgage Deed in full having received payment and full satisfaction of the Note therein secured, Witness my hand and seal this day and year above written.

In presence of
Henry Martin

Ezekiel Owen (L.S.)

Recorded above discharge August 2. 1853 at 11½ o'clk A.M.
Attest Albert Pabodie
City Clk

To all People to whom these Presents shall come.

217

I, Charles A. Young,

of the City and County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Charles A. Young,
for and in consideration of the sum of Seven Hundred Dollars & fifty Dollars, to me
in hand, before the ensealing hereof, well and truly paid by

Ezekiel Owen, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Ezekiel Owen his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Ezekiel Owen his Heirs and Assigns forever,

A Two story Dwelling House and other Buildings and Improvements situate in the Northerly part of said City, on Lands leased to the Grantor by Stephen Randal, and is bounded as follows. Viz. Westerly on Randall Street, in which it measures Eighty feet, and holding the width of Eighty feet extends back Easterly One hundred feet & is bounded Southerly on George Chatterdons Land. Easterly on Letors Land & Northerly on Land leased by said Randal to D. H. Angell &c. with all my Property and Interest in Said Lands from said Randal to me.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Ezekiel Owen his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Charles A. Young for me & for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Ezekiel Owen his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Ezekiel Owen his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Charles A. Young for me & for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Ezekiel Owen his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the preceding is, that if I, said Charles A. Young, my Heirs, Executors or Administrators shall pay to said Ezekiel Owen, his Heirs, Executors, Administrators or Assigns, the sum of Seven Hundred Fifty Dollars, in Three years from the date of this Deed with Interest on the same semi annually till paid then the aforegoing Deed & also a certain promissory Note, bearing even date herewith given by me to said Ezekiel Owen for the sum aforesaid & payable as aforesaid, shall be void, otherwise shall remain in full Force.

Furthermore, I said Charles A. Young, for myself & for my Executors & Administrators, do hereby constitute & appoint said Ezekiel Owen, his Executors, Administrators & Assigns, my lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my stead & in my Name or in his or their Name or Names at any time after said Note shall become due & remain unpaid for Ten days, to sell at public Auction, first giving Three Weeks notice thereof in one of the public Newspapers printed in said City, the Buildings & Improvements standing on the Land aforedescribed, I hereby authorizing my said Attorneys to adjourn the sale of said property from day to day and for me & in my Name or in his or their Names, to execute seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a good & sufficient title to the aforedescribed property, and on sale of

said Estate. I do authorize my said Attorney or Attorneys to receive of the purchaser or purchasers the amount the same shall be sold for, and out of the proceeds of such sale to pay whatever may be due on said Note & Interest & the expenses incident to such sale, paying over to me or my legal Representatives, the surplus if any shall remain after paying the amount aforesaid. I hereby ratifying & confirming all that my said Attorney or Attorneys shall lawfully do in the premises and granting them all my authority therein.

In Testimony whereof, I herewnto set my hand and seal, this First day of May A.D. Eighteen hundred and fifty two (1852)

Signed, sealed and delivered
in presence of
Stephen Martin

Charles A. Young.

Providence Sc. In the City of Providence May 1st A.D. 1852.
Personally appeared Charles A Young. Subscriber to the within Instrument and acknowledged the same to be his free and voluntary act and Deed.
Before me, Stephen Martin
Justice of the Peace.

Recorded May 4. 1852. at 1.40 o'clk P.M.

Witness

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

218

I Oliver C Wilbur

of the City of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Oliver C Wilbur for and in consideration of the sum of Fourteen hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by

Benjamin Hoppin of said Providence

I the receipt whereof do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Benjamin Hoppin his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Benjamin Hoppin his Heirs and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate on the Northerly side of Broad (formerly Sumterset) Street, in said City of Providence, bounded Southerly by said Street, and Westerly by Land of Malcome Sumner. Being a part of the Estate conveyed to me by Deed Gideon Grame, by Deed dated February Fourth A.D. 1852. Recorded in the Records of Deeds in said Providence in Book Number One hundred & twenty six (126) page one hundred & thirty seven (137). Being part of the Lot First described in said Deed, and being Lot Number Four on the Plat of Lots formerly owned by Albert & Evans recorded in said Providence in Book of Plats No 1 & page 76.

And I Lucy Ann Wilbur Wife of the said Oliver C Wilbur in consideration of the sum paid as aforesaid do hereby Release & forever Disclaim unto the said Benjamin Hoppin, his Heirs and Assigns all my Right & Power in and to the aforedescribed Premises.

Having received payment in full for the Note within named & I do hereby cancel and discharge this Mortgage
Witness my hand 2 Dec Augt A 1854
Test: Hoppin
In presence of
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Benjamin Hoppin his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Oliver C Wilbur, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Benjamin Hoppin his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Benjamin Hoppin his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Oliver C Wilbur for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Benjamin Hoppin his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is such, that whereas I the said Wilbur have this day made & executed my Negotiable promissory Note, bearing even date herewith & made payable to the said Benjamin Hoppin or order in One Year after date for the sum of Fourteen hundred Dollars ($1400) with interest payable semiannually, in advance.

Now Therefore, If I the said Wilbur or my heirs, executors, administrators or assigns, or any other person for me or them shall well & truly pay or cause to be paid at maturity the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise shall be & remain in full force & effect. Furthermore, We, the said Oliver C Wilbur & Lucy Ann Wilbur do hereby constitute & appoint the said Benjamin Hoppin, his executors, administrators & assigns, our true & lawful Attorney or Attorneys irrevocable, with full power of substitution & revocation, for us & our Names, or in his or their Name or Names, at any time, in case default shall be made in the payment of said Note, or of the semi annual Interest due thereon, or breach shall be made of the conditions of Insurance hereinafter contained, in the part of the Grantor to be performed, & such default or breach shall continue for the term of ten days, to sell at public Auction all of our & each of our right, title & interest in & to said Lot or any part thereof. He or they first giving, after the expiration of said term of ten days, twenty days notice of such Sale in some one of the public Newspapers printed in said City of Providence, I in our Names or in his or their Name or Names, to make, execute, seal, acknowledge

and deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the said premises, or of any part thereof, so as to vest in such purchaser or purchasers a full & absolute Estate in fee simple therein, and on sale thereof (hereby giving & granting unto our said Attorney or Attorneys full power and authority to continue or adjourn such sale from time to time) We do authorize our said Attorney or Attorneys to receive from the purchaser or purchasers thereof, the amount the same may be sold for, and after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof to the payment of the amount of principal & interest of said Note hereby secured (We hereby agreeing that in case of the sale of said premises or any part thereof, for default of the payment of said semi-annual interest, or for breach of said conditions of Insurance, the principal sum of said Note shall be deemed due & payable on the day of such sale) accounting to me the said Oliver C Wilbur my heirs and assigns for all sums over & above the amount thereof. We hereby ratifying, approving & confirming such sale or sales as may be made or caused to be made by virtue hereof.

Furthermore it is agreed by & between the parties hereto, that the Grantor shall and will keep and maintain Insurance upon the Buildings on said Lot in a sum not less than Fourteen hundred Dollars & will assign the policy or policies of such Insurance to the Grantee, and in default thereof, it shall be lawful for the Grantee, his executors, administrators or assigns to effect such Insurance, & the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged premises added to the amount of said Note & secured by these Presents.

In Testimony whereof, We have hereto set our hands and seals, this First day of May, A.D. Eighteen hundred & fifty two (1852)

Signed, Sealed & delivered in presence of the words "Northerly by Land of John Williams & Easterly by Land of William Davis Jr. being erased with a pen & the words "part of" being interlined in the description before execution. Richard J Burke

Oliver C. Wilbur. (L.S.)

Lucy A. Wilbur. (L.S.)

Providence County SS. In Providence this Fourth day of May, A.D. 1852.

Then Oliver C Wilbur personally appeared before me and acknowledged the preceding Instrument by him signed, to be his free act & deed.

Henry Mearton
Justice of the Peace.

Recorded May 5. 1852, at 12. 25 o'clk P. M.

Witness were "the" erased

Albert Paboodie
City Clk

To all People to whom these Presents shall come.

219

I, Oliver C. Wilbur,

of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Oliver C Wilbur for and in consideration of the sum of Sixteen Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Benjamin Hoppin of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Benjamin Hoppin his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Benjamin Hoppin his Heirs and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate in said Providence, on the Northerly side of Fountain Street bounded as follows. Beginning at the corner made by the Northerly line of Fountain Street with the Westerly line of Battery Street thence extending Westerly on the Northerly line of said Fountain Street, Fifty feet, thence Northerly parallel with Battery Street, Ninety five feet, thence Easterly parallel with Fountain Street to Battery Street, thence Southerly on Battery Street to the place of beginning. the above Lot being the same Lot conveyed to me by Luke Green by Deed recorded in Book 126. page 137. of the Record of Deeds in said Providence and being the last of the two Lots described in said Deede.

And I, Lucy Ann Wilbur Wife of the said Oliver C Wilbur, in consideration of the sum paid as aforesaid, do hereby Release, Release forever Quitclaim unto him the said Benjamin Hoppin, his Heirs & Assigns, all my Right of Dower in the aforegranted premises.

Having received payment in full for the Note within named & I do hereby cancel and discharge this mortgage Witness my hand & Seal May 6 1854

In presence of Albert Paboodie

Benj. Hoppin

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Benjamin Hoppin his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Oliver C Wilbur for myself my for Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Benjamin Hoppin his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Benjamin Hoppin his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Oliver C Wilbur for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Benjamin Hoppin his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is such, that whereas I the said Oliver C Wilbur have this day made & executed my Note of this date for the sum of Sixteen hundred Dollars payable to the said Benjamin Hoppin or order, in One year after date, with Interest payable semi annually in advance. Now if I, or my heirs, executors or administrators or any person for me or them, shall pay the said Note & the interest thereof, according to the tenor thereof, then this Deed shall be void. And We the said Oliver C Wilbur and Lucy Ann Wilbur hereby appoint the said Benjamin Hoppin, his executors, administrators & assigns, our & each of our Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for us & in our Names, or in his or their Name or Names, at any time when default shall be made in the payment of said Note or of the semi annual Interest due thereon, or breach shall be made of the conditions of Insurance hereinafter contained, on the part of the Grantor to be performed, & such default or breach shall continue for the term of ten days, to sell at public Auction, all of our & each of our right, title & interest in & to said premises or any part thereof, he or they first giving, after the expiration of said term of ten days, twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, & in our Names, or in his or their Names or Name, to make, execute seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises or any part thereof, so as to vest in such purchaser or

purchasers, a fee and absolute Estate in fee simple therein. And on sale thereof, hereby giving and granting unto our said Attorney or Attorneys full power & authority to continue or adjourn said sale from time to time) We do authorize our said Attorney or Attorneys to receive from the purchaser or purchasers thereof, the amount the same may be sold for, and after the payment of all the expenses incident to such sale or sales to apply & appropriate the residue thereof to the payment of the amount of principal & interest of said Note hereby secured (We hereby agreeing that in case of the sale of said premises, or any part thereof, for default of the payment of said semi annual interest or for breach of said conditions of Insurance, the principal sum of said Note shall be deemed due & payable on the day of such sale,) accounting to me the said Oliver C Wilbur, my heirs & assigns, for all sums over & above the amount thereof. We hereby ratifying, approving & confirming such sale or sales as may be made or caused to be made by virtue hereof.

Furthermore, it is agreed by and between the parties hereto, that the Grantor shall will keep & maintain Insurance upon the Buildings on said Lot in a sum not less than Fifteen Hundred Dollars, will assign the policy or policies of such Insurance to the Grantee and in default thereof it shall be lawful for the Grantee, his executors, administrators or Assigns to effect such Insurance & the premium or premiums paid for effecting the same shall be a further lien on said Mortgaged premises added to the amount of said Note & secured by these Presents.

In testimony whereof, We have hereto set our hands and seals, this First day of May A.D. Eighteen hundred & fifty two (1852)

Signed, Sealed and delivered
in presence of
Richard Burke

Oliver C. Wilbur. (L.S.)
Jenny A. Wilbur. (L.S.)

Providence County ss. In Providence this Fourth day of May A.D. 1852.
Then Oliver C Wilbur personally appeared before me & acknowledged the foregoing Instrument by him signed, to be his free act and Deed.

Henry Martin
Justice of the Peace.

Recorded May 5. 1852. at 12. 25 o'clk. P.M.

Attest Albert Potter City Clerk

To all People to whom these Presents shall come.

220

I Alfred Garfield

of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Alfred Garfield for and in consideration of the sum of Eight Hundred Dollars, to me in hand, before the unsealing hereof, well and truly paid by

Arba B Dike, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Arba B Dike his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Arba B Dike his Heirs and Assigns forever,

A certain Lot of Land situate on the Southerly side of Benevolent Street, in said City of Providence, measuring about Forty five feet on said Street & extending back, holding the width of about Forty five feet, extends back about Eighty five feet, more or less. Being the same Lot of Land conveyed to this Grantor by Deed from the said Arba B Dike as Trustee, dated May 1 1852. Reference to said Deed being had.

Having paid full payment for the Note herein named & therein secured, this Mortgage Deed & Note is hereby cancelled & discharged. Witness my hand & seal this May 2. 1853
In presence of
E. F. Williamson

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Arba B Dike his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Alfred Garfield for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Arba B Dike his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Arba B Dike his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Alfred Garfield for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Arba B Dike his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Alfred Garfield have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Eight Hundred Dollars payable to the said Arba B Dike, or order, in Five years after date, with interest payable semi annually.

Now Therefore, if I, the said Alfred Garfield, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Arba B Dike, his Heirs or Assigns, the aforenamed Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue.

Furthermore, I, the said Alfred Garfield do hereby constitute & appoint the said Arba B Dike, his executors, administrators & assigns, my true & lawful Attorney, irrevocable, with full power of substitution & revocation, for me & in my name, at any time after the expiration of the day of payment of the aforenamed Note, or of the Interest due thereon (in case the same remains due & unpaid,) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, and from & in my name, or in his or their name or names to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple in and to the

premises aforesaid. And on sale thereof I hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time & do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof the amount the same shall have been sold for, and on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed Note & secured by this Deede. Accounting to me for all sums that shall be over and above the amount aforesaid and hereby ratifying and confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, I have hereunto set my hand & seal, on this First day of May A.D. One Thousand Eight Hundred and Fifty two.

Signed, sealed and delivered
in presence of
Nathaniel Searle

Alfred Garfield. (L.S.)

County of Providence ss. In the City of Providence on this 4th day of May ad 1852.
Then personally appeared the above named Alfred Garfield before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded May 5, 1852, at 3.20 o'clk P.M.

Witness

Albert Pabodie City Clerk

To all People to whom these Presents shall come.

221

I, Benjamin C. Read.

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Benjamin C. Read for and in consideration of the sum of One Thousand Dollars. to me in hand, before the ensealing hereof, well and truly paid by

Gardner T. Swarts of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Gardner T. Swarts his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Gardner T. Swarts his Heirs and Assigns forever,

One certain Lot of Land situated in Northeasterly part of said City of Providence, bo said out & described as Lot Number (109) One hundred nineteen, on a Plat of Cottage & Villa Lots, formerly belonging to the Heirs of the late Gov. James Fenner, surveyed & platted June 20, 1848, by Abraham Schnebarth & Haines, and recorded in the Land Records of said City of Providence, in Book of Plats No 2, page 20, Being a Lot of Land that was conveyed to this Grantor by Deed from Parley M. Mathewson, dated October 20, 1851, and on Record in the Land Record in said City of Providence, in Book 126, page 39. Reference to said Deed being had. Said Lot measures Fifty feet on Search Street & holding the width of Fifty feet back from said Search Street, One hundred & fifty feet as delineated on said Plat.

And I, Mary E. Read, Wife of the said Benjamin C. Read do, for in consideration of the aforenamed sum of Money paid my said husband, do hereby Release & forever Quitclaim to the said Gardner T. Swarts, & to his Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed premises.

Witness my hand & seal this 16. 1852
In presence of
Benjamin C. Read (L.S.)
Benjamin C. Read (L.S.)
Witness Albert Pabodie

Know all men by these presents that I the within named Gardner T. Swarts do hereby acknowledge the within mortgage Deed to be satisfied & discharged & do hereby cancel & discharge this mortgage & release the premises therein described. Witness my hand & seal Nov 16. 1852
In presence of
Benjamin C. Read
Benjamin C. Read
Witness Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Gardner T. Swarts his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Benjamin C. Read for myself and Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Gardner T. Swarts his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Gardner T. Swarts his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Benjamin C. Read for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Gardner T. Swarts his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the aforewritten Deed is, that if I the said Benjamin C. Read, my heirs, administrators or executors shall pay to said Gardner T. Swarts his Heirs, Executors, administrators or assigns the sum of One hundred Dollars on or before the Sixth day of May A.D. 1853. together with interest on the same till paid, then the aforewritten Deed, as also a certain promissory Note, bearing even date with these Presents, given by me to said Gardner T. Swarts, for the payment of the sum aforesaid, with Interest, at the time aforesaid, shall be void, otherway shall remain in full force.

In testimony whereof We have set our hands and seals on this Sixth day of May A.D. One Thousand Eight Hundred and Fifty two (1852)

Signed, sealed and delivered
in presence of
B. C. Swarts

Benjamin C. Read. (L.S.)
Mary E. Read. (L.S.)

Providence Sc. In the City of Providence on this Sixth day of May in the year of our Lord, One thousand eight hundred & fifty two, personally came Benjamin Arnold, and acknowledged the above and within written Instrument by him signed to be his free and voluntary Act & Deed. Hand & seal.

Before me, Abraham Payne
Justice of the Peace

Recorded May 6, 1852, at 9. 20 o'clock A.M.

Witness

Allen Potter
City Clerk

To all People to whom these Presents shall come.

I, Susan Chace

of the City of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Susan Chace for and in consideration of the sum of Three Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Benjamin Hoppin of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Benjamin Hoppin his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Benjamin Hoppin his Heirs and Assigns forever,

A Lot of Land, with all the Buildings & Improvements thereon, situate on the Northwesterly corner of Cove & Worcester Streets, in said City of Providence bounded as follows. Beginning on the Northerly side of said Worcester Street, at the Southeasterly corner of a Lot of Land now or formerly of Isaac Noble, thence Northeasterly on said Worcester Street, about One hundred thirty eight (138) feet to the corner of said Cove Street, thence Westerly on the Southerly side of said Cove Street about One hundred ninety (190) feet to Land now or formerly of Stephen C. Hoppin, thence South-Westerly on said Hoppins Land about thirty nine (39) feet to the Northeasterly corner of said Noble Land, thence Southeasterly on said Noble Land about One hundred fifty four (154) feet to the first-mentioned point or place of beginning. Being the same Estate formerly belonging to my husband Asa Chace, & by him devised to me the said Susan. Excepting however from this Conveyance the Building on said Lot belonging to Arnold & Sheldon, and this Conveyance being also made subject to a Lease of part of said Lot to the said Arnold & Sheldon, recorded in the Record of Deeds in said Providence, in Book Number One hundred & twenty eight (128) page one (1) Reference thereto being had.

Providence April 28 1858 The within Mortgage is discharged Thereby, having received the amount of the Note secured thereby

Benj. Hoppin

Recorded same day Allen Potter City Clerk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Benjamin Hoppin his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Susan Chace, for myself and ——— for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Benjamin Hoppin his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Benjamin Hoppin his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed. Excepting the Lease & Building as aforesaid.

Furthermore, I the said Susan Chace, for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Benjamin Hoppin his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents. Excepting the Lease & Building as aforesaid.

The condition of this Deed is such, that whereas I the said Susan Chace have this day made & executed, my Negotiable promissory Note, bearing even date herewith & made payable to the said Benjamin Hoppin or order, in One year after date, with interest payable semi annually in advance, for the sum of Three Thousand Dollars. ($3000)

Now Therefore, if I the said Susan Chace or my heirs, executors, administrators or assigns, or any other person for me or them shall well & truly pay or cause to be paid at maturity, the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise shall remain in force.

Furthermore, I the said Susan Chace do hereby constitute & appoint the said Benjamin Hoppin, his Executors, administrators & assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, or in his or their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest due thereon, or breach shall be made of the conditions of Insurance hereinafter contained on the part of the Grantor to be performed, & such default or breach shall continue for the term of ten days, to sell at public Auction the premises aforesaid, or any part thereof, he or they first giving, after the expiration of said term of ten days, twenty days notice of such sale in some one of the public Newspapers printed in said Providence; & in my Name, or in his or their Name or Names to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises or any part thereof, as

to vest in such purchaser or purchasers a full and absolute Estate in fee simple therein, and to sale thereof (hereby granting unto our said Attorney or Attorneys full power to continue or adjourn said sale from time to time) & do authorize my said Attorney or attorneys to receive from the purchaser or purchasers thereof the amount the same may be sold for & after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof to the payment of the amount of principal & interest of said Note hereby secured (I hereby agreeing that in case of the sale of said premises or any part thereof for default of the payment of said semi annual interest or for breach of said conditions of Insurance, the principal of said Note shall be deemed due & payable on the day of such sale,) accounting to me, my Heirs & Assigns for all sums over & above the amount thereof. I hereby ratifying, approving & confirming such sale or sales as may be made or caused to be made by virtue hereof.

Furthermore, it is agreed by & between the parties hereto, that the Grantor shall & will keep & maintain Insurance upon the Buildings upon said Lot in a sum not less than that for which they are now insured and will assign the policy or policies of such Insurance, to the Grantee, & in default thereof it shall be lawful for the Grantee, his Heirs or Assigns to effect such Insurance & the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged Premises added to the amount of said Note, and secured by these Presents.

In testimony whereof, I have hereto set my hand & seal, this first day of May A.D. Eighteen hundred & fifty two. the words "North," and "now or formerly," being first interlined in the description.

Signed sealed & delivered in presence of
Henry Martin

Susan Chace. (L.S.)

Providence County, SS. In Providence this Sixth day of May, A.D. 1852,
then Susan Chace personally appeared before me & acknowledged the preceding Instrument by her signed, to be her free act & deed

Henry Martin
Justice of the Peace.

Recorded May 6. 1852. at 2.40 o'clk P.M.

Witness words "or any part thereof" interlined

Albert Paboden
City Clerk

To all People to whom these Presents shall come.

223

I, James Greene

of North Kingston, in the County of Washington, in the State of Rhode Island.

Send Greeting. Know Ye, That I the said James Greene for and in consideration of the sum of Fourteen hundred & twenty five Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Obadiah Arnold of the City of Providence, County of Providence & State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Obadiah Arnold his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Obadiah Arnold his Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House and the Buildings & Improvements thereon, situate on Smiths Hill in said City of Providence bounded & described as follows Viz: Beginning at the corner of State Street, & said Street, or by whatever name said Street may be named or known & running Easterly along said last mentioned Street, One hundred feet, thence at Right Angles & running Northerly parallel with State Street, Fifty feet, thence at Right Angles & running Westerly One hundred feet to State Street, thence at Right Angles & running Southerly on the East line of State Street, Fifty feet to the place of beginning.

Being the same Estate that was conveyed to this Grantor by Deed from the said Obadiah Arnold, Dated April 16. 1852.

Reference to said Deed being had.

Having received payment in full for the within mentioned Note, I do hereby, in behalf of a Grantee on the Back of this Deed, hereby cancel & discharge the same. Witness my hand & Seal Dec 11 1854
In presence of
Albert Paboden

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Obadiah Arnold his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said James Greene for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Obadiah Arnold his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Obadiah Arnold his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said James Greene for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Obadiah Arnold his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I, the said James Green have made & executed my Five certain promissory Notes, all bearing even date with this Deed & all payable to the said Obadiah Arnold or order, with interest, Viz: One Note for the sum of Three hundred Dollars, payable in Six Months after date, one other Note for the sum of Three hundred Dollars, payable in Twelve Months after date, One other Note for the sum of Three hundred Dollars, payable in Eighteen Months after date, One other Note for the sum of Three hundred dollars payable in twenty four Months after date, & other Note for the sum of Five hundred twenty Five Dollars, payable in Thirty months after date. Now Therefore, if I the said James Green or any person for me shall well & truly pay or cause to be paid to the said Obadiah Arnold his Heirs or Assigns, the aforenamed Five promissory Notes, together with the Interest thereon, according to the tenor of said Notes, then this Deed shall be void & void, otherwise to be & remain in full force & virtue. Furthermore I, the said James Green do hereby constitute & appoint the said Obadiah Arnold his executors, Administrators & Assigns my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of either of the aforenamed promissory Notes, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of

Providence, the premises aforesaid. And for me & in my Name or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full and absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed Five promissory Notes and secured by this Deeds, Accounting to me for all sums that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney or Attorney for the purpose aforesaid.

In Testimony whereof, I have hereunto set my hand & seal, on this Sixteenth day of April A.D. One Thousand Eight hundred and fifty two (1852)

Signed, sealed and delivered
in presence of
Nathaniel Seale

James Greene. (D)

County of Providence ss. In the City of Providence on this 7th day of May A.D. 1852.
Then personally appeared the above named James Greene before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Seale
Justice of the Peace.

Recorded May 7. 1852. at 10 oclk A. M.

Witness. Albert Pabodie
City Clk

Know all men by these Presents

That I Obadiah Arnold, the Mortgagee within named for and in consideration of the sum of Eight hundred Dollars to me paid by John H. Mason of the City of Providence, the receipt whereof is hereby acknowledged, do by these presents, bargain, sell, assign, convey, set over and deliver to the said John H. Mason, his heirs & assigns, all my interest, property, claim & demand in & to the within Deed of Mortgage & the premises & three promissory Notes, last named & described in said Mortgage Deed - And hereby nominate, constitute and appoint the said John H Mason, his executors, administrators and assigns my true & lawful Attorney & Attorneys with full power of Substitution, to make sale of said premises, according to the provisions of said Deed - To have & to hold the same with all the rights & privileges thereof, to him the said John H Mason & to his heirs & assigns as security for the payment of Three Promissory Notes, last named in said Deed of Mortgage, in as full and ample a manner as I myself might hold & enjoy the same by virtue of the within Deed of Mortgage

In witness whereof I the said Obadiah Arnold by my Attorney Samuel Wilbour for this purpose duly authorized have hereunto set my hand & seal on this twenty fifth day of June A.D. 1852

In presence of
Nathaniel Seale

Obadiah Arnold by his
Attorney Samuel Wilbour (D)

County of Providence ss. In the City of Providence on this 25th day of June A.D. 1852. Then personally appeared the within named Samuel Wilbour before me and acknowledged the within Instrument by him signed to be his free act & deed & the free act & deed of the said Obadiah Arnold

Nathaniel Seale
Public Notary

Recorded June 26 1852 at 9.40 oclk a m
Witness

Albert Pabodie City Clk

Leaving annexed full payment of the Note herein secured
I hereby cancel this Mortgage. Witness my hand & Seal. December A. 1852.

In presence of
C. H. Williamson

George Wilson

224

To all People to whom these Presents shall come.

I, Asa C. Brownell,

of the City & County of Providence, and State of Rhode Island

Send Greeting. Know Ye, That I the said Asa C Brownell for and in consideration of the sum of Four Hundred & fifty Dollars, to me in hand, before the ensealing hereof, well and truly paid by

George Wilson of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said George Wilson his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said George Wilson his Heirs and Assigns forever,

A certain Lot of Leande, situated in the City of Providence, on the Southerly side of Benevolent Street, on which it measures Thirty feet & Northing that width extends back about Eighty two feet, more or less, to the centre of a stone wall dividing the same from Leande late of Wait Smith, bounding Northerly on said Street, Easterly on Leande late of George Weeden, Southerly on Leande now or late of Wait Smith, & Westerly on Leande now or formerly belonging to the Heirs of Barden Brown. Being the same Lot which was conveyed to Walter Wilson, by Deed from William R Hovland, dated Sept 19. 1851.

And I, Caroline F Brownell, Wife of the said Asa C Brownell, for & in consideration of the above sum of Money paid my said Husband, do hereby Remise, Release and forever Quitclaim unto the said George Wilson, all my Right of Dower and Power of Thirds in and to the above granted premises, and to his Executors, Administrators & Assigns.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said George Wilson his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Asa C Brownell for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said George Wilson his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said George Wilson his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Asa C Brownell for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to the said George Wilson his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

This Deed is subject to the following condition, Namely. Whereas I the said Asa C Brownell am indebted to the said George Wilson by a certain promissory Note, by me signed, bearing even date with this Deed, whereby I have promised the said George Wilson, to pay him, or order, Four hundred & fifty Dollars, Three years from date with Interest payable semi annually.

Now if I the said A. C. Brownell shall pay & satisfy said Promissory Note, at its maturity according to its tenor & effect then this Deed shall be void.

And I do hereby constitute and appoint the said George Wilson, his Successors & Assigns my Attorney irrevocable, for me & in my Name, or in his or their Name or Names, to sell the premises aforesaid at public Auction, & to make good & effectual Deed or Deeds thereof to the purchaser or purchasers, & to apply & appropriate the proceeds of such sale to the payment of said Note; provided however, that no sale of said premises shall be made until after some one

condition above mentioned shall be broken, nor until such sale shall have been notified at least Six Weeks after such condition broken, in some one of the public Newspapers printed in said Providence.

In Witness whereof, We have hereunto set our hands and seals, this Third day of May A.D. Eighteen hundred and fifty two.

Signed, sealed & delivered in presence of
Willard Sayles. Witness to the signature of A.C. Bennell
Walter Wilson. Witness to the signature of Caroline F. Bennell

Asa C. Bennell. (L.S.)
Caroline F. Bennell. (L.S.)

Providence County, Sc. Providence May 3. 1852.

Then personally appeared before me the within named Asa C Bennell and acknowledged this Deed by him subscribed to be his free act and Deed.

Willard Sayles
Justice of the Peace.

Recorded May 7. 1852. at 2. 10 o'clk P.M.

Witness

Albert Paliser
City Clk

To all People to whom these Presents shall come.

I, John P. Jones,

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said John P Jones, for and in consideration of the sum of Twenty two Hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by Henry A Manchester & Edwin H Manchester, both of said City of Providence, Co Partners, doing business in the Name of Manchester & Brother

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Manchester & Brother their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Manchester & Brother their Heirs and Assigns forever,

One Lot of Land with a Dwelling House & other Buildings & Improvements thereon, situate on the Westerly side of Broadway Street, in the Westerly part of said City of Providence, it is a portion of Lot Number 99 (ninety nine) on a Plat of the Federal Hill Lots, (so called) which said Plat is on Record in the City Clerks Office in said Providence, in Book 30 of the Record of Deeds pages 439 & 440. The portion of said Lot Number 99 (ninety nine) hereby conveyed, is thus bounded, Commencing on the Westerly line of said Broadway Street, at the corner of a Twenty feet Street, or Gangway, now called Jones Street, thence Westerly bounding Southerly on said Twenty feet Street or Gangway, One hundred feet, thence Northerly at Right Angles with said Twenty feet Street or Gangway Forty feet, thence Easterly on a line parallel with & just Forty feet Northerly from the Northerly line of said Twenty feet Street or Gangway, One hundred feet to said Broadway Street, & thence with the Westerly line of said Broadway Street, Forty feet to the place of beginning. And I Maria H Jones, Wife of the aforenamed John P Jones, for and in consideration of the sum paid as aforesaid, do hereby Release and forever Quitclaim unto them the said Manchester & Brother, their Heirs and Assigns forever, all my Right of Dower, in and to the aforegranted premises.

Having received payment in full for the debt intended to be secured by the within Mortgage, we hereby Cancel and discharge the same, Witness our hands and Seal this 9th day of August A.D. 1853

Manchester & Brother (L.S.)

Received August 9 1853 at 4.50 P.M. & Recorded Aug 9 1853 at 4.50 P.M. & Recorded Aug 9 1853 at 4.50 P.M. Albert Paliser City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Manchester & Brother their Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said John P Jones, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Manchester & Brother their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Manchester & Brother their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John P Jones for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Manchester & Brother their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided always and this Deed is upon this express condition, That Whereas I the aforenamed John P Jones, have this day made & executed my certain Negotiable promissory Note, bearing even date herewith & made payable to them the said Manchester & Brother, or order, in One year from date, with Interest payable semi annually, for the sum of Twenty two Hundred Dollars. Now therefore, if I the aforenamed John P Jones, or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid the aforenamed Note, at its maturity, together with the Interest thereon, according to its tenor, then this Deed is to be void, but otherwise to be & remain in full force & effect. And furthermore, I the aforenamed John P Jones do hereby constitute & appoint the aforenamed Manchester & Brother, their Assigns & the survivor of them the said Henry A Manchester & Edwin H Manchester, & the Executors, Administrators & Assigns of such survivor, my true & lawful Attorneys or Attorney, irrevocable, with full power of substitution & of revocation, for me & in my Name, or in their Names or Name, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest thereon, & such default shall continue for the term of thirty days, to sell at public Auction, the premises aforesaid, they first giving (after the expiration of said term of thirty days) thirty days notice of such sale, in some one of the public Newspapers printed in said City of Providence, & in my Name, or in their Names or Name, to make, execute, seal, acknowledge & deliver to the purchaser or

purchasers thereof, a good & sufficient Deed of said premises, so as to vest in such purchaser or purchasers, a full & perfect title thereto, and on sale thereof (hereby giving & granting unto my said Attorney or Attorney, full power and authority to adjourn said sale from time to time) I do authorize my said Attorneys or Attorney to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof, to the payment of the amount due on said Note, hereby secured (hereby declaring that in case of a sale for the non payment of said semi-annual interest, the principle sum of said Note shall be deemed to be due & payable on the day of such sale) and accounting to me, my Heirs or Assigns, for all sums over & above the amount thereof. I hereby ratifying & confirming such sale as may be made or caused to be made by virtue hereof.

And furthermore, it is agreed by & between the parties hereto, that the Grantor shall & will keep & maintain Insurance upon said Dwelling House & other Buildings, in a sum not less than Twenty five hundred Dollars, & assign the Policy or Policies of such Insurance to the Grantees, as further security for the payment of said Note: and in default thereof, it shall be lawful for the Grantees to effect such Insurance, & the premium or premiums by them paid for effecting the same, shall be a lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents.

In Testimony whereof, We have hereunto set our hands & seals, this Seventh day of May, in the year of our Lords, One Thousand Eight Hundred and fifty two. (1852)

Signed, Sealed and delivered
in presence of
Henry Martin
Henry F. Miller

John P. Jones. (L.S.)
Maria H. Jones. (L.S.)

Providence County SS. In Providence this Seventh day of May A.D. 1852.
Then John P. Jones personally appeared before me, & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Henry Martin
Justice of the Peace

Recorded May 7. 1852. at 6.05 o'clk P. M.

Witness

Abel Potter City Clerk

To all People to whom these Presents shall come.

226

I, Consider W. Burt.

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Consider W. Burt for and in consideration of the sum of Six hundred & twenty Dollars, to me in hand, before the unsealing hereof, well and truly paid by

Joseph Olney, of North Providence, in said County and State, the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Joseph Olney his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Joseph Olney his Heirs and Assigns forever,

Two Lots of Land (with a Dwelling House and other Buildings thereon standing and being) are Numbered 58 (fifty eight) & 77 (seventy seven) on a Plat of Philip W. Martins Estate by W. S. Lockwood Providence May 12, 1843. which said Plat is on Record in the City Clerks office in said Providence. Said Lots are situate in Granland Vale (so called) on the North side of Ashburton Street (as delineated on said Plat) in the City of Providence, & are bounded as follows. Beginning at the Southerly corner of said Lots on Ashburton Street, thence North Easterly Two hundred feet to Charles Street, bounding on Lots Nos 59 & 76. on said Plat, thence Northwesterly Fifty feet bounding on Charles Street, thence Southwesterly Two hundred feet bounding on Lots Nos 78 & 57. to Ashburton St[illegible]nce Southerly Fifty feet bounding on Ashburton Street to the first mentioned bounds.

Having no free payment for the Pole known as Joseph Olney's Mortgage Deed
Witness Consider W. Burt
Jr. Joseph Olney
E. F. Williams

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Joseph Olney his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Consider W. Burt for me & for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Joseph Olney his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in & a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Joseph Olney his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Consider W. Burt for me & for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Joseph Olney his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Nevertheless and this Deed is given on this express condition. That Whereas I, the said Consider W. Burt have made my promissory Note, dated March 27. 1852. for the sum of Six hundred & twenty Dollars & made payable to Almond Olney, or order, on demand, with interest, & whereas the said Joseph Olney has at my request endorsed said Note. Now if I, the said Consider W. Burt, or my Heirs, Executors or Administrators shall pay or cause to be paid said Note & Interest when the same shall be demanded, & indemnify & save harmless from all costs & damages the said Joseph Olney (or his legal Representatives) as endorser on said Note, then this Deed to be void & void, otherwise to be & remain in full force.

In Testimony whereof, I hereunto set my hand and seal, this Twenty third day of April A.D. One Thousand Eight hundred and fifty two.

Signed, Sealed and delivered
in presence of
Stephen Martin

Consider W. Burt. (L.S.)

Providence Ss. In the City of Providence April 29. A.D. 1852.
Personally appeared Consider W Burt. Subscriber to the preceding Instrument and acknowledged the same to be his free and voluntary Act and Deede.
Before me. Stephen Martin
Justice of the Peace.

Recorded May 8. 1852. at 8 1/2 oclock A.M.
Witness
Albert Pabodie
City Clk

227

To all People to whom these Presents shall come.

I. Joseph J Ashley. of Springfield in the Commonwealth of Massachusetts

Send Greeting. Know Ye, That I the said Joseph J Ashley for and in consideration of the sum of Fifteen Hundred & thirty Dollars. to me in hand, before the ensealing hereof, well and truly paid by

Charles & Mories of Smithfield in the County of Providence & State of Rhode Island &c

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Mories his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Charles Mories his Heirs and Assigns forever,

All my right title and interest being an undivided half part thereof, subject to the life Estate of Joseph Ashley in the same, in & to a certain Lot of Leand with Dwelling House & other Improvements thereon, situate in the City of Providence, on the West side of the Bridge, bounded Northerly on Wayboset now called Broad Street on which it extends about Forty two feet Bounded Easterly on Land late of the Estate of Loyns & Butler (now Duncans) Southerly on Land formerly of the Fenners. Westerly by a Gangway or Street, leading to Packs Wharf, and however bounded & described is the same Lot of Leand which was conveyed to Polly Ashley by Nicholas & Brown by Deed dated July 14. 1823 & recorded in Book 50 page 153. of the Records of Deeds in said City;

Having received payment in full for the Note within named & for which this Deed is given as collateral security I do hereby cancel & discharge this Mortgage this May 3 1852
Witness my hand & Seal
In presence of
Albert Pabodie
Joseph J Ashley

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Charles Mories his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Joseph J Ashley for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Charles Mories his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in myself good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Charles Mories his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Joseph J Ashley for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Charles Mories his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided, and the condition of this Deed is, that if I, said Joseph J Ashley, my Heirs, Executors or administrators shall pay to said Charles Mories his executors, administrators or assigns, the sum of Fifteen hundred & thirty Dollars in One year after date, according to the tenor of a promissory Note made by me of even date herewith, for the sum aforesaid, payable to said Mories or order, as aforesaid, then this Deed shall be void, otherwise to remain in force.

Furthermore, I, the said Joseph J Ashley for myself & for my Heirs, hereby constitute & appoint said Charles Mories his assigns, his & their Executors & administrators, my lawful Attorney & attorneys, irrevocable with power of substitution, at any time when said Note sum or any part thereof, hereby secured, shall remain due & unpaid, for the term of thirty days, first after the expiration of said thirty days giving four weeks notice of such sale in some public Newspaper published in Pawtucket or Providence, to sell at public Auction the premises aforesaid, & in my or said Attorneys name, to execute to the purchaser a good & valid Deed thereof, sufficient to vest in the purchaser an absolute Estate in fee simple in the same; to receive the proceeds of sale, & after paying therefrom the incidental expenses of sale, to apply said

proceeds to the payment of whatever shall remain unpaid of the amount hereby secured, paying over to me, my legal Representatives or Assigns, the surplus which may remain after satisfying the provisions aforesaid. I hereby ratifying and confirming whatever may be lawfully done in pursuance hereof.

In Witness whereof, I have hereunto set my hand and seal, this First day of May, A.D. Eighteen hundred and fifty two. (1852)

Signed, sealed and delivered
in presence of
Holden C. Wooden.
John H. Wooden

Joseph J. Ashley. (L.S.)

Providence &c. North Providence May 1. A.D. 1852.

The aforenamed Joseph J. Ashley acknowledged the foregoing Instrument by him subscribed, to be his free Act & Deed

Before me. John H. Wooden,
Just. Peace.

Recorded May 8, 1852. at 11 o'clock A.M.

Witness Albert Pabodie
City Clk

228

To all People to whom these Presents shall come.

We. Tristam H. Angell & Leonard F. Joslin
both of the City & County of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That We the said Tristam H. Angell & Leonard F. Joslin
for and in consideration of the sum of Fifteen hundred Dollars to us
in hand, before the ensealing hereof, well and truly paid by

Edward S. Lyon & Oren Claflen, both of said City of Providence

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Edward S. Lyon & Oren Claflen their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Edward S. Lyon & Oren Claflen their Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate in the Northwesterly part of said City of Providence viz Lot No (45) Forty five on a Plat of Land belonging to Stephen C. Kinyon & others on Federal Hill & is bounded & described as follows, Viz: Commencing at Lot No (43) Forty three on said Plat & running Westerly bounding Northerly on Broadway Fifty feet, to Lot No (47) Forty seven, on said Plat, thence Southerly at Right Angles with Broadway to William C. Richmonds Line, thence Easterly & bounding Southerly on said Richmonds Line, Fifty feet to Lot No (43) Forty three, on said Plat, thence Northerly bounding Easterly by said Lot No (43) Forty three, to point of beginning on Broadway. Being the same Lot of Land that was conveyed to the Grantors by Deed from the said Edward S. Lyon & Oren Claflen, dated August 9 A.D. 1851, & recorded in the Land Records of said Providence, in Book No 124. page 203. Reference to said Deed being had.

And We, Caroline H. Angell. Wife of the said Tristam H. Angell & Caroline F. Joslin. Wife of the said Leonard F. Joslin. for & in consideration of the aforenamed sum of Money paid our said husbands. do hereby Remise, Release & forever Quitclaim to the said Edward S. Lyon & Oren Claflen & to their Heirs & Assigns forever, all our Right of Dower & Power of Thirds, in & to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Edward S. Lyon & Oren Claflen, their Heirs and Assigns, forever, to their and their only proper use, benefit and behoof forever. And We the said Tristam H. Angell & Leonard F. Joslin for ourselves our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Edward S. Lyon & Oren Claflen their Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Edward S. Lyon & Oren Claflen, their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Tristam H. Angell & Leonard F. Joslin
for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to the said Edward S. Lyon & Oren Claflen their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas We, the said Tristam H. Angell & Leonard F. Joslin have made & executed our certain promissory Note, bearing even date with this Deed, for the sum of Fifteen hundred Dollars, payable to the said Edward S. Lyon & Oren Claflen, or order, in Six years after date, with Interest, payable semi annually, in advance, Now therefore, if We, the said Tristam H. Angell & Oren Claflen Leonard F. Joslin, or our Heirs, Executors, Administrators or any other person for us or them, shall well & truly pay or cause to be paid to the said Edward S. Lyon & Oren Claflen, or to their Heirs or Assigns, the aforenamed promissory Note, together with the interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue. Furthermore. We, the said Tristam H. Angell & Leonard F. Joslin do hereby constitute appoint the said Edward S. Lyon & Oren Claflen, their Executors, administrators & Assigns, our true & lawful Attorney or Attorneys, irrevocable, with full power of substitution and of revocation, for us & in our Names at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, and for us & in our Names, or in their Name or Names, to make execute seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good

Having received Pay in full for the Note within named I do for myself & Oren Claflen by virtue of his Assignment on next page hereby cancel & discharge this Mortgage Deed. Witness my hand & seal June 9 1854
In presence of
Albert Pabodie
Edwd S. Lyon

and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a fee and absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto our said Attorney & Attorneys, full power & authority to adjourn & continue said sale from time to time) We do hereby authorize our said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same & the payment of all the expenses attending such sale & to the payment of the sums of money due on the aforenamed promissory Note & secured by this Deed. Accounting to us for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by our said Attorney & Attorneys for the purposes aforesaid.

In Testimony whereof, We have hereunto set our hands and seals, on this Eighth day of May AD. One Thousand Eight Hundred and Fifty one (1852)

Signed, Sealed and delivered in presence of
Nathaniel Searle

Tristam H. Angell. (L.S.)
Leonard F. Joslin. (L.S.)
Caroline M. Angell. (L.S.)
Caroline F. Joslin. (L.S.)

County of Providence ss. In the City of Providence in this 8 day of May AD 1852. Then personally appeared the above named Tristam F. Angell & Leonard F. Joslin before me, and severally acknowledged the preceding Instrument by them signed, to be their free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded May 8. 1852, at 5.35 o'clk P. M.

Witness Nathaniel Searle
Albert Pabodie City Clerk

Know all men by these presents, that I Oren Claflen, one of the mortgagees within named in consideration of the sum of Eight hundred Dollars to me paid by the within named Edward P Lyon the receipt whereof is hereby acknowledged, do by these Presents bargain, sell, assign, transfer set over & deliver, unto him the said Edward P Lyon and to his heirs and assigns all my right, title, interest, property, claim and demand in and to the within deed of Mortgage & to the premises & promissory Note therein described. To have and to hold the same with all the rights & privileges thereof to him the said Edward P Lyon & to his heirs and assigns in as full & ample a manner as I myself might hold & enjoy the same by virtue of the within Deed of Mortgage

In Witness whereof I have hereunto set my hand and seal on this twenty sixth day of January A D 1853

Signed, Sealed & delivered in presence of
Nathaniel Searle

Oren Claflen (L.S.)

County of Providence ss. In the City of Providence on this 26. day of January AD 1853 Then personally appeared the above named Oren Claflen before me & acknowledged the preceding transfer by him signed, to be his free act & deed

Nathaniel Searle Justice of the Peace

Recorded June 9, 1854 at 11. 15 o'clk A M

Witness Albert Pabodie City Clk

Know ye that I Joseph Chappell of the City & County of Providence, for & in consideration of the sum of One Thousand Dollars to me in hand paid, before the ensealing hereof, well & truly paid by John Perkins of said City of Providence, the receipt whereof I do hereby acknowledge, & myself therewith fully satisfied, contented & paid, & thereof, & of every part & parcel thereof, do exonerate, acquit & discharge him the said John Perkins his Heirs, Executors & Administrators, forever, by these Presents, have given, granted, bargained, sold, aliened, enfeoffed, conveyed & confirmed, & by these Presents do freely, fully & absolutely, give, grant, bargain, sell, alien, enfeoff, convey & confirm, unto him the said John Perkins his Heirs & Assigns forever,

Witness my hand & seal this 8. day of June AD 1854

In presence of
Nathaniel Searle

Joseph Chappell (L.S.)

Know ye that I Joseph Chappell of the City & County of Providence, for & in consideration of the sum of One Thousand Dollars to me in hand paid, before the ensealing hereof, well & truly paid by John Perkins of said City of Providence, the receipt whereof I do hereby acknowledge, & myself therewith fully satisfied, contented & paid, & thereof, & of every part & parcel thereof, do exonerate, acquit & discharge him the said John Perkins his Heirs, Executors & Administrators, forever, by these Presents, have given, granted, bargained, sold, aliened, enfeoffed, conveyed & confirmed, & by these Presents do freely, fully & absolutely, give, grant, bargain, sell, alien, enfeoff, convey & confirm, unto him the said John Perkins his Heirs & Assigns forever,

One certain Lot of Land with all the Buildings & Improvements thereon, situate on the Westerly side of Providence Street, in said City of Providence & is Lot Number 76. (seventy six) on a Plat of the Timothy Wiggin Lands which Plat is on Record in the City Clerks in said Providence, in Book of Plats Number 2 page 7, & is the same Lot conveyed to me the Grantor by Deed from Samuel A Swan bearing date May 24 A.D. 1851. and which Deed is also on Records in said Office in Book 124. of the Records of Deeds page 108.

And I Robey W Perkins, Wife of the aforenamed John Perkins, for and in consideration of the sum paid as aforesaid, do hereby Release and forever Quitclaim unto him the said Joseph Chappell, his Heirs & Assigns forever, all my Right of Dower, in & to the aforegranted Premises.

Witness our hands & seals this 8. day of June AD 1854

In presence of
Nathaniel Searle

Robey W Perkins (L.S.)
John Perkins (L.S.)

Know ye that I Joseph Chappell of the City & County of Providence, for & in consideration of the sum of Two Thousand Dollars to me in hand paid, before the ensealing hereof, well & truly paid by John Perkins of said City of Providence, the receipt whereof I do hereby acknowledge, & myself therewith fully satisfied, contented & paid, & thereof, & of every part & parcel thereof, do exonerate, acquit & discharge him the said John Perkins his Heirs, Executors & Administrators, forever, by these Presents, have given, granted, bargained, sold, aliened, enfeoffed, conveyed & confirmed, & by these Presents do freely, fully & absolutely, give, grant, bargain, sell, alien, enfeoff, convey & confirm, unto him the said John Perkins his Heirs & Assigns forever,

To all People to whom these Presents shall come.

I John Perkins of the City & County of Providence, in the State of Rhode Island Send Greeting. Know Ye, That I the said John Perkins for and in consideration of the sum of One Thousand Dollars to me in hand, before the ensealing hereof, well and truly paid by Joseph Chappell of said City of Providence the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Joseph Chappell his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Joseph Chappell his Heirs and Assigns forever,

One certain Lot of Land with all the Buildings & Improvements thereon, situate on the Westerly side of Providence Street, in said City of Providence & is Lot Number 76. (seventy six) on a Plat of the Timothy Wiggin Lands which Plat is on Record in the City Clerks in said Providence, in Book of Plats Number 2 page 7, & is the same Lot conveyed to me the Grantor by Deed from Samuel A Swan bearing date May 24 A.D. 1851. and which Deed is also on Records in said Office in Book 124. of the Records of Deeds page 108.

And I Robey W Perkins, Wife of the aforenamed John Perkins, for and in consideration of the sum paid as aforesaid, do hereby Release and forever Quitclaim unto him the said Joseph Chappell, his Heirs & Assigns forever, all my Right of Dower, in & to the aforegranted Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Joseph Chappell his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said John Perkins for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Joseph Chappell his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Joseph Chappell his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John Perkins for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Joseph Chappell his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided always and this Deed is upon this express condition, That whereas I the aforenamed John Perkins have this day made & executed my certain Negotiable promissory Note bearing even date herewith and made payable to him the said Joseph Chappell or order, in Five years from date with Interest payable semi annually, for the sum of One Thousand Dollars. Now therefore, if I the aforenamed John Perkins, or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid the aforenamed Note, at its maturity, together with the Interest thereon, according to its tenor, then this Deed is to be void, but otherwise to be & remain in full force.

Furthermore I the aforenamed John Perkins do hereby constitute & appoint the aforenamed Joseph Chappell, his Executors, Administrators & Assigns, my true & lawful attorney or attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, or in his or their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi-annual Interest thereon, & such default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid, he or they first giving (after the expiration of said term of ten days) Twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, & in my Name or in his or their Name or Names, to make, execute, seal, acknowledge & deliver

to the purchaser or purchasers thereof, so as to vest in such purchaser or purchasers a full & perfect Title thereto, and on sale thereof, (hereby giving & granting unto my said Attorney or Attorneys full power & authority to adjourn said sale from time to time) & do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof to the payment of the amount due on said Note hereby secured (hereby declaring that in case of a sale for the non payment of said semi annual Interest, the principal sum of said Note, shall be deemed to be due & payable on the day of such sale, and accounting to me my Heirs or Assigns, for all sums over & above the amount thereof, hereby ratifying and confirming such sale as may be made or caused to be made by virtue hereof.

In testimony whereof, We have hereunto set our hands & seals, this Eighth day of May, in the year of our Lord, One Thousand Eight Hundred and Fifty two. (1852)

Signed, Sealed & delivered in presence of
Henry Martin & signature of John Perkins
Benj H. Sanders. Witness to signature
of Robey W Perkins

John Perkins. (L.S.)
Roby W. Perkins. (L.S.)

Providence County, S. In Providence this Eighth day of May A.D. 1852.
Then John Perkins personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deede.

Henry Martin
Justice of the Peace

Recorded May 10. 1852. at 9. 05 o'clk A. M.

Witness word "now" interlined

Albert Babcock City Clk

To all People to whom these Presents shall come.

230

I, Thomas W. Greene.

of the City County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Thomas W. Greene.
for and in consideration of the sum of Fifteen Hundred Dollars, to me
in hand, before the unsealing hereof, well and truly paid by

Amey Morrey, Wife of Scott W. Morrey, of Gloucester, in the aforesaid County & State.

the receipt whereof I do hereby acknowledge, and and therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Amey Morrey her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto her the said Amey Morrey her Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situated in the Southeasterly part of said City of Providence, & is said out & described as Lot No 339 on Plat three hundred & thirty nine on the Plat of the Chad Brown Estate, belonging to the Heirs of the late Gov James Fenner, surveyed & platted July 14. 1847. by Alexander & Schubarth & recorded in the Land Records of said City of Providence, in Book of Plats No 2 page 19.

Being the same Lot of Land that was conveyed to this Grantor by Deed from William Hall, dated May 15 A.D. 1851. & recorded in the Land Records of said City of Providence, in Book 123. page 341.

Reference to said Deed & Plat being had.

And I, Melissa B. Greene, Wife of the said Thomas W. Greene, Jr. & in consideration of the aforenamed sum of Money paid my said Husband, do hereby Remise, Release & forever Disclaim to the said Amey Morrey, & to her Heirs & Assigns forever, all my Right of Dower and Power of Thirds, in & to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Amey Morrey her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And I the said Thomas W. Greene for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Amey Morrey her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Amey Morrey her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Thomas W. Greene for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Amey Morrey her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The foregoing Deed is upon this condition, For that whereas I the said Thomas W. Greene have made & executed my certain promissory Note, bearing even date with this Deed for the sum of Fifteen Hundred Dollars & payable to the said Amey Morrey or order, in One year after date with Interest, payable semi annually.

Now Therefore if I, the said Thomas W. Greene, or my Heirs, Executors Administrators, or any other person for me or them shall well & truly pay or cause to be paid to the said Amey Morrey, or to her heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue.

Furthermore, I the said Thomas W. Greene do hereby constitute & appoint the said Amey Morrey her Executors, Administrators & Assigns, my true & lawful Attorney & attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, & at any time after the expiration of the day of payment of the aforenamed Note, or of the interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name or in her or their Name or Names to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute

Know all men by these Presents, that I the within named Amey Morrey do hereby acknowledge the payment in full of the within mentioned Note & the mortgage securing the same, & do hereby cancel & discharge said Note & mortgage. Witness my hand & seal this 29 day of Nov A.D. 1852.

Amey Morrey (L.S.)

Witness to the signature of Amey Morrey
Albert Babcock

Estate in fee simple in & to the premises aforesaid, and on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys, full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof the amount the same shall have been sold for & on receipt thereof to apply & appropriate the same & the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed Note & secured by this Deed, Accounting to me for all sums that shall be over & above the amount aforesaid, and hereby ratifying and confirming such sale as may be made by my said Attorney & Attorneys for the purposes aforesaid.

In Testimony whereof, We have hereunto set our hands and seals, in this Tenth day of May A.D. One Thousand Eight Hundred and Fifty two. (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle
Josiah Reed.

Thomas W. Greene. (L.S.)
Melissa B. Greene. (L.S.)

County of Providence ss. In the City of Providence on this 10 day of May A.D. 1852.
Then personally appeared the above named Thomas W. Greene & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Before me
Nathaniel Searle
Justice of the Peace.

Recorded May 10. 1852. at 3½ o'clk P. M.

Witness
Albert Pabodie City Clk

Know all men by these Presents. That I Amey Mowry wife of Scott W Mowry do hereby constitute and appoint A. V. Dike my true and lawful Attorney, for me and in my name to discharge a certain Mortgage Deed from Thomas W Green to me — Hereby ratifying approving and confirming all that my said Attorney may lawfully do by these presents.

In Witness whereof I have hereunto set my hand and seal this twenty fifth day of September 1852

Signed & sealed in
presence of
Nancy Hale

Amey Mowry (L.S.)

Recorded Sept 29th 1852 at 4.35 o'clock pm

Witness
Albert Pabodie
City Clk

231

To all People to whom these Presents shall come.

I. Henry Parkhurst
of the City & County of Providence, State of Rhode Island
Send Greeting. Know Ye, That I the said Henry Parkhurst
for and in consideration of the sum of Fifteen Hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by

William Douglas, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said William Douglas his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said William Douglas his Heirs and Assigns forever,

One certain Lot or Parcel of Land in Bridgham Street in the Westerly part of said City of Providence. Being a part of the Dyer Donation Lands & designated as Lot One hundred & ten (102) on a Plat of said Lands recorded in the City Clerks Office of said City of Providence. With all the Buildings & Improvements thereon.

And I. Susan Parkhurst, Wife of said Henry Parkhurst in consideration of the sum aforesaid, do hereby Remit Release & forever Quitclaim unto him the said William Douglas his Heirs & Assigns, all my Right and Title, to Dower and Power of Thirds in the above named and described Premises.

Having received payment in full for the Note within named, I do hereby cancel & discharge the same
Witness, In Witness whereof I have hereunto set my hand & seal this July 25 1855
In presence of
John Pabodie

William Douglas

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said William Douglas his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Henry Parkhurst for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said William Douglas his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said William Douglas his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Henry Parkhurst for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said William Douglas his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of the above written Deed is, that whereas I have this day given to said William Douglas my certain promissory Note, bearing even date herewith, payable in Five years, & bearing Interest at Six per cent. payable semi annually, for the sum of Fifteen Hundred Dollars.

Now if I the said Henry Parkhurst, my Heirs, Executors or Administrators or Assigns, or any other person for me shall well & truly pay or cause to be paid or discharged the said promissory Note, then this Instrument shall be void & of no effect. Otherwise it shall remain in full force and virtue.

It is further agreed by and between said Henry Parkhurst and said William Douglas that at any time the Interest upon said Note due & unpaid, shall have been due and unpaid, more than thirty days, the said William Douglas may and by these Presents is hereby empowered to proceed and sell the above described premises, first giving at least thirty days notice in one or more of the more of the public Newspapers printed in the City of Providence, hereby appointing him the said William Douglas, my attorney with power to adjourn said sale from time to time, by giving at least seven days notice in some public Newspaper printed in said City of Providence. It is hereby further

understood that, in case of such sale of the within described premises, the Interest, expenses & note being paid the said William Douglas shall account to me the said Mortgagor for the balance remaining in his hands or subject to his order.

In Witness whereof, I have set my hand and seal, this the First day of April A.D. One Thousand Eight hundred and Fifty two.

Signed, sealed and delivered in presence of
Wm H Parkhurst
Ellen L Smith

Henry Parkhurst. (L.S.)
Susan A. Parkhurst. (L.S.)

Providence Sc. Providence May 11. 1852.

Then personally came Henry Parkhurst signer & the foregoing Instrument and acknowledged the same to be his free Act and Deed.

Before me, Benj^a A Leaphard, Jr Notary.

Recorded May 11. 1852. at 5 1/4 o'clk P. M.

Witness (and "hereby" erased)

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

I, Charles A Pabodie

of the City & County of Providence State of Rhode Island

Send Greeting. Know Ye, That I the said Charles A Pabodie for and in consideration of the sum of One Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by The Providence Institution for Savings, a corporation legally incorporated and established and transacting business in said City of Providence the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro Ins for Savings their Successors ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Providence Institution for Savings their successors ~~Heirs~~ and Assigns forever,

A certain Lot of Land with all the Improvements thereon, situated in the Westerly part of said City, being a portion of Lot Numbered One hundred forty five (145) on the Plat of the Mathewson Lands, recorded in the City Clerks Office, in Book 2 Page 3, between pages 472, & 473.

Said Lot is bounded Southerly by Washington Street, on which it measures Forty five feet holding the same width throughout extends back Ninety two feet, being a portion of the Lot conveyed to me by Charles F Tillinghast, Guardian to Harriet I Mathewson, by Deed dated August Nineteenth A.D. Eighteen hundred and forty seven (1847)

Providence April 20, 1853 The Note described in the within Mortgage, having been paid this date, I hereby discharge the Mortgage, & direct the same to be recorded.

Witness Albert Pabodie City Clk

Recorded Discharged April 22 1853

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pro Ins for Savings, their Successors ~~Heirs~~ and Assigns, forever, to and their only proper use, benefit and behoof forever. And I the said Charles A Pabodie for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Charles A Pabodie for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Providence Institution for Savings their successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And the condition of this Deed is such, that whereas I the said Charles A Pabodie have this day made, executed my certain Negotiable promissory Note, bearing even date herewith made payable to the said Providence Institution for Savings, or order, in One year after date, with Interest payable semi annually, in advance, for the Sum of One Thousand Dollars, payable at the Office of the Treasurer of said Institution. Now Therefore, if I the said Charles A Pabodie, or my Heirs Executors, Administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid, at maturity, the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise it shall be & remain in full force & effect. Furthermore, I the said Charles A Pabodie do hereby constitute & appoint the said Providence Institution for Savings, their Successors & Assigns, my true & lawful Attorney, irrevocable, with full power of substitution & of revocation, for me & in my Name, or in their Name or Names at any time in case default shall be made in payment of said Note, of the semi annual Interest due thereon, & such default shall continue for the term of ten days, to sell at public Auction, all of my right, title & interest in & to the said premises or any part thereof, they first giving, after the expiration of said term of Ten Days

twenty days notice of said Sale in some one of the public Newspapers printed in said City of Providence: in my Name, or in their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises, or any part thereof, so as to vest in such purchaser or purchasers, a fee & absolute Estate in fee simple therein, and on Sale thereof, (hereby granting unto our said Attorney full power & authority to continue or adjourn said Sale from time to time) I do authorize my said Attorney to receive from the purchaser or purchasers thereof the amount the same may be sold for, & after the payment of all the expenses incident to said Sale or Sales, to apply & appropriate the residue thereof to the payment of the amount of principal & interest of said Note hereby secured (& hereby agreeing that in case of the Sale of said Premises or any part thereof for default of the payment of said semi annual interest the principal of said Note shall be deemed due & payable on the day of such Sale) Accounting to me the said Charles A Pabodie my Heirs & Assigns for all sums over & above the amount thereof. I hereby ratifying certifying, approving & confirming such Sale or Sales as may be made or cause to be made by virtue hereof.

In testimony whereof, I have hereunto set my hand & seal, this Eleventh day of May, in the year of our Lord One Thousand Eight Hundred fifty two (1852)

Signed, sealed & delivered in presence of
former "Heirs, Executors & Administrators"
& "Heirs", in five places erased before signing
Albert Pabodie

Charles A. Pabodie. (L.S.)

Providence County SS. In Providence this Eleventh day of May A.D. 1852.
Then Charles A Pabodie personally appeared before me & acknowledged the
foregoing Instrument by him signed to be his free act and Deed.
Albert Pabodie, City Clk.

Recorded May 13. 1852. at 3.50 o'clk P.M.
Witness word "ratifying" erased

Albert Pabodie
City Clk

Having received payment in full for the Note within named I do hereby cancel
and discharge this Mortgage Deed. Witness my hand and Seal April 19 1854
In presence of
Albert Pabodie

Abraham Matherson

233

To all People to whom these Presents shall come.

I, James P. Burlingame,
of the City, County of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That I the said James P. Burlingame
for and in consideration of the sum of Six hundred Dollars, to me
in hand, before the ensealing hereof, well and truly paid by
Abraham Matherson, of Scituate, in the aforesaid County & State
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Abraham Matherson his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Abraham Matherson his Heirs and Assigns forever,

A certain Lot of land with the Buildings & Improvements thereon, situate in the Southwesterly part of said City of Providence, being Lot (129) One hundred twenty nine on a Plat of lands called Map of Mrs Timothy Wiggins Land, in the Southwesterly part of said City of Providence, by W.S. Slocumb. Being the same Lot of Land that was conveyed to this Grantor by Deed from Joseph A. Blake, dated May 1. 1848. by Deed from John H. Burlingame, dated April 10. 1850. Reference to said Deeds being had.

And I, Harriet P. Burlingame, Wife of the said James P. Burlingame, for in consideration of the aforenamed sum of Money paid my said Husband, do hereby Remise, Release & forever Quitclaim to the said Abraham Matherson & his Heirs and Assigns, all my Right of Dower & Power of Thirds, in & to the aforedescribed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Abraham Matherson his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said James P. Burlingame for myself & for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Abraham Matherson his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Abraham Matherson his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said James P. Burlingame, for myself & for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Abraham Matherson his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I, the said James P. Burlingame have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Six hundred Dollars & payable to the said Abraham Matherson, or order, in Two years after date, with Interest, payable annually. Now therefore, if I, the said James P. Burlingame or any person for me, shall well & truly pay or cause to be paid to the said Abraham Matherson, his Heirs or Assigns the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be void & null, otherwise to be & remain in full force and virtue.

Furthermore I, the aforenamed said James P. Burlingame do hereby constitute & appoint the said Abraham Matherson, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation for me & in my name, at any time after the expiration of the day of payment of the aforenamed Note, or of the Interest due thereon, to sell at public Auction, first giving thirty days notice of such Sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, and on Sale thereof to

receive the amount the same shall have been sold for, and on receipt thereof, to apply and appropriate the same to the payment of all the expenses attending such sale & the payment of the sums of Money due on the aforenamed Note & secured by this Deed, Accounting to me for all sums of Money that shall be over & above the amount aforesaid, and hereby ratifying and confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In Testimony whereof, We have hereunto set our hands & seals, on this Fifteenth day of May A.D. One Thousand Eight hundred & fifty two, (1852)

Signed, sealed & delivered in presence of
the words "a good & sufficient Deed or Deeds
of the same, and on sale thereof," first
interlined, Nathaniel Searle
John R. Burlingame

James P. Burlingame. (L.S.)
Harriet Burlingame. (L.S.)

County of Providence ss. In the City of Providence, on this 15 day of May A.D. 1852.
Then personally appeared the above named James P. Burlingame before me and acknowledged the preceding Instrument by him signed to be his free Act and Deed.

Nathaniel Searle
Public Notary

Recorded May 15, 1852, at 1.40 o'clk P.M.

Witness
word "aforenamed" erased

Albert Pabodie
City Clk

Having received satisfaction for the Note mentioned
I do hereby release & discharge this Mortgage
Dated Providence May 3 Year Aug. A.D. 1852
In presence of
Albert Pabodie

Willard Sayles

234

To all People to whom these Presents shall come.

I, Walter W. Updike,

of the City & County of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said Walter W. Updike for and in consideration of the sum of Five hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Willard Sayles of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Willard his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Willard his Heirs and Assigns forever,

A certain Lot of Land situated in the Easterly part of the City of Providence, said Lot described as Lot No (86) eighty six, on the What Cheer Plat of Land belonging to the late Gov. Fenner, bounded on the West by Land of said Sayles, being the Lot purchased by said Updike & Sayles in April 1852, & recorded in the Office of Land Records in said Providence, together with all the Buildings & Improvements thereon.

And I, Updike, Wife of the said Walter, for & in consideration of the above sum of Money paid my said husband, do hereby Remise, Release and forever Quitclaim unto the said Willard, his Heirs, Executors, Administrators and Assigns, all my Right of Dower & Power of Thirds, in & to the above granted premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Willard his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Walter for Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Willard Sayles his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Willard Sayles his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Walter W Updike for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Walter W Updike his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

This Deed is subject to the following condition namely. Whereas I, the said Walter W Updike am indebted to the said Willard Sayles by a certain promissory Note, by me signed, bearing even date with this Deed, whereby I have promised the said Willard Sayles to pay him or order Five hundred Dollars, Six Months after date, with Interest.

Now if I shall well and truly pay said Note to said Sayles at its maturity & according to its tenor & effect, then this Deed shall be void.

And I do hereby appoint the said Willard Sayles, his executors, administrators & assigns, my Attorneys, irrevocable, for me & in my Name, & in his or their own Name or Names to sell the premises aforesaid at public Auction, & to make good & effectual Deed or Deeds thereof to the purchaser or purchasers; & to apply & appropriate the proceeds of such sale to the payment of said Note (principal and interest) & all the expenses of said sale & to pay over the balance of said proceeds to me, my Heirs, Executors, Administrators & Assigns: Provided however that no sale of said premises shall be made until after some one condition above mentioned shall be broken, nor until such sale shall have been

notified at least Six Weeks after such condition broken, in some one of the public Newspapers printed in said Providence.

In Witness whereof, We have hereunto set our hands & seals, this Twenty-fifth day of May A.D. Eighteen hundred fifty two.

Signed, Sealed and delivered in presence of
Philip C. Scott.
C. N. Updike

W. W. Updike. (D)
Providence P. Updike. (D)

Providence County, &c. Providence May 12th 1852.

Then personally appeared before me, the within named Walter W Updike & acknowledged this Instrument by him subscribed, to be his free act and Deed.

Philip C. Scott.
Justice of the Peace.

Recorded May 16, 1852, at 10.55 o'clk A.M.

Witness

Albert Pabodie City Clerk

235

To all People to whom these Presents shall come.

I James L. Sanders,

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said James L Sanders for and in consideration of the sum of One hundred & thirty Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Edmund A. Nichols, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Edmund A Nichols his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Edmund A Nichols his Heirs and Assigns forever,

A certain Lot of Land with the Buildings & Improvements thereon, situate in the Northerly part of said City of Providence & is said lot is described as Lot No (130) One Hundred & thirty on a Plat of House Lots & Streets belonging to the said E A Nichols surveyed & platted July 1846. by W. H. Walling, & recorded in the Land Records of said City of Providence, in Book of Plats No 1 page 101. together with the privilege of the Well on Lot No 126 One hundred & twenty six in said Plat.

Being the same Premises that was conveyed to this Grantor by Deed from the said E A Nichols, dated May 3. 1852. Reference to said Deed being had.

And I, Eliza Sanders, Wife of the said James L Sanders for & in consideration of the aforenamed sum of Money paid my said Husband, do hereby Remise, Release Forever Quitclaim to the said E A Nichols, his Heirs and Assigns forever, all my Right of Dower and Power of Thirds, in & to the above described premises.

I Richard Smith, found guilty of forgery &c. passing a forged note & sentenced to Hard labor for the Term of Seven years & Fifteen days. for the Note herein named & this Mortgage Deed. Witness my hand & seal June 26. 1853 Test Wm Williams Jr Deputy Sheriff

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Edmund A Nichols his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said James L Sanders for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Edmund A Nichols his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Edmund A Nichols his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said James L Sanders for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Edmund A Nichols his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said James L Sanders have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of One hundred & thirty Dollars, payable to the said Edmund A Nichols, or order, in Six Months after date with interest.

Now Therefore, if I the said Sanders, or any other person for me, shall well & truly pay or cause to be paid to the said E A Nichols, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be made Void, otherwise to be & remain in full force & virtue. Furthermore, I the said James L Sanders do hereby constitute & appoint the said Edmund A Nichols, his executors, administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the days of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid.

And for me & in my Name or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons or persons who may become the purchaser or

purchasers thereof, a good and sufficient Deed or Deeds of the same so as to vest in said purchaser or purchasers a fee & absolute Estate in fee simple in & to the premises aforesaid. And in sale thereof I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of the sums of Money due on the aforenamed Note & secured by this Deed, accounting to me for all sums that shall be over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys for the purposes aforesaid.

In testimony whereof, I have hereunto set my hand & seal, on this third day of May A.D. One Thousand Eight Hundred & fifty two (1852)

Signed, sealed and delivered
in presence of
Nathaniel Searle

James Le. Saunders. (L.S.)

Eliza her X mark Saunder. (L.S.)

County of Providence S. In the City of Providence on this 3 day of May A.D. 1852.
Then personally appeared the above named James Le Saunder before me & acknowledged the signing the preceding Instrument by him signed, to be his free act and Deede.

Nathaniel Searle
Justice of the Peace.

I Edmund A Nichols, the Mortgagee within named, in consideration of the sum of One hundred Dollars to me paid by Richard Smith, of Scituate, the receipt whereof is hereby acknowledged, do by these Presents, bargain, sell, assign, convey, set over & deliver to the said Richard Smith his Heirs & Assigns, all my Right, title interest, property claim & demand in & to the within Deed of Mortgage & the premises & promissory Note therein described. To Have & To Hold the same with all the rights & privileges thereof, to him the said Richard Smith, his Heirs & Assigns, in as full & ample a manner as I myself might Hold & enjoy the same by virtue of the within Deed of Mortgage.

Witness my hand & seal in this 15 day of May A.D 1852.

Executed in presence of
Nathaniel Searle

Edmund A. Nichols. (L.S.)

County of Providence S. In the City of Providence on this 15 day of May A.D 1852
Then the above named Edmund A Nichols before me & acknowledged the signing of the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace

Recorded May 15. 1852. at 4.48 o'clk P.M.

Witness

Albert Pabodie City Clk

SEE TRANSFER. NOTE. BOOK 35 PAGE 575

SEE TRANSFER. NOTE. BOOK 32 PAGE 529

To all People to whom these Presents shall come.

236

I, Wheaton A. Harrington.

of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Wheaton A. Harrington for and in consideration of the sum of Four Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by The Pawtucket Institution for Savings an Institution legally incorporated by the Legislature of the State of Rhode Island & established & doing business in the Town of North Providence, in said State the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pawtucket Inst'n for Savings, their Successors & Assigns ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Pawtucket Institution for Savings, their Successors ~~Heirs~~ and Assigns forever,

Two certain Lots of Land with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence & are thus bounded & described. The one Lot is situate on the Southerly side of Cranston Street & is bounded Northerly on said Street on which it measures Sixty two & one half feet, Easterly on Land formerly of Doctor Pardon Brown, deceased, One hundred & sixty feet, Southerly on Pond Street, Sixty two & one half feet & Westerly on Land formerly of Benjamin Balch, One hundred & sixty feet, or however otherwise said Lot may be bounded or described it is the same Lot conveyed to me the Grantor by Deed from Josiah B Harrington, on Record in the City Clerks Office in said Providence, in Book 117 page 172. The other Lot is also situate on the Southerly side of said Cranston Street & is bounded Northerly on said Cranston Street, Eighty feet Easterly on Land of John Winship Eighty feet & Westerly on the aforedescribed Lot Eighty feet, Or however otherwise the same may be bounded or described, it is the same Lot conveyed to me the Grantor by Deed from Rufus W Kimball, also on Record in said Office, in Book 101 page 36.

* Southerly on land of Rufus W Kimball Eighty feet

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pawtucket Institution for savings their Successors ~~Heirs~~ and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said Wheaton A Harrington for myself & for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Pawtucket Institution for Savings, their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Pawtucket Institution for Savings, their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Wheaton A Harrington for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Pawtucket Institution for Savings, their Successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I Harrington, Wife of the aforenamed Wheaton A Harrington, for in consideration of the sum paid as aforesaid & do hereby Release & forever Quitclaim, unto them the said Pawtucket Institution for Savings, their Successors & Assigns forever, all my Right of Dower in, to or out of the aforegranted premises.

Provided Always & this Deed is upon this express condition, That whereas I the aforenamed Wheaton A Harrington have this day made executed my certain Negotiable promissory Note, bearing even date herewith & made payable to them the said Pawtucket Institution for Savings or order, for the sum of Four Thousand Dollars, in semi-annual payments of Five per cent each on said sum, until the whole amount is paid, the first payment to be made in Six Months from the date hereof, with Interest on the whole sum payable semi annually in advance.

Now therefore, if I the aforenamed Wheaton A Harrington, or my Heirs, Executors or Administrators or any other person for me or them shall well & truly pay or cause to be paid the aforenamed Note, according to its tenor, then this Deed is to be void, but otherwise to be & remain in full force & effect.

Furthermore, I the aforenamed Wheaton A Harrington do hereby constitute & appoint the aforenamed Pawtucket Institution for Savings, their Successors & Assigns, my true & lawful Attorney, irrevocable, with full power of substitution & revocation, for me & in my Name or in their Name or Names, at any time in case default shall be made in the payment of any or either of the semi annual Instalments, payable on

said Note as aforesaid, or of the semi annual interest thereon, according to the tenor of said Note & such default shall continue for the term of ten days, to sell at public auction, the whole or any part or portion of said Mortgaged premises, they first giving (after the expiration of said term of ten days) twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence in my Name or in their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, such good & sufficient Conveyances thereof, as shall vest in such purchaser or purchasers a full perfect Title thereto. And on sale thereof (hereby giving & granting unto my said Attorneys full power & authority to adjourn or continue said sale from time to time) I do authorize my said Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for & after the payment of all the expenses incident to such sale or sales to applyy & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured, (hereby declaring that in case of a sale for any default as aforesaid, the amount of the principal sum unpaid, shall be deemed to be due & payable on the day of such sale, & accounting to me, my Heirs or Assigns for all sums over & above the amount thereof,) & hereby ratifying & confirming such sale or Sales as may be made or caused to be made by virtue hereof. And furthermore it is agreed by & between the parties hereto that the Grantor shall & will keep & maintain Insurance upon said Buildings, in a sum not less than Forty seven hundred fifty Dollars & assign the policy or policies of such Insurance to the Grantees as further security for the payment of said Note in default thereof it shall be lawful for the Grantees their Successors or assigns to effect such Insurance & the premium & premiums by them paid for effecting the same shall be a lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents. In testimony whereof, We have hereunto set our hands & seals, this Thirteenth day of May in the year of our Lord, One thousand eight hundred & fifty two. (1852) (the words "Heirs, Executors & Administrators" being first erased & the word "Heirs" being also erased in five other places before signing.)

Signed sealed & delivered in presence of
Henry Martin & signature of Wheaton A Harrington
Emery G Harrington, Witness to the signature
of Eliza S Harrington

Wheaton A. Harrington. (L.S.)
Eliza S. Harrington. (L.S.)

Providence County Ss. In Providence this fifteenth day of May A.D. 1852. Then Wheaton A Harrington personally appeared before me and acknowledged the preceding Instrument by him signed to be his free Act & Deed. Henry Martin, Public Notary.

I, Brayton Gardner, of the City & County of Providence, in the State of Rhode Island, the Mortgagee named in the certain Mortgage Deeds made & executed by Wheaton A Harrington of the premises & Estate described in the preceding Mortgage from said Harrington to the Pawtucket Institution for Savings, the one on Record in the City Clerks Office in Providence in Book One hundred twenty five, page one hundred three, the other in said Office in Book One hundred twenty seven, page one hundred fifty three, both now holden by me. Do agree, that notwithstanding the priority of the Record of my said Two Mortgages, that the preceding Mortgage Deed to said Institution shall take precedence of my Two Mortgages in like manner & with the same legal effect as though the preceding Mortgage had been recorded previous to the Record of my two said Mortgages. Given under my hand & seal, this fifteenth day of May A.D. 1852

In presence of
Daley Greene, Robert Knight

Brayton Gardner (L.S.)

Providence Ss. On the City of Providence May 15 A.D. 1852. Then personally appeared Brayton Gardner & acknowledged the above written Instrument by him subscribed to be his free Act & Deeds.
Before me Robert Knight, Justice of the Peace.

Recorded May 15, 1852, at 5, 55 o'clk P.M.

Witness one of the boundaries added at bottom of description

Albert Pabodie
City Clk

Having received payment for the Note within named & Mortgage Deed
We do hereby cancel & discharge this Mortgage this 15th May 1853
Witness our hand & Seal May 9 1853
Berij. N. Clapham
William Morgan

To all People to whom these Presents shall come.

237

We, Sophia Bliven, of the City & County of Providence, State of Rhode Island, & Elisha D. Vinton, Trustee of the estate of said Sophia Bliven, also of said Providence

Send Greeting. Know Ye, That We the said Sophia Bliven & Elisha D Vinton, Trustee as aforesaid for and in consideration of the sum of Eight Thousand Dollars, to us in hand, before the ensealing hereof, well and truly paid by

William Morgan & Benjamin N Clapham, both of said Providence

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Morgan & the said Clapham & their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said William Morgan & Benjamin N Clapham Heirs and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence, being Lot number two on the Plat of House Lots belonging to Gardner Williams & Wife, surveyed & platted by S.B. Cushing April 18, 1845. Bounded as follows. Beginning at the Southeast corner of said Lot, adjoining Land now or formerly owned by James W Arnold & Wife, on the North side of Washington Street, thence Westerly on Washington Street, Forty eight Feet, thence Northerly on Land of said Williams & Wife One hundred feet, thence Easterly on Land of George Eddy, Forty five & one half feet to the first point of beginning. It is the same Estate which was conveyed to the said Sophia Bliven by Christopher Alexander by Deed dated May 9, 1847 & recorded in the City Clerks Office in Book No One hundred fifteen, page Two hundred & Ten.

Said Premises being subject to Mortgage given to Ruth Bird for the sum of Two Hundred Dollars.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Morgan & Clapham their Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And We the said Sophia & Elisha D. Trustee as aforesaid for ourselves & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Morgan & the said Clapham their Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in our good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said William Morgan & the said B.N. Clapham their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Sophia Bliven & Elisha D Vinton as aforesaid for ourselves and for our Heirs, Executors and Administrators, do covenant and engage the above demised Premises to them the said William Morgan & the said B.N. Clapham, their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always this Deed is upon this express condition, that whereas We, the aforenamed Sophia Bliven & Elisha D Vinton, as Trustee as aforesaid have this day made & executed two Negotiable promissory Notes, bearing even date herewith, one Note signed by us as aforesaid & made payable to the aforenamed William Morgan, for the sum of Seven hundred Dollars, & one Note for One hundred Dollars payable to the aforenamed Benj N Clapham or order, both of said Notes payable in One year after date with Interest Semi annually. Now therefore if We, the aforenamed Sophia Elisha D, or our Heirs, Executors or Administrators, or any other person for us or them shall well & truly pay or cause to be paid at maturity the aforedescribed Notes, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise to be & remain in full force & effect. Furthermore, We, the aforenamed Sophia & Elisha D. Trustee as aforesaid, do hereby constitute & appoint the aforenamed Wm Morgan & B.N. Clapham, or either of them, their Heirs, Executors, administrators & Assigns, our true & lawful Attorneys, irrevocable, for us & in our Names, or in their Name or Names, at any time in case default shall be made in the payment of said Notes, or of the semi annual Interest due thereon, & such default shall continue for the term of ten days, to sell at public Auction the premises aforesaid or any part thereof, the one or they first giving, after the expiration of said term of ten days

Twenty days notice of such sale in some one of the public Newspapers printed in said Providence, & in her Name or in their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof a good & sufficient Deed or Deeds of said premises, so as to vest in such purchaser or purchasers a free & absolute Estate in fee simple therein. And on sale thereof, hereby giving & granting unto our said Attorneys full power & authority to continue or adjourn such sale from time to time. We do authorize our said Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for & after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof to the payment of the amount of the principal & interest of said Notes hereby secured, accounting to us our Heirs & Assigns for all sums over & above the amount thereof. We hereby ratifying, approving & confirming such sale or sales as may be made or caused to be made by our said Attorneys by virtue hereof.

And furthermore, it is agreed by & between the parties hereto that the Grantors shall and will Keep & maintain Insurance upon the Dwelling House and other Buildings on said Lot, in a sum not less than Fifteen hundred Dollars & assign the policy or policies of such Insurance to the Grantee & in default thereof it shall be lawful for the Grantee their Heirs & Assigns to effect such Insurance & the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged premises added to the amount of said Notes & secured by these Presents.

In testimony, We have hereunto set our hands & seals, this fifteenth day of May A.D. Eighteen hundred & fifty two.

Signed, sealed and delivered
in presence of
the words "neither of them" interlined
before signing
Charles Holden Jr

Sophia her X mark Blivin. (D)

E. D. Vinton. Trustee
for Sophia Blivin. (D)

Providence Sc. Providence May 15th 1852.

Then Sophia Blivin & Elisha D Vinton above named personally appeared & acknowledged the aforegoing Instrument to be their free & voluntary Act and Deed.

Before me
Charles Holden Jr
Justice of the Peace.

Recorded May 17. 1852. at 10. 35 o'clk A.M.

Witness
Albert Pabodie City Clk.

238

To all People to whom these Presents shall come.

I George L. Clarke.

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said George L. Clarke.
for and in consideration of the sum of Seven hundred Dollars, to me
in hand, before the ensealing hereof, well and truly paid by

John A. Burnham, of Boston, in the State of Massachusetts

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John A Burnham his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said John A Burnham his Heirs and Assigns forever,

A certain Lot of Land with a Dwelling House & other Buildings & Improvements thereon, situate in the Westerly part of said City of Providence, on Federal Hill (so called) being part of Lot No 34 Twenty four on a Plat of One hundred & six Lots on Federal Hill, surveyed & platted by D Anthony, September 28. 1808. & recorded in the Town Records of said City of Providence, in Book No 30. pages 439 & 440. Said Lot is bounded Southerly on a twenty foot Gangway now called Solar Street, whereon it measures Sixty feet. Southerly on Land of Thomas Chace Fifty feet. Westerly on Land of Manuel Benner. Sixty feet to a certain Wall. Northerly by Land of Arnold H Burlingame. Fifty feet to said Solar Street. Being the same Estate, that was conveyed to this Grantor by Deed from said John A Burnham dated May 12. 1852. Reference to said Deeds being had.

And I Laura Clarke, Wife of the said George L Clarke, for & in consideration of the aforenamed sum of Money paid my said Husband, do hereby Remise, Release & forever Quitclaim to the said John A Burnham & his Heirs & Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed premises.

Having received payment in full for the within discharged Notes, I hereby discharge this Mortgage & make good the title to the premises described. Witness my hand this 12th day of May A.D. 1853
In presence of
S. L. Holden
John A Burnham (Seal)

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John A Burnham his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said George L Clarke, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John A Burnham his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John A Burnham his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said George L Clarke for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John A Burnham his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said George L Clarke have made & executed my two certain promissory Notes, both bearing even date with this Deed, both payable to the said John A Burnham or order, Viz: One Note for the sum of Three hundred fifty Dollars, payable in Six Months after date with Interest, One other Note for the sum of Three hundred fifty Dollars, payable in Twelve Months after date, with Interest, payable semi annually. Now therefore, if I the said George L Clarke, or my Heirs, Executors, Administrators, or any other person for me, shall well & truly pay or cause to be paid to the said John A Burnham, his Heirs or Assigns, the aforenamed Two promissory Notes, together with the Interest thereon, according to the tenor of said Notes, then this Deed shall be Void & Void, otherwise to be & remain in full force & virtue. Furthermore, I the said John A Burnham do hereby constitute & appoint the said John A Burnham, his executors, administrators & assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of either of the aforenamed promissory Notes, or of the Interest due thereon, (in case the same remains due & unpaid,) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge and

deliver to any person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full and absolute Estate in fee simple, in & to the premises aforesaid. And in sale thereof, hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn continue said sale from time & time; & do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed Six promissory Notes & secured by this Deed, Accounting to me for the sums of Money that shall be over & above the amount aforesaid & thereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In Testimony whereof, We have hereunto set our hands & seals in this Twelfth day of May A.D. One Thousand Eight Hundred and Fifty two (1852)

Signed, Sealed and delivered
in presence of
Ambrose Clarke

George Le. Clarke. (L.S.)

Laura Clarke. (L.S.)

County of Providence Ss. In the City of Providence on this 17 day of May A.D. 1852.
Then personally appeared the above named George Le Clarke before me and acknowledged the preceding Instrument by him signed, to be his free Act & Deed.

Nathaniel Searle
Justice of the Peace.

Recorded May 17. 1852. at 4.05 o'clk P.M.

Witness words "or them" interlined

Albert Pabodie
City Clerk

To all People to whom these Presents shall come.

239

I Thomas Delaney
of the City & County of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That I the said Thomas Delaney
for and in consideration of the sum of Two hundred and twenty Dollars, to me
in hand, before the ensealing hereof, well and truly paid by

Seril W. Clemence, of Glocester, in the County and State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Seril W Clemence his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Seril W Clemence his Heirs and Assigns forever,

One certain Lot of Land with a Dwelling House & other Buildings & Improvements thereon, situate a little Southerly from Atwells Avenue on the Easterly side of a Twelve feet Gangway running Southerly from Atwells Avenue, in the Westerly part of said City of Providence, & measures on the East & West lines Fifty feet, & on the North & South lines Sixty nine feet, it being the Southerly end of Lot Number 12 (Twelve) & a portion of the Southerly end of Lot Number 13 (thirteen) on a Plat of Land of the Heirs of Daniel Tefft deceased, which said Plat is on Record in the City Clerks office in said Providence, in Book Number 51 of the Record of Deeds page 53. Together with the right of using the Well situate on a ten feet Gangway on the Easterly side of said Lot, he or they paying a proportional part of the expense of keeping said Well & its Appendages, in good order & repair.

It being the same Estate conveyed to me the Grantor by the name of Thomas De Laney, by Deed from George O Bigman, as Executor, on Record in said Office, in Book 91 of the Record of Deeds page 17. And I Catharine Delaney, Wife of the aforenamed Thomas Delaney Jnr in consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim unto him the said Seril W Clemence, his Heirs and Assigns forever, All my Right of Dower, in, to and out of the aforementioned Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Seril W Clemence his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Thomas Delaney for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Seril W Clemence his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Seril W Clemence his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Thomas Delaney for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Seril W Clemence his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Having received payment in full for the Real estate within described & do hereby cancel & discharge the Mortgage Deed thereof.
Witness my hand & seal this 5 May 1852
In presence of
Albert Pabodie
Seril W Clemence

Provided Always and this Deed is upon this express condition, That Whereas I the aforenamed Thomas Delaney have this day made & executed my certain Negotiable promissory Note, bearing even date herewith, & made payable to him the said Seril W Clemence, or order, in Two years from date with Interest payable annually, for the sum of Two hundred & twenty Dollars. Now therefore, if I the aforenamed Thomas Delaney or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, the aforenamed Note, at its maturity, together with the interest thereon, according to its tenor, then this Deed is to be void, but otherwise to be & remain in full force & effect.

Furthermore I, the aforenamed Thomas Delaney do hereby constitute & appoint the aforenamed Seril W Clemence, his executors, administrators & assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name or in his or their Name or Names, at any time, in case default shall be made in the payment of said Note, or of the Annual Interest thereon, & such default shall continue for the term of ten days, to sell at public Auction, the premises aforesaid, he or they first giving, (after the expiration of said term of ten days) Twenty days notice of such sale, in some one of the public Newspapers printed in said City of Providence & in my name or in his or their Name or Names to make, execute, seal, acknowledge & deliver to the purchaser or

purchasers thereof, a good & sufficient Deed of said premises, so as to vest in such purchaser or purchasers, a fee & perfect title thereto, and on sale thereof, (hereby giving & granting unto my said Attorney or Attorneys full power & authority to adjourn said sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof the amount the same shall be sold for, and after the payment of all the expenses incident to such sale to apply & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured, and accounting to me, my Heirs or Assigns, for all sums over and above the amount thereof. I hereby ratifying & confirming such sale as may be made or caused to be made by virtue hereof.

In testimony whereof, We have hereunto set our hands & Seals, this Nineteenth day of May, in the Year of our Lord, One Thousand Eight Hundred and fifty two, (1852)

Signed, Sealed and delivered in presence of
Henry Martin, As signature of
Thomas Delaney.

Thomas Delaney. (L.S.)

Providence County ss. In Providence this Nineteenth day of May A.D. 1852.
Then Thomas Delaney personally appeared before me and acknowledged the preceding Instrument by him signed to be his free Act and Deed.
Henry Mowrin, Public Notary

Recorded May 19, 1852, at 12.55 o'clk P.M.
Witness
Albert Pabodie City Clk

Having received payment in full of the money due on the within described Three Promissory Notes. I hereby cancel and discharge the within Deed of Mortgage
In Witness Whereof I have hereunto set my Hand & Seal, on this Twenty Second day of August A.D. One Thousand Eight Hundred and Fifty Three. (1853)
Executed in Presence of
Nathaniel Searle
Received September 1st 1853. at 11.55 o'clk A.M.
Witness
L. D. Hutchins (L.S.)

To all People to whom these Presents shall come.

240

I, James Gleason
of the City & County of Providence, State of Rhode Island
Send Greeting. Know Ye, That I the said James Gleason
for and in consideration of the sum of One hundred & ninety nine Dollars, to me in hand, before the ensealing hereof, well and truly paid by
Lewis D. Hutchins, of said City of Providence
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Lewis D. Hutchins his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Lewis D. Hutchins his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence, on Federal Hill, (so called) viz. the Easterly side of Harden Street, bounded & described as follows, Viz. Commencing at the Northwest corner of a Lot of Land this day conveyed by this Grantor to John Kupe & running Northerly Forty one feet bounding Westerly on said Harden Street, & holding the width of Forty one feet, extends back Easterly from said Harden Street, Forty six feet. Being the same Estate that was conveyed to this Grantor by Deed from the said Lewis D. Hutchins dated March 27. A.D. 1852.

Reference to said Deeds being had.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Lewis D. Hutchins his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said James Gleason, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Lewis D. Hutchins his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Lewis D. Hutchins his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said James Gleason for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Lewis D. Hutchins his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said James Gleason have made & executed my three certain promissory Notes, all bearing even date with these presents payable to the said Lewis D. Hutchins, or order as follows, Viz: One Note for the sum of Fifty seven Dollars, payable in Six Months after date with interest; one other Note for the sum of Sixty six Dollars, payable in Twelve Months after date, with Interest, & one other Note for the sum of Sixty six Dollars, payable in Eighteen Months after date with Interest.

Now Therefore, if I the said James Gleason or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Lewis D. Hutchins, or to his Heirs or Assigns, the aforenamed promissory Notes, together with the Interest thereon according to the tenor of said Notes, then this Deed shall be null & void, otherwise to be & remain in full force & virtue.

And I the said James Gleason do hereby constitute & appoint the said Lewis D. Hutchins, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & revocation, for me & in my Name, at any time after the expiration of the day of payment of either of the aforenamed three promissory Notes, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence.

the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to every person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed Three promissory Notes & secured by this Deed, beginning at the first in time of Money that shall be due over & above the amount aforesaid, and hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys for the purposes aforesaid.

In Testimony whereof, I have hereunto set my hand & seal, on this Twenty seventh day of March A.D. One Thousand Eight Hundred & fifty two. (1852)

Signed Sealed and delivered
in presence of
Nathaniel Searle

James Gleason. [L.S.]

County of Providence ss. In the City of Providence on this 31 day of March A.D. 1852. Then personally appeared the above named James Gleason before me and acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded March 19. 1852. at 4.57 o'clk P.M.

word "due" erased

Witness

Albert Pabodie
City Clk

Recorded Discharge Nov 8, 1852 Albert Pabodie City Clk

Having received payment in full of the within mentioned Note, I hereby cancel & discharge the same. In Witness whereof I have hereunto set my hand & seal on 3 day of November AD 1852
Signed Sealed & delivered in presence of
Lewis D Hutchins

[L.S.]

241

To all People to whom these Presents shall come.

I James Mc Ebny.

of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said James Mc Ebny for and in consideration of the sum of Three hundred Forty one Dollars & twenty five cents & one in hand, before the ensealing hereof, well and truly paid by

Lewis D Hutchins, of the City, County and State of New York

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Lewis D Hutchins his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Lewis D Hutchins his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate in the Westerly part of said City of Providence on Federal Hill (so called) on the Easterly side of Warden Street, bounded & described as follows, Viz: Commencing at the North Westerly corner of the Lot of Lands conveyed to me by the said L.D. Hutchins & James Gleason, & running Northerly bounding Westerly on said Warden Street, Twenty five feet & holding the width of Twenty five feet, extends back Easterly from said Warden Street, Forty six feet.

Being the same Estate that was conveyed to this Grantor by Deed from the said Lewis D Hutchins, dated March 27. 1852. Reference to said Deed being had.

And I Mary Mc Ebny, Wife of the said James Mc Ebny, for in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release forever Quitclaim to the said Lewis D Hutchins, & to his Heirs and Assigns forever, All my Right of Dower & Power of Thirds in & to the aforedescribed Premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Lewis D Hutchins his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said James Mc Ebny for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Lewis D Hutchins his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Lewis D Hutchins his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said James Mc Ebny for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Lewis D Hutchins his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said James Mc Ebny have made & executed my three certain promissory notes all bearing even date with this Deed, & all payable to the said Lewis D Hutchins or order as follows, Viz: one Note for the sum of One hundred & thirteen Dollars & seventy five cents, payable in Six Months after date with Interest, one other Note for the sum of One hundred & thirteen Dollars and seventy five cents payable in Twelve Months after date with Interest, & one other Note for the sum of One hundred & thirteen Dollars & seventy five cents, payable in Eighteen Months after date with Interest, as by said Notes may more fully appear.

Now Therefore, if I the said James Mc Ebny or my Heirs, or any other person for me, shall pay or cause to be paid, to the said Lewis D Hutchins, or to his Heirs or Assigns, the aforenamed Three promissory Notes, together with the Interest thereon, according to the tenor of said Notes, then this Deed shall be Null & Void, otherwise to be & remain in full force and virtue. Furthermore, I the aforenamed said James Mc Ebny do hereby constitute & appoint the said Lewis D Hutchins, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of either of the aforenamed Three promissory Notes, or of the Interest due thereon (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale, in

some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deede or Deeds of the same, so as to vest in said purchaser or purchasers a full & absolute Estate in fee simple in & to the premises aforesaid. And on sale thereof I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on the aforenamed three promissory Notes & secured by this Deede. Accounting to me for all sums of Money that shall be over & above the amount aforesaid & hereby ratifying & confirming such sale as may be made by my said Attorney and Attorneys, for the purposes aforesaid.

In Testimony whereof, We have hereunto set our hands & seals on this Twenty seventh day of March A.D. One Thousand Eight Hundred & fifty two (1852)

Signed, sealed and delivered in presence of
J. N. D. Jordin

James his X mark Mc Ebny. (L.S.)

Mary her X mark Mc Ebny. (L.S.)

County of Providence } In the City of Providence on this 2d day of April A.D. 1852.
Then personally appeared the above named James Mc Ebny & Mary Mc Ebny & severally acknowledged the preceding Instrument by him & her signed, to be his & her free Act and Deede.

Before me
Nathaniel Searle
Justice of the Peace.

Recorded May 19. 1852. at 4. 57 o'clk P. M.

Witness words "well & truly" interlined
"aforenamed" erased

Albert Pabodie
City Clk

To all People to whom these Presents shall come.

2112

I, Henry Simon
of the City & County of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Henry Simon for and in consideration of the sum of One Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Hugh B Bain of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Hugh B Bain his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Hugh Bain his Heirs and Assigns forever,

One certain Lots of Land with all the Buildings and Improvements thereon, situated in the Southwesterly part of said City of Providence, & are said lot are described as Lots Numbers (119) One hundred & nineteen & One hundred & twenty eight (128) on a Plat of Lands & called Map of Mr Timothy Wiggins Land by Mc B Brockwood. Being the same two Lots of Land that were conveyed to this Grantor by Deede from Allen Chillson dated 25 day of March A.D. 1851. & recorded in the Land Records of said City of Providence, in Book No 122. page 210.

Reference to said Deed being had.

And I, Catherine Simon, Wife of the said Henry Simon, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release & forever Quitclaim to the said Hugh B Bain, & to his Heirs & Assigns forever, all my Right of Dower and Power of Thirds, in & to the aforedescribed premises.

I hereby cancel and discharge this Mortgage & note No 12 1852
In presence of
Geo Williams
Hugh B Bain

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Hugh B Bain his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Henry Simon for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Hugh B Bain his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Hugh B Bain his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Henry Simon for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Hugh B Bain his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Instrument is upon this condition. For that whereas I the said Henry Simon have made & executed my certain promissory Note, bearing even date with this Deede, for the sum of One Thousand Dollars, & payable to the said Hugh B Bain, or order, in One year after date, with interest, payable semi annually. Now therefore, if I the said Henry Simon, or my Heirs, Executors, Administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Hugh B Bain, or to his Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, then this Deed shall be null & void, otherwise to be & remain in full force and virtue.

Furthermore, I the said Henry Simon do hereby constitute & appoint the said Hugh B Bain, his Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the Premises aforesaid. And for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in

said purchaser or purchasers a full and absolute Estate in fee simple in to the premises aforesaid. And on sale thereof (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said Sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of money due on the aforenamed promissory Note & secured by this Deed, accounting to me for all sums that shall be over ~~& above~~ above the amount thereof, aforesaid, thereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In testimony whereof, I have hereunto set our hands and seals in this Nineteenth day of May A.D. One Thousand Eight hundred and fifty two. (1852)

Signed, sealed & delivered
in presence of
Nathaniel Searle

Henry Simon. (L.S.)

Catherine Simon. (L.S.)

County of Providence Ss. In the City of Providence on this 19 day of May A.D. 1852.
Then personally appeared the above named Henry Simon before me & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded May 20. 1852. at 9.35 o'clk A.M.

Witness Reuel Wood, "above" & "thereof"

Albert Pabodie
City Clk

Having received payment in full for the Note within named & do hereby cancel & discharge this mortgage this 23rd day of Dec. A.D. 1854

In presence of
Albert Pabodie

Samuel Tanner

243

To all People to whom these Presents shall come.

We, Experience S. Darrows, of the City & County of Providence, State of Rhode Island, and Eleazar W. Darrows, of the Town of Blackstone, County of Worcester, State of Massachusetts

Send Greeting. Know Ye, That We the said Experience S. & Eleazar W. Darrows for and in consideration of the sum of Twenty five Hundred Dollars, to us in hand, before the ensealing hereof, well and truly paid by

Samuel Tanner

of the Town of Warwick, County of Kent, State of Rhode Island

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Samuel Tanner his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Samuel Tanner his Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate on the West side of the River in said City of Providence, & on the West side of Pearl Street, bounded and described as follows viz: Easterly by Pearl Street whereon it measures Seventy feet, Southerly by a Forty foot Street called Perkins Street, about One hundred Forty one feet more or less, Westerly by Land of Arnold Saunders, Seventy feet, Northerly on Land formerly owned by John A. Foster & Wife, about One hundred and forty one feet more or less to Pearl Street.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Samuel Tanner his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Experience S. & Eleazar W. Darrows & for ourselves for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Samuel Tanner his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in & a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Samuel Tanner his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Experience S. & Eleazar W. Darrows & for our Executors and Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Samuel Tanner his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The Conditions of this Deed are such as these. Whereas the said Experience S. & Eleazar W. Darrows have this day formed & given unto the said Samuel Tanner their certain promissory Note, for Twenty five Hundred Dollars, said Note bearing even date with this Deed & made payable to Samuel Tanner, or to his order, on the First of June A.D. 1857. Interest of said Note to be paid semi ~~annually~~ yearly. Now should the said Experience S. & Eleazar W. Darrows well & truly pay said Note, together with the Interest then & at that time, this Deed shall be null & void & of no effect, otherwise in full force & virtue.

In Testimony whereof, We have hereunto set our seals & signed our Names, this Seventeenth day of May, in the year of our Lord, One Thousand Eight hundred and Fifty two.

Signed, sealed and delivered
in presence of
Paul P. Todd.
Walter Thorpe

Experience S. Darrows. (L.S.)

Eleazar W. Darrows. (L.S.)

Commonwealth of Massachusetts. Worcester Ss. May 17. A.D. 1852.
Then personally appeared the above named Ephraim F Eleazar W
Barrows and acknowledged the above Instrument by them signed, to be their free act and deed.
Before me. David P. Todd.
Justice of the Peace.

Recorded May 20. 1852. at 1.45 o'clk P. M.
Witness [illegible] Annual Meet
Albert Pabodie
City Clk

2444

To all People to whom these Presents shall come.

I George Miller
of the City & County of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That I the said George Miller
for and in consideration of the sum of Fifteen hundred Dollars, to me in hand, before the ensealing hereof, well and truly paid by
Orrin Mason of said City of Providence
the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Orrin Mason his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Orrin Mason his Heirs and Assigns forever,

One certain lot of land with all the Buildings & Improvements thereon, situate in the Westerly part of said City, bounded & described as follows: Southerly by land of William G. Thornton deceased Grave, Easterly by Land of Thomas Earle & Widow Foster, Northerly by the property formerly owned by David Sisson & Westerly by Bedding Street, being Lot No 38, on the Plot of Land laid out in Lots by Ledt Henry Smith, deceased, which said Plot is recorded in the City Clerks Office in said Providence, in Book No 28. pages 250. & in Book No 37 page 77. Reference thereto being made. Said Lot measuring Forty feet on said Bedding Street & running Easterly holding the width of Forty feet, One hundred & one feet, being the Lot I bought of William Miller, as per his Deed to me dated the first day of April, in the year of our Lord, One Thousand Eight hundred & forty one.

And I Maria Miller, Wife of the said George Miller, for & in consideration of the aforenamed sum of Money paid to my said husband, do hereby Remise, Release & forever Quitclaim to the said Orrin Mason and to his Heirs and Assigns forever, All my Right of Dower and Power of Thirds in and to the aforenamed premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Orrin Mason his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said George Miller for myself my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Orrin Mason his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in myself good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Orrin Mason his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said George Miller for myself my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Orrin Mason his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always this Deed is upon this express condition, That Whereas I the aforesaid George Miller have this day made executed my certain Negotiable promissory Note, bearing even date herewith & made payable to him the said Orrin Mason or order, in One year after date with Interest payable semiannually for the sum of Fifteen Hundred Dollars. Now Therefore, if I the aforesaid George Miller or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid at maturity, the aforesaid Note, together with the Interest thereon, according to the tenor thereof, then this deed is to be void, but otherwise to be & remain in full force, virtue and effect. Furthermore I the aforesaid George Miller do hereby constitute & appoint the aforesaid Orrin Mason his executors, administrators & assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution and of revocation, for me & in my Name, or in his or their Name or Names, at any time after said Note shall have become due & payable, & the same is or shall be unpaid for the term of Sixty days thereafter, to sell at public Auction the premises aforesaid, or any portion thereof, he or they first giving twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, and in my Name, or in his or their Name or Names, to make, execute seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers

Hearing recn satisfaction & do hereby cancel on
this mortgage Deed Witness my hand and seal
Orrin Mason
1853
In presence of
Albert Pabodie

thereof, a good & sufficient Deed or Deeds of said premises, so as to vest in such purchaser or purchasers a full and absolute estate in fee simple therein, and on sale thereof, hereby giving, and granting unto my said Attorney or Attorneys full power & authority to adjourn or continue said sale from time to time, & as authorize my said Attorney or Attorneys to receive of or from the purchaser or purchasers thereof, the amount the same shall be sold for, & after the payment of all the expenses incident to such sale or sales, & aptly & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured, & accounting to me for all sums over and above the amount thereof, hereby satisfying, approving & confirming such sale or sales as may be made or caused to be made by my said Attorney or Attorneys for the purpose aforesaid by virtue hereof.

In testimony whereof, We have hereunto set our hands and affixed our seals, this Twentieth day of May, in the year of our Lord, One Thousand Eight Hundred and fifty two.

Signed, sealed and delivered in presence of
William Taylor

George Miller. (L.S.)
Maria Miller. (L.S.)

Providence Sc. In the City of Providence May 21. 1852.
Personally appeared George Miller before me and acknowledged the preceding Instrument by him signed to be his free act and Deed.
Albert Pabodie Notary Publ

Recorded May 21. 1852, at 9 1/4 o'clk A.M.
Witness word "the" erased
Albert Pabodie
City Clk

To all People to whom these Presents shall come.

244

I, John Herrington
of the City & County of Providence, in the State of Rhode Island
Send Greeting. Know Ye, That I the said John Herrington
for and in consideration of the sum of One Hundred Dollars, to me
in hand, before the ensealing hereof, well and truly paid by
William D Pearce and Ebenezer Plummer both of said Providence, in Company
under the name of Pearce & Plummer
the receipt whereof do hereby acknowledge, and and therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pearce & Plummer their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Pearce & Plummer their Heirs and Assigns forever,

A certain lot of Land with all the Buildings & Improvements thereon, situate in the Northerly part of said City of Providence, in that part called Charlestown, & is known & distinguished as part of Lot No (8) eight on a Plat of Land surveyed by Daniel Anthony May 1815, belonging to Daniel Randall & bounded & described as follows viz: Northerly on Cart Street, on which it measures Twenty five feet, & holding that width runs Southerly Forty feet, Easterly on Land of Jacob & Josiah Hargrave & Westerly on Benjamin P Wilbours Lands. Being the same Estate that was conveyed to this Grantor by Deed from Daniel B Hazard, dated December 15th 1845, & recorded in the Land Records of said City of Providence, in Book 115, page 250.

Reference to said Deeds being had.

And I, Lucinda Herrington, Wife of the said John Herrington, for the consideration of the aforenamed sum of Money paid my said Husband, do hereby Remise, Release & forever Quitclaim, to the said Pearce and Plummer & to their Heirs and Assigns forever, all my Right of Dower & Power of Thirds, in & to the aforedescribed premises.

Having received payment in full for the note within named We do hereby cancel and discharge this Mortgage Deed. Witness our hand & Seals Oct 5 1854
Pearce & Plummer
By W. D. Pearce
Witness of the signing of
Albert Pabodie

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pearce & Plummer their Heirs and Assigns, forever, to them and their only proper use, benefit and behoof forever. And I the said John Herrington for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Pearce & Plummer their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Pearce & Plummer their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said John Herrington for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Pearce & Plummer their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition. For that whereas I the said John Herrington have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of One Hundred Dollars payable to the said Pearce & Plummer or order, in One year after date, with interest. Now therefore, if I the said John Herrington, or any person for me shall well & truly pay or cause to be paid to the said Pearce & Plummer, their Heirs or Assigns the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue. Furthermore, I the said John Herrington do hereby constitute & appoint the said Pearce & Plummer, their Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. And for me & in my Name, or in their Name or Names to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in

said purchaser or purchasers, a full and absolute Estate in Fee simple, in & to the premises afore-said. And on sale thereof, I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed promissory Note, & secured by this Deed, Accounting to me for all sums that shall be over & above the amount aforesaid, hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In Testimony whereof, We have hereunto set our hands & seals, on this Twenty ninth day of April A.D. One Thousand Eight hundred & fifty two (1852)

Signed, sealed & delivered
in presence of
Nathaniel Searle
George Curtis

John Thorrington (L.S.)
Lucinda Thorrington (L.S.)

County of Providence ss. In the City of Providence on this 29 day of April A.D. 1852.
Then personally appeared the above named John Thorrington before me, and acknowledged the preceding Instrument by him signed to be his free Act & deed.

Nathaniel Searle
Justice of the Peace.

Recorded May 21. 1852 at 9.25 o'clk A.M.

Witness

Albert Pabodie
City Clk

Office Providence Inst for Savings Rec'd for record & duly recorded this Mortgage Deed
Attest Jos Williams Jr Asst Treas
May 21st 1852 & read this 21st day of May A.D. 1852
Providence Inst for Savings
J.E. Bishop Treas

Recorded May 23, 1852
Attest Samuel H. Greene City Clerk

To all People to whom these Presents shall come.

246

I, Jabez M. Fisher,

of the City of Providence in the State of Rhode Island

Send Greeting. Know Ye, That I the said Jabez M. Fisher for and in consideration of the sum of Four Thousand Dollars, to me in hand, before the ensealing hereof, well and truly paid by The Providence Institution for Savings, an Institution legally incorporated and established and transacting business in said City of Providence.

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro Ins for Savings & their Successors Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Providence Institution for Savings, their Successors Heirs and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate on the Northerly side of Washington Street, in said City of Providence, being Lot Numbered One hundred fifty one (151) on a Plat of the Mathewson Lands, so called, which said Plat is on Record in the City Clerks Office in said Providence, in Book Number Forty two (42) page Four hundred & seventy three (473), & is the same Estate conveyed to the Grantor by Jeremiah Sumner by Deed dated April Thirtieth A.D. 1850, & recorded in the Records aforesaid, in Book Number One hundred and eighteen (118) page one hundred forty nine (149)

And I, Nancy A. Fisher, Wife of the said Jabez M. Fisher, in consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim unto the said Providence Institution for Savings, their Successors & Assigns, all my Right of Dower, in & to the aforegranted premises.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pro Ins for Savings, their Successors Heirs and Assigns, forever, to their and only proper use, benefit and behoof forever. And I the said Jabez M. Fisher, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their successors Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings their successors Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Jabez M. Fisher for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Pro Institution for Savings, their Successors Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is such, That whereas I the said Jabez M. Fisher this day have made & executed my Negotiable promissory Note bearing even date herewith & made payable to the said Providence Institution for Savings, or order, in One year after date with Interest payable semi annually, in advance, for the sum of Four Thousand Dollars (4000) payable at the Office of the Treasurer of said Institution.

Now Therefore if I the said Jabez M. Fisher, or my Heirs, Executors, Administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid at maturity, the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise shall be & remain in force. Furthermore, We, the said Jabez M. Fisher & Nancy A. Fisher do hereby constitute & appoint the said Providence Institution for Savings their Successors and Assigns, our & each of our true & lawful Attorney, irrevocable, with full power of substitution & of revocation, for us & in our Names, or in their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest due thereon, or breach shall be made of the conditions of Insurance hereinafter contained on the part of the Grantor to be performed, & such default or breach shall continue for the term of ten days, to sell at public Auction, all of our & each of our right, title & interest in & to the aforesaid premises or any part thereof, there first giving, after said term of ten days has expired,

twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence, And in my Name, or in their Name or Names to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises, or any part thereof, so as to vest in such purchaser or purchasers, a good & absolute Estate in fee simple therein. And on sale thereof, (hereby granting unto our said Attorneys full power to continue or adjourn such sale from time to time) We do authorize our said Attorneys to receive from the purchaser or purchasers thereof, the amount the same may be sold for, & after the payment of all the expenses incident to such Sale or Sales, to apply & appropriate the residue thereof, to the payment of the amount of principal & interest of said Note hereby secured. We hereby agreeing that in case of the sale of said premises, or any part thereof for default of the payment of said semi-annual Interest, or for breach of said conditions of Insurance the principal of said Note shall be deemed due & payable on the day of such sale) Accounting to me the said Sabez M Fisher my Heirs & Assigns, for all sums over & above the amount thereof. We hereby ratifying, approving & confirming such Sale or Sales, as may be made or caused to be made by virtue hereof.

Furthermore, It is agreed by & between the parties hereto that the Grantor shall & will Keep and maintain Insurance upon the Buildings on said Lot, in a sum not less than Four Thousand Dollars & will assign the policy or policies of such Insurance to the Grantees ~~to the Grantees~~, & in default thereof it shall be lawful for the Grantees, their Successors & Assigns to effect such Insurance & the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged premises added to the amount of said Note & secured by these Presents.

In Testimony whereof, We have hereto set our hands & seals, this Twenty first day of May A.D. Eighteen Hundred and Fifty two (1852)

Signed, sealed and delivered in presence of Henry Martin — J. M. Fisher (L.S.) — Nancy A. Fisher (L.S.)

Providence County, S. In Providence this twenty first day of May A.D. 1852. Then Sabez M Fisher personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free act & deed.

Henry Martin
Justice of the Peace.

Recorded May 21. 1852, at 3 o'clk P.M.

Witness: words "this day" interlined & "to the Grantees" erased

Albert Pabodie
City Clk

Hearing see full payment of the Note secured by this Mortgage Deed. cancel & discharge this Mortgage Deed. Witness our hands & seal Nov 12. 1852.
In presence of
J. N. Williamson

To all People to whom these Presents shall come.

I Michael Duffy of the City & County of Providence in the State of Rhode Island Send Greeting. Know Ye, That I the said Michael Duffy for and in consideration of the sum of Two Hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by Thomas Greene & George N Brown, both of said City of Providence, in Company together under the Name of Greene & Brown the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Greene & Brown their Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto them the said Greene & Brown their Heirs and Assigns forever,

A certain Lot of Ground, with all the Buildings & Improvements thereon, situate in the Northerly part of said City of Providence, & is laid out & described as Lot No (127) One Hundred & twenty seven, on a Plat of House Lots belonging to E. A. Nichols. Which said Plat is on Record in the City Clerks Office in said Providence in Book of Plats No 1. page 101, together with the privilege of drawing & using the Water from the Well on Lot No 126, on the aforenamed Plat. Reference to said Plat being had.

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Greene & Brown their Heirs and Assigns, forever, to their and their only proper use, benefit and behoof forever. And I the said Michael Duffy for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Greene & Brown their Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Greene & Brown their Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Greene & Brown their Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said Michael Duffy have made and executed my certain promissory Notes, both bearing even date with this Deed, Each payable to the said Greene & Brown, or order as follows, Viz. One Note for the sum of One hundred Dollars, payable in One year after date with Interest payable annually, & one other Note for the sum of One hundred Dollars, payable in Two years after date with Interest payable annually. Now Therefore, if I the said Michael Duffy, or any other person for me, shall well & truely pay or cause to be paid to the said Greene & Brown their Heirs or Assigns, the aforenamed Two promissory Notes, together with the Interest thereon, according to the tenor of said Notes, then this Deed shall be null & void, otherwise to be & remain in full force & virtue. Furthermore I the said Michael Duffy do hereby constitute & appoint the said Greene & Brown, their Executors, Administrators & Assigns, my true & lawful Attorney & Attorneys, for me & in my Name, at any time after the expiration of the day of payment of either of the aforenamed promissory Notes, or of the Interest due thereon, (in case the same remains due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid, and for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge and

deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a fee & absolute Estate in fee simple in & to the premises aforesaid. and on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said Sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for, & on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed promissory Notes & secured by this Deed, Accounting to me for all sums of Money that shall be over & above the amount aforesaid, hereby ratifying & confirming such Sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In Testimony whereof, I have hereunto set my hand & seal, on this Thirtieth day of April A.D. One Thousand Eight Hundred and fifty two (1852.)

Signed, sealed & delivered
in presence of
N Searle

Michl Duffy. (L.S.)

County of Providence ss. In the City of Providence on this 22 day of May A.D. 1852.
Then personally appeared the above named Michael Duffy before me & acknowledged the preceding Instrument by him signed to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

Recorded May 22, 1852, at 9 o'clock A.M.

Witness

Albert Pabodie City Clk

To all People to whom these Presents shall come.

I, Jacob B Thurber, of the City of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Jacob B Thurber for and in consideration of the sum of Eleven Thousand Dollars in hand, before the ensealing hereof, well and truly paid by

Benjamin Hoppin, of said Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Benjamin Hoppin his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Benjamin Hoppin his Heirs and Assigns forever,

A Lot of Land with all the Buildings and Improvements thereon, situate on the Northerly side of Westminster Street, in said Providence, & bounded Southerly on said Street. Westerly on Land of Alice Ann Thurber, Northerly on Land of Walter S Burges & Wife, & Easterly on Clemence Street. Subject to the use by the said Alice Ann Thurber, her heirs & Assigns of four feet of the Northerly side thereof as a Gangway from her said Lot to said Clemence Street. The Lot above conveyed being the same estate set off to the said Jacob B Thurber, in the partition of the Homestead Estate of the late Samuel Thurber made at the May Session A.D. 1841 of the Court of Common Pleas in the County of Providence. And also all my right, title & interest in & to the Lot of Land belonging to my Wife the said Alice Ann Thurber, adjoining the above described Lot on the West, & bounded Southerly on said Westminster Street. Westerly on Land of Mary Thurber & Northerly on Land of Walter S Burges & Wife, & Easterly on the above described Lot, being the same Lot set off in the partition aforesaid to the said Alice Ann Thurber & Henry Thurber. And I the said Alice Ann Thurber, Wife of the said Jacob B Thurber, in consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim unto the said Benjamin Hoppin his Heirs & Assigns, all my Right of Power in & to the First of the above described Lots. And We the said Jacob B Thurber and Alice Ann Thurber in consideration as aforesaid, do hereby assign & transfer to the said Benjamin Hoppin his Executors, Administrators & Assigns, a Note executed by Barzillai Thurston, Guardian of Mary Thurber, for Twelve hundred Dollars, bearing date September 1. 1849. & made payable to me the said Alice Ann Thurber or order, in One Year from date with Interest payable semi annually.

Having received payment in full of the within mentioned Note I hereby cancel & discharge this Mortgage this 11th day of April 1854
Witness my hand & seal this Eleventh day of April 1854
Benj. Hoppin (L.S.)
Witness Albert Pabodie
Received April 11 1854 @ 2.20 o'clock P.M.
Albert Pabodie City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Benjamin Hoppin his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Jacob B Thurber for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Benjamin Hoppin his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Benjamin Hoppin his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Jacob B Thurber for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Benjamin Hoppin his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is such, that whereas I the said Jacob B Thurber have this day made & executed my negotiable promissory Note, bearing even date herewith, & made payable to the said Benjamin Hoppin, or order, in One year after date, with Interest payable semi annually, in advance, for the sum of Eleven Thousand Dollars.

Now Therefore, if I the said Jacob B Thurber, or my Heirs, Executors, administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid at maturity the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise shall be & remain in full force & effect.

Furthermore We the said Jacob B Thurber & Alice Ann Thurber do hereby constitute & appoint the said Benjamin Hoppin, his Executors, Administrators & Assigns, our true & lawful Attorney or Attorneys irrevocable, with full power of substitution & of revocation, for us & in our names, or in his or their Name or Names, at any time in case default shall be made in the payment of said Note, or of the semi annual Interest due thereon, or breach shall be made of the conditions of Insurance hereinafter contained, on the part of the Grantor to be performed, and such default or breach shall continue for the term of ten days, to sell at public Auction, the right, title & interest of said Jacob B Thurber & the Right of Dower of said Alice Ann Thurber, in & to any or all of the aforedescribed premises, or any part thereof, our said Attorney or Attorneys giving previous to said Sale, & after the expiration of said term of ten days, twenty days notice of such Sale in some one of the public Newspapers printed

To all People to whom these Presents shall come.

We Jacob B Thurber and Alice Ann Thurber, Wife of the said Jacob, both of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That We the said Jacob B Thurber & Alice Ann Thurber for and in consideration of the sum of Eleven Thousand Dollars, to us in hand, before the ensealing hereof, well and truly paid by

Benjamin Hoppin, of said Providence

the receipt whereof We do hereby acknowledge, and are therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Benjamin Hoppin his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, alien, enfeoff, convey and confirm, unto him the said Benjamin Hoppin his Heirs and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate on the Northerly side of Westminster Street, in said Providence, bounded Southerly on said Street, Westerly on Land of Mary Thurber, Northerly on Land of Walter S Burgess & Wife & Easterly on other Land of the said Jacob B Thurber, the Estate hereby conveyed being the same set off to the said Alice Ann Thurber, & to Henry Thurber, in the Partition of the Homestead Estate of the late Samuel Thurber, made at the May Session A.D. 1851, of the Court of Common Pleas, in the County of Providence, together with the right of way from the Lot hereby conveyed to Clemence Street over Land of said Jacob B Thurber.

This Conveyance being made subject to a Mortgage for the same sum heretofore executed by the said Jacob B Thurber to the said Benjamin Hoppin, of all his the said Jacobs interest in the above Estate, and of the said Jacobs adjoining Real Estate, bearing date May twenty first A.D. Eighteen hundred and fifty two (1852)

Having received payment in full of the debt within mentioned, I hereby cancel & discharge this Mortgage
Witness my hand & seal this 11th day of April 1854
Benj Hoppin
Recorded April 11 1854 at 2.20 o'clk P.M.
Witness Albert Pabodie City Clk

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Benjamin Hoppin his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And We the said Jacob B Thurber & Alice Ann Thurber for ourselves & for our Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Benjamin Hoppin his Heirs and Assigns, that at and before the ensealing hereof We are the true, sole, and lawful owner of the above bargained premises, and are lawfully seized and possessed of the same, in our own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in us good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Benjamin Hoppin his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, We the said Jacob B Thurber & Alice Ann Thurber for ourselves and for our Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Benjamin Hoppin his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The Conditions of this Deed is such. That whereas the said Jacob B Thurber has this day made & executed his Negotiable promissory Note, bearing even date herewith & made payable to the said Benjamin Hoppin, or order, in One Year after date with Interest, payable Semiannually, in advance, for the sum of Eleven Thousand Dollars. Now Therefore if the said Jacob or Alice or either of us, or either of our Heirs, Executors, Administrators or Assigns or any other person for us or them shall well & truly pay or cause to be paid at maturity, the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise shall be & remain in full force & effect.

Furthermore, We the said Jacob B Thurber & Alice Ann Thurber do hereby constitute and appoint the said Benjamin Hoppin, his Executors, Administrators & Assigns our true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for us & in our Names or in his or their Name or Names, at any time in case default shall be made in the payment of said Note or of the semi annual Interest due thereon, or breach shall be made of the condition of Insurance hereinafter contained, on the part of the Grantor to be performed & such default or breach shall continue for the term of ten days, to sell at public Auction the Estate aforesaid, or any part thereof, he or they giving after the expiration of said term of ten days, twenty days notice of such Sale in some one of the public

in said Providence, and in our names, or in his or their name or names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises, or any part thereof, so as to vest in such purchaser or purchasers a full & absolute Estate in fee simple of the Estate of said Jacob, & of the Power of the said Alice herein. And on sale thereof, (hereby granting to our said Attorney or Attorneys full power to continue or adjourn such sale from time to time) We do authorize our said Attorney or Attorneys to receive from the purchaser or purchasers thereof, the amount the same may be sold for & after the payment of all the expenses incident to such sale or sales to apply & appropriate the residue thereof, to the payment of the amount of principal & interest of the said Note, We hereby agreeing that in case of the sale of said premises or any part thereof for default of the payment of the semi annual Interest due on said Note, or for breach of said conditions of Insurance, the principal of said Note shall be deemed due & payable on the day of such sale, accounting to us the said Jacob B Thurber, my Heirs & Assigns for all sums over & above the amount thereof. We hereby ratifying, approving & confirming such sale or sales as may be made or caused to be made by virtue hereof.

Furthermore, it is agreed by & between the parties hereto, that the Grantor shall & will keep & maintain Insurance upon the Buildings on said Estate, in a sum not less than Twelve Hundred Dollars, & will assign the policy or policies of such Insurance, to the Grantee, and in default thereof, it shall be lawful for the Grantee, his executors, administrators & assigns to effect such Insurance, the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents.

In Testimony whereof, We have hereto set our hands & seals, this Twenty first day of May A.D. Eighteen hundred & fifty two, (1852) the words "each and" and "either or both" on this page erased before signing.

Signed, sealed and delivered in presence of James Tillinghast & both signatures

Jacob B. Thurber. (L.S.)

Alice Ann Thurber. (L.S.)

Providence Ss. In Providence this Twenty second day of May A.D. 1852. Jacob B Thurber personally appeared before me and acknowledged the preceding Instrument by him signed to be his free & voluntary act and Deed.

James Tillinghast
Justice of the Peace

Recorded May 22. 1852. at 3.28 o'clk P.M.

Witness Albert Pabodie City Clk

Newspapers printed in said City of Providence, I in our Names or in his or their Name or Names to make, execute seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said Estate or any part thereof, so as to vest in such purchaser or purchasers, a full & absolute Estate in fee simple therein. And on sale thereof, hereby granting to our said Attorney or Attorneys full power & authority to continue or adjourn such sale from time to time) We do authorize our said Attorney or Attorneys to receive from the purchaser or purchasers thereof, the amount the same may be sold for & after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof, to the payment of the amount of principal & interest of said Note hereby secured. We hereby agreeing that in case of the sale of said Estate or any part thereof for default of the payment of said semi annual Interest, or for breach of said Conditions of Insurance the principal of said Note shall be deemed due & payable on the day of such sale) Accounting to me the said Alice Ann Thurber my Heirs & Assigns for all sums over & above the amount thereof. We hereby ratifying, approving & confirming such sale or Sales as may be made or caused to be made by virtue hereof. This power however being given, subject to the agreement of even date herewith, executed by the said Hoppin on the back hereof.

Furthermore it is agreed by & between the parties hereto that the Grantor shall & will keep & maintain Insurance upon the Dwelling House & other Buildings on said Lot in a sum not less than Eighteen hundred Dollars & will assign the policy or policies of such Insurance to the Grantee. & in default thereof it shall be lawful for the Grantee his Heirs, Executors, Administrators & Assigns to effect such Insurance & the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents.

In Testimony whereof, We have hereunto set our hands & seals, this Twenty second day of May A.D. Eighteen hundred and fifty two (1852)

Signed, sealed and delivered
in presence of
James Tillinghast to both signatures

Jacob B. Thurber. (L.S.)

Alice Ann Thurber. (L.S.)

Providence &c. In Providence this twenty second day of May A.D. 1852. Jacob B Thurber personally appeared before me and acknowledged the preceding Instrument by him signed to be his free & voluntary act & deed. And then & there also appeared before me, Alice Ann Thurber, Wife of the said Jacob B Thurber, having been by me examined privily & apart from her said husband, and having had the preceding Instrument by her signed, shown & explained to her by me, she acknowledged the same to be her free & voluntary Act & Deed & declared to me that she did not wish to retract the same.

James Tillinghast Justice of the Peace

Know all Men by these Presents, That I Benjamin Hoppin, Mortgagee named in the within Mortgage, in consideration of the within Mortgage & another Mortgage to me the said Hoppin executed by the said Jacob B Thurber, bearing date May Twenty first A.D. 1852, to secure a Note for Eleven Thousand Dollars, being the same Note as is also secured by the within Mortgage, do hereby for myself & my Heirs, Executors, Administrators & Assigns, covenant & agree with the said Jacob B Thurber & Alice Ann Thurber their Heirs, Executors, Administrators & Assigns, that in case I shall find it necessary to make use of the powers of sale contained in said Mortgages for the purpose of procuring payment of said Note, I will not & they shall not proceed to sale, or sell or advertize for sale, the Interest of the said Alice Ann Thurber in the Estate owned by her until I have first sold all the Estate included in the last above mentioned Mortgage executed by the said Jacob B Thurber, & dated May Twenty second A.D. 1852. & applied the proceeds thereof, after the payment of the expenses of sale, to the payment of the said Note for Eleven Thousand Dollars & Interest.

In Testimony whereof, I have hereto set my hand & seal, this Twenty second day of May A.D. Eighteen hundred and fifty two.

Signed, sealed & delivered in presence of
William W Hoppin

Benj. Hoppin. (L.S.)

Recorded May 22. 1852. at 3.35 o'clk P.M.

Witness

Albert Pabodie
City Clk

250

To all People to whom these Presents shall come.

I, Daniel B. Hawes,

of the City & County of Providence & State of Rhode Island

Send Greeting. Know Ye, That I the said Daniel B Hawes for and in consideration of the sum of Twelve hundred Dollars to me in hand, before the ensealing hereof, well and truly paid by

John Mc King of Johnston in said County & State

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said John Mc King his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said John Mc King his Heirs and Assigns forever,

Two Lots of Land No (9 & 20) Nine & twenty, adjoining each other on a Plat of Philip H Mawtons Estate by N B Brookhouse Providence May 12. 1843. which said Plat is on Record in the City Clerks office in said Providence, said Lots are situate in Greenland Vale, (so called) on the North side of Thurber Street, (as delineated on said Plat) in the City of Providence & are bounded as follows viz: Beginning at the South East corner of Lot No 9 on Martin Street, thence North One hundred & sixty feet to Webster Street, bounding Easterly on Lots No 8 & 21, thence West bounding North on Webster Street, Forty feet to Lot No Nineteen thence Southerly bounding Westerly on Lots No 19 & 10, One hundred & sixty feet to Martin Street, thence East bounding South on Martin Street, Forty feet to the first-mentioned bound. With Two dwelling houses & other Buildings thereon standing.

And I, Sabra J Hawes, Wife of the aforenamed Daniel B Hawes, in consideration of said sum of Money paid my said husband, do hereby Remise, Release and Forever Quitclaim to said William Angell, his Heirs & Assigns forever, All my Right of Dower & Power of Thirds, in & to the above described & granted premises.

Having received full payment & Satisfaction of the within mentioned sum of Twelve hundred Dollars
In presence of
James Tillinghast

John Mc King, Jr. sealed this mortgage deed
James Tillinghast
Recorded May 9. 1874

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said John Mc King his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Daniel B Hawes for me my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said John Mc King his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said John Mc King his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Daniel B Hawes for me my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said John Mc King his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever, to warrant, secure and defend by these Presents.

The condition of the aforegoing Deed is, That if I said Daniel B Hawes my Heirs, Executors, Administrators or Assigns shall pay the sum of Twelve hundred Dollars on the Tenth day of May next (1853) with Interest on the same till paid the Interest to be yearly, to the said John Mc King, his Heirs, executors, administrators or assigns, then the aforegoing Deed & also a certain Note bearing even date herewith given by me to said John Mc King for the sum aforesaid & payable as aforesaid shall be void, otherwise shall remain in full force. Furthermore I said Daniel B Hawes do hereby constitute & appoint him said John Mc King, his Heirs, executors, administrators or assigns my lawful Attorney or Attorneys, irrevocable, for me & in my stead & in my Name, or his or their Names & whether I am living or dead, at any time after said Note shall become due & payable, & the same remains unpaid, to sell at public Auction (first giving three weeks notice thereof in one of the public Newspapers printed in said City of Providence the premises aforesaid. And for me & in my Name, or his or their Names, to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple in the premises. And on sale of said premises, I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, and upon

receipt thereof, & apply & appropriate the same to the payment of the sum due on said Note and interest & secured by this Deed, & the incidental expenses of sale, accounting to me or my legal Representatives for the surplus, if any remain after said payments aforesaid. Hereby ratifying & confirming such sale as may be executed by my said Attorney or Attornies for the purposes aforesaid & granting them all my authority therein.

In Testimony whereof, We have hereunto set our hands and seals, this Tenth day of May A.D. Eighteen Hundred and fifty two.

Signed, Sealed & delivered in presence of the words "shall pay," first interlined
Elizabeth Burlingame

Daniel B. Hames. (L.S.)
Sabra J. Hames. (L.S.)

Providence ss. In the City of Providence May 24. 1852. personally appeared Daniel B. Hames before me and acknowledged the within Instrument by him signed, to be his free act and Deed.

Albert Pabodie
City Clk.

Recorded May 24. 1852. at 2 o'clock P.M.

Witness)

Albert Pabodie
City Clerk

250 1/4

To all People to whom these Presents shall come.

I, David Offee

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said David Offee for and in consideration of the sum of Five hundred & fifty Dollars, to me in hand, before the ensealing hereof, well and truly paid by

Nancy J. Harnaden, Wife of John Harnaden, of said City of Providence

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Nancy J. Harnaden Her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Nancy J. Harnaden Her Heirs and Assigns forever,

A certain Lot of Land with all the Buildings & Improvements thereon, situate on the Northerly side of John Street in the Southerly part of said City of Providence bounded & described thus: Beginning at the Southwest corner of the Lot, at a point on said John Street, Four feet Westerly of the Stone Wall of the House, thence running Easterly on the line of said John Street, Forty feet, Dividing the width of Forty feet, & from back Northerly, Seventy feet, bounded Southerly by said John Street, Westerly by Land of Elias Staples, Northerly by Land of George Brown & Easterly by Land of the late John Brown. Being the same Estate that was conveyed to this Grantor by Deed from the said John & Nancy J. Harnaden, dated May 22. 1852.

Reference to said Deed being made.

And I, Sylvia Offee, Wife of the said David Offee, for & in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release, forever Quitclaim to the said Nancy J. Harnaden, & to her Heirs and & Assigns forever, all my Right of Dower and Power of Thirds, in & to the aforedescribed Premises.

This Mortgage discharged on the back of this page

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Nancy J. Harnaden Her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And I the said David Offee for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Nancy J. Harnaden Her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me a good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Nancy J. Harnaden Her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said David Offee, for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Nancy J. Harnaden Her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The preceding Deed is upon this condition, For that whereas I the said David Offee have made & executed my certain promissory Note, bearing even date with this Deed, for the sum of Five hundred & fifty Dollars, & payable to the said Nancy J. Harnaden, or order, in One year after date with Interest payable semi annually. Now Therefore, if I the said David Offee, or my Heirs, Executors, administrators, or any other person for me or them, shall well & truly pay or cause to be paid to the said Nancy J. Harnaden, her Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be null & void, otherwise to be & remain in full force & virtue. Furthermore I the said David Offee do hereby constitute & appoint the said Nancy J. Harnaden, her Executors, administrators & Assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest due thereon (in case the same remains due & unpaid) to Sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers printed in the City of Providence the premises aforesaid. And for me & in my Name or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate in fee simple, in & to the premises aforesaid. And

or Sale thereof (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize they said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale & to the payment of the sums of Money due on said Note & secured by this Deed. Accounting to me for all sums of Money that shall be over & above the amount aforesaid. Hereby ratifying & confirming such sale as may be made by my said Attorney & Attorneys for the purposes aforesaid.

In Testimony whereof, We have hereunto set our hands & seals, on this Twenty, second day of May A.D. One Thousand Eight Hundred & fifty two. (1852)

Signed, Sealed and delivered
in presence of
Joseph Cogan
Cornelius O'Benedict

David his X mark Offee. (L.S.)
Sylvia Offee. (L.S.)

County of Providence Ss. In the City of Providence on this 24 day of May A.D. 1852. Then personally appeared the above named David Offee before me & acknowledged the preceding Instrument by him signed to be his free act & deed.

Nathaniel Searle
Justice of the Peace.

Recorded May 24. 1852. at 2.33 oclk P.M.

Witness

Albert Pabodie City Clk

Providence October 16. 1852. Received of David Offee Two hundred & fifty Two Dollars and 63 cents in full for the Note herein described & this Mortgage is hereby cancelled & discharged

Signed, sealed and delivered
in presence of
Thomas C Greene

John Harradon. (L.S.)
Nancey J. Harradon. (L.S.)

Providence Ss. In the City of Providence this Nineteenth day of October A.D. Eighteen hundred & fifty two personally appeared John Harradon & acknowledged the above Instrument by him signed to be his free act and Deed, & at the same time Nancey J Harradon, Wife of the said John Harradon being examined privily & apart from her said husband & having the said Instrument explained to her by me, acknowledged the same to be her free act and Deed. from which she did not wish to retract.

Before me. Thomas C Greene.
Justice of the Peace

Recorded Oct 20. 1852. at 9.35 oclk A.M.

Albert Pabodie
City Clk

250 1/2

To all People to whom these Presents shall come.

I, Arthur Sranor of the City County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Arthur Sranor for and in consideration of the sum of Two hundred & twenty Dollars to me in hand, before the ensealing hereof, well and truly paid by

Seril W Clemence, of Glocester, in the County & State aforesaid

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge him the said Seril W Clemence his Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto him the said Seril W Clemence his Heirs and Assigns forever,

The Lot of Land with the Dwelling House & other Buildings & Improvements thereon, situate on the North-easterly corner of Sheldon & Brook Streets, in said City of Providence, Measuring Forty feet on Sheldon Street & Sixty feet on Brook Street, be the same more or less, being the West half of Lot Number 14 (Fourteen) on a Plat of the Real Estate of the late Christopher Sheldon & which said Plat is on Record in the City Clerks Office in said Providence, in Book Number 27 of the Record of Deeds, page 574, & is the same Estate conveyed to me the Grantor by Deed from Edmund S Underwood, bearing date May 18 A.D. 1852, also on Record in said Office in Book 136, page 168.

And I, Mary Sranor, Wife of the aforenamed Arthur Sranor, for & in consideration of the sums paid as aforesaid, do hereby Release Forever Quitclaim unto him the said Seril W Clemence, his Heirs & Assigns forever, All my Right of Dower, in, to & out of the aforegranted premises.

NOTE. SEE TRANSFER BOOK 27 PAGE 433

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to him the said Seril W Clemence his Heirs and Assigns, forever, to his and their only proper use, benefit and behoof forever. And I the said Arthur Sranor, for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Seril W Clemence his Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Seril W Clemence his Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Arthur Sranor for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to him the said Seril W Clemence his Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

Provided Always & this Deed is upon this express condition, That whereas I the aforenamed Arthur Sranor have this day made & executed my certain Negotiable promissory Note, bearing even date herewith & made payable to him the said Seril W Clemence, or order, in Two years from date with Interest payable Annually, for the sum of Two Hundred & twenty Dollars. Now Therefore, if I the aforenamed Arthur Sranor, or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truly pay or cause to be paid, the aforenamed Note, at its maturity, together with the Interest thereon, according to the its tenor, then this Deed is to be void, but otherwise to be & remain in full force.

Furthermore, I the aforenamed Arthur Sranor do hereby constitute & appoint the aforenamed Seril W Clemence, his Executors, administrators & assigns, my true & lawful Attorney or Attorneys, irrevocable, for me & in my Name or in his or their Name or Names, at any time in case default shall be made in the payment of said Note or of the Annual Interest thereon, & such default shall continue for the term of Ten days, to sell at public Auction, the premises, he or they first giving (after the expiration of said term of ten days) Twenty days notice of such Sale in some one of the public Newspapers printed in said City of Providence & in my Name or in his or their Name, to make, execute, seal, acknowledge and deliver to the purchaser or purchasers thereof, a good & sufficient Deeds of said premises, so as to

vest in such purchaser or purchasers a full & perfect title thereto; and on sale thereof (hereby giving & granting unto my said Attorney or Attorneys full power & authority to adjourn said sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, and after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof, to the payment of the amount due on said Note hereby secured, and accounting to me, my Heirs or Assigns for all sums over & above the amount thereof I hereby ratifying and confirming such sale as may be made by virtue hereof.

In Testimony whereof We have hereunto set our hands & seals, this Twenty Ninth day of May, in the year of our Lord One Thousand Eight Hundred and Fifty two (1852)

Signed, sealed & delivered in presence of
Henry Mowatt. Witness to the
signature of Arthur Treanor
Barney Treanor Witness to the
signature of Mary Treanor

Arthur Treanor. (L.S.)
Mary Treanor. (L.S.)

Providence County, SS. In Providence this Twenty Ninth day of May A.D. 1852.
Then Arthur Treanor personally appeared before me & acknowledged the
preceding Instrument by him signed, to be his free act & deed.

Henry Mowatt
Justice of the Peace.

Recorded May 24, 1852, at 2, 45 o'clk P. M.

Witness

Albert Pabodie
City Clk

250 3/4

To all People to whom these Presents shall come.

I, Stephen P. Henry.

of the City & County of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Stephen P. Henry
for and in consideration of the sum of Sixteen Hundred Dollars to me
in hand, before the ensealing hereof, well and truly paid by

Jane C. Cushing of said City of Providence, Administratrix upon the Estate of Josiah Cushing

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge her the said Jane C. Cushing Administratrix as aforesaid. Her Heirs, Executors and Administrators, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do, freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto her the said Jane C. Cushing, Administratrix as aforesaid. Heirs and Assigns forever,

The following four described pieces or lots of land, together with all the Buildings & Improvements thereon & all situate in the Westerly part of said City of Providence Viz:

A certain Lot of Land situate on the Northerly side of Cranston Street & bounded Southerly by Cranston Street, Westerly by a Lot of Land formerly owned by the late Dock George Waterman, Northerly on Land of Tristam Burges & Wife, & Easterly on Land formerly belonging to the late Thomas Earle. Said Lot measures Fifty feet on Cranston Street & holding that width extends back Northerly about One hundred feet. Being the same Lot of Land that was conveyed by Thomas Earle to Stephen Henry by Deed dated Feby 24. 1828. & recorded in the Land Records of said Providence, in Book No 55 page 52. Reference to said Deed being had. Also a certain other Lot of Land situate between High, Cranston & Burges Streets & is Lot Numbered (13) Thirteen on a Plat of Land belonging to Tristam Burges & Wife. Being the same Lot of Land that was conveyed to this Grantor by Deed from Tristam Burges & Wife, dated April 10. 1847, & recorded in the Land Records of said City of Providence in Book No 106, page 186. Reference to said Deed being had. Also a certain other Lot of Land, situate between Cranston & High Streets & adjoining the last above described Lot of Land. Being part of Lot No (14) fourteen on Plat of Tristam Burges & Wifes Land. Being the same Lot of Land that was conveyed to this Grantor by Deed from John Mowshis dated May 15. 1847, & recorded in the Land Records of said Providence, in Book No 102, page 393. Reference to said Deed being had.

Also a certain other Lot of Land situate between Cranston & High Streets, a little Westerly of the Hoyle Tavern, being a part of Lot No (12) twelve) on a Plat of Tristam Burges & Wifes Land, & being the same Lot of Land that was conveyed to this Grantor by Deed from Elisha A. Dar[illegible] dated March 20. 1844 & recorded in the Land Records of said City of Providence, in Book No 112. page 308.

Reference to said Deed being had.

I hereby cancel & discharge the Mortgage Deed within my hand & seal this 10. 1853
In presence of Wm Williams
Jane C. Cushing Admx

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to her the said Jane C. Cushing Admx as aforesaid her Heirs and Assigns, forever, to her and their only proper use, benefit and behoof forever. And I the said Stephen P. Henry for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Jane C. Cushing, Administratrix as aforesaid her Heirs and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Jane C. Cushing, Administratrix as aforesaid her Heirs and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Stephen P. Henry for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to her the said Jane C. Cushing, Admx as aforesaid her Heirs and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

And I, Phebe G. Henry, Wife of the said Stephen P. Henry, for & in consideration of the aforenamed sum of Money paid my said Husband, do hereby Remise, Release & forever Quitclaim to the said Administratrix, & to her Heirs & Assigns forever, All my Right of Dower & Power of Thirds, viz to the aforedescribed premises.

The preceding Deed is upon this condition. For that whereas I the said Stephen P. Henry have made & executed my certain promissory Note bearing even date with this Deed, for the sum of Sixteen hundred Dollars & payable to the said Jane C. Cushing, Administratrix upon the Estate of Josiah Cushing, or order, in Three years after date with Interest payable semiannually. Now therefore if I, the said Stephen P. Henry, or my Heirs, Executors, Administrators or any other person for me or them, shall well & truly pay or cause to be paid to the said Administratrix or to her Heirs or Assigns, the aforenamed promissory Note, together with the Interest thereon, according to the tenor of said Note, then this Deed shall be Null & Void, otherwise to be & remain in full force & virtue.

Furthermore I, the said Stephen P. Henry do hereby constitute & appoint the said Administratrix, her executors, administrators & assigns, my true & lawful Attorney & Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, at any time after the expiration of the day of payment of the aforenamed promissory Note, or of the Interest thereon (in case the same

remains due and unpaid) to sell at public Auction first giving Sixty days notice of such sale in some one of the public Newspapers printed in the City of Providence, the premises aforesaid. and for me & in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to any person or persons who may become the purchaser or purchasers thereof, a good & sufficient Deede or Deeds of the same, so as to vest in said purchaser or purchasers, a full & absolute Estate, in fee simple, in & to the premises aforesaid. And on sale thereof, (hereby giving & granting unto my said Attorney & Attorneys full power & authority to adjourn & continue said sale from time to time) I do hereby authorize my said Attorney & Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall have been sold for on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums of Money due on the aforenamed promissory Note & secured by this Deede Accounting to me for all sums that shall be over & above the amount aforesaid, hereby ratifying & confirming such sale as may be made by my said Attorney or Attorneys for the purposes aforesaid.

In Testimony whereof, We have hereunto set our hands & Seals on this Twenty fourth day of May A.D. One Thousand Eight hundred & fifty two. the words "Administrator upon the Estate of Josiah Cushing", were first interlined. N. Searle.

Signed, sealed and delivered in presence of
Nathaniel Searle
Charles E. Bond

Stephen P. Henry. (L.S.)
Phebe Greene Henry. (L.S.)

County of Providence ss. In the City of Providence on this 24th day of May A.D. 1852. Then personally appeared the above named Stephen P. Henry before me, & acknowledged the preceding Instrument by him signed to be his free Act & Deed.

Nathaniel Searle
Justice of the Peace

Recorded May 24. 1852. at 3.05 o'clk P.M.

Witness
Albert Pabodie
City Clk

To all People to whom these Presents shall come.

257

I Samuel James

of the City of Providence, in the State of Rhode Island

Send Greeting. Know Ye, That I the said Samuel James for and in consideration of the sum of Two Thousand Dollars, to me in hand, before the unsealing hereof, well and truly paid by The Providence Institution for Savings, a Corporation legally incorporated and established, and transacting business in said City of Providence.

the receipt whereof I do hereby acknowledge, and am therewith fully satisfied, contented and paid; and thereof, and of every part and parcel thereof, do exonerate, acquit and discharge them the said Pro Ins for Savings their Successors ~~Heirs, Executors and Administrators~~, forever, by these Presents; have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed; and by these Presents do freely, fully and absolutely, give, grant, bargain, sell, aliene, enfeoff, convey and confirm, unto them the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns forever,

A Lot of Land with all the Buildings & Improvements thereon, situate on the Southwesterly corner of Clifford & Clarence Street, in said City of Providence & measuring on said Clifford Street Forty (40) feet Holding that width extending back Southerly and measuring on said Clarence Street, One hundred & nine (109) feet, being Lot Numbered Thirty eight (38) on the Plat of the Simeon Field purchase, so called, recorded in the Record of Deeds in said Providence, in Book Number 23. page 452. being the same Estate conveyed to me the said James by Abraham H Gilkreest, by Deed recorded in the Records aforesaid in Book Number Seventy two (72) page two hundred & seventeen (217)

And I Tabitha S James, Wife of the said Samuel James, in consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim unto the said Providence Institution for Savings, their Successors & Assigns, all my Right of Dower in & to the aforegranted premises.

Note. See Mortgage in eight days

To have and to hold the said granted and bargained Premises, with all the Appurtenances, Priviliges and Commodities, to the same belonging, or in any wise appertaining to them the said Pro Ins for Savings their successors ~~Heirs~~ and Assigns, forever, to their and only proper use, benefit and behoof forever. And I the said Samuel James for myself and for my Heirs, Executors and Administrators, do covenant promise and grant, to and with the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns, that at and before the ensealing hereof I am the true, sole, and lawful owner of the above bargained premises, and am lawfully seized and possessed of the same, in my own proper right, as a good, perfect and absolute estate of inheritance, in fee simple; and have in me good right, full power, and lawful authority, to grant, bargain, sell, convey and confirm, the said bargained Premises, in manner as aforesaid. And that the said Providence Institution for Savings their Successors ~~Heirs~~ and Assigns, shall and may from time to time, and at all times forever hereafter, by force and virtue of these Presents, lawfully, peaceably and quietly have, hold, use, occupy, possess and enjoy, the said demised and bargained Premises, with the appurtenances, free and clear, and freely and clearly acquitted, exonerated and discharged of and from all and all manner of former or other gifts, grants, bargains, sales, leases, mortgages, wills, entails, jointures, dowries, judgments, executions and encumbrances, of what name or nature soever, that might in any measure or degree obstruct or make void this present Deed.

Furthermore, I the said Samuel James for myself and for my Heirs, Executors, and Administrators, do covenant and engage the above demised Premises to them the said Pro Ins for Savings their Successors ~~Heirs~~ and Assigns, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

The condition of this Deed is such, that whereas I the said Samuel James have this day made & executed my Negotiable promissory Note bearing even date herewith & made payable to the said Providence Institution for Savings, or order, in One year after date with Interest payable semi annually in advance, for the sum of Two Thousand Dollars, payable at the Office of the Treasurer of said Institution. Now therefore, if I the said Samuel James or my Heirs, Executors, Administrators or Assigns, or any other person for me or them, shall well & truly pay or cause to be paid at maturity the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise shall be & remain in full force and effect.

Furthermore, We, the said Samuel James & Tabitha S James do hereby constitute & appoint the said Providence Institution for Savings, their Successors & Assigns, our each of our true & lawful Attornies, irrevocable, with full power of substitution & of revocation, for us & in our Names, or in their Name or Names at any time in case default shall be made in the payment of said Note or of the semi annual interest due thereon & such default shall continue for the term of ten days or breach shall be made of the conditions of Insurance hereinafter contained on the part of the Grantor to be performed & such breach shall continue for ten days to sell at public Auction all of our & each of our right, title & interest in & to the premises aforesaid or any part thereof, they first giving, after the expiration of said term of Ten days, Twenty days notice of such sale in some one of

the public Newspapers printed in said City of Providence, and in our Names, or in their Name or Names, to make, execute, seal, acknowledge & deliver a good & sufficient Deed or Deeds of said ~~premises~~ premises, so as to vest in the purchaser or purchasers thereof a Fee & absolute Estate in fee simple therein; And on sale thereof, (hereby granting unto our said Attorneys full power to continue or adjourn said sale from time to time) We do authorize our said Attorneys to receive & from the purchaser or purchasers thereof the amount the same may be sold for, and after the payment of all the expenses incident to such sale, to apply & appropriate the residue thereof to the payment of the amount of principal & interest of said Note hereby secured, & We hereby agreeing that in case of a sale of said premises or any part thereof for default of the payment of said semi annual Interest, or for breach of said conditions of Insurance, the principal of said Note shall be deemed due & payable on the day of such sale) accounting to me the said Samuel James, my Heirs & Assigns, for all sums over and above the amount thereof. We hereby ratifying, affirming & confirming such sale or Sales as may be made or caused to be made by virtue hereof.

Furthermore, It is agreed by and between the parties hereto, that the Grantor shall will keep & maintain Insurance upon the Buildings on said Lot, in a sum not less than Six Thousand Dollars, & will assign the policy or policies of such Insurance to the Grantees, and in default thereof it shall be lawful for the Grantees to effect such Insurance & the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged Premises added to the amount of said Note & secured by these Presents.

In Testimony whereof, We have hereto set our Hands and Seals, this Twenty second day of May A.D. Eighteen Hundred & fifty two (1852).

Signed, Sealed and delivered
in presence of
Charles Mc Henry
William A James

Samuel James. (L.S.)
Sabitha S. James. (L.S.)

Providence Sc. In the City of Providence May 25. 1852.

Personally appeared Samuel James & acknowledged the preceding Instrument by him signed, to be his free Act and Deed.

Before me, Albert Pabodie
City Clk

Recorded May 25. 1852. at 10. 45 o'clk A.M.

Witness words "premises" & "of" erased

Albert Pabodie
City Clk

Office of Providence Inst.n for Savings We hereby cancel & discharge this Mortgage Deed
Witness our hand & seal this 19 day of November 1857

In presence of
Jno W Vernon 3

Providence Inst.n for Savings
S. C. Hodges Asst Treas (L.S.)

Recorded Nov 19. 1857

Witness Albert Pabodie
City Clk

The Paper, Drafts &c. secured by this Instrument, having been fully paid I do hereby cancel and discharge this Mortgage Deed. Witness my hand and Seal January 4th 1853

In presence of
Albert Pabodie

Welcome Fenner (L.S.)

257½

Know all men by these Presents,

That We, Nicholas A Fenner, Charles Brown & Augustus Rathbone, all of the City & County of Providence, in the State of Rhode Island, Co Partners, doing Business under the Name & Firm of "The New England Butt Company" for & in consideration of the sum of Fifteen Thousand Dollars to us paid by Welcome Fenner, of said City of Providence, the receipt of which said sum is hereby acknowledged, have given, granted, bargained, sold & conveyed, & do by these Presents give, grant, bargain, sell & convey unto him the said Welcome Fenner, his Heirs & Assigns forever. A Lot of Land with all the Buildings and Improvements thereon, and all the Machinery, Fixtures, Apparatus & Appendages in or connected with said Buildings & Premises, situate on the West side of Pearl Street, in said City of Providence & bounded & described as follows, to wit: Bounded Easterly on said Pearl Street, about One hundred & thirty one feet, Southerly on Manchester Street, One hundred & ninety two feet, Westerly on Saunders Street, One hundred and thirty eight feet, and Northerly on Perkins Street, One hundred & ninety one feet. Being the same Land conveyed to us by Deeds recorded in the Record of Deeds for said City of Providence, in Book Number 106 page 53. Number 106 page 54. Number 109 page 54. Number 115, page 146. Number 117, page 309. Also One other Lot of Land, situate on the Easterly side of said Pearl Street, being Lot Number 65 on a Plat of the Angell Lands, which said Plat is on Record in the Records aforesaid, in Book Number 39. page 313. To Have and to Hold the same, with all the rights & privileges thereof or thereunto appertaining, to him the said Welcome Fenner, his Heirs & Assigns forever.

And We, the aforenamed New England Butt Company, for ourselves & for our Heirs, Executors & Administrators, do covenant with him the said Welcome Fenner his Heirs & Assigns, that (excepting only a Mortgage given by us to the Providence Institution for Savings, to secure the payment of a Note for the sum of Eight Thousand Dollars, & Interest) said Premises are free from all Incumbrances, and do that We will warrant & defend the same to him the said Welcome Fenner, his Heirs & Assigns forever, against the lawful claims and demands of all Persons, excepting only the holders of said Mortgage.

And We, Deborah Fenner, Wife of the aforenamed Nicholas A Fenner, and Hannah M Brown, Wife of the aforenamed Charles Brown, for & in consideration of the sum paid as aforesaid, do hereby Release forever Quitclaim unto him the said Welcome Fenner, his Heirs and Assigns forever, all our & each of our respective Rights of Dower in and to the aforegranted Premises.

Provided Always, and this Deed is upon this express condition, That Whereas the said Welcome Fenner has assumed upon himself, & become liable for the payment of divers sums of Money, for us the New England Butt Company, by his Endorsement or Guaranty of certain Paper made, executed & drawn by us the New England Butt Company.

Now Therefore, if We, the New England Butt Company, or our Heirs, Executors or Administrators or any other person for us or them, shall well & truly pay or cause to be paid at the Maturity thereof, all Notes, Drafts or other Paper heretofore made, executed or drawn by us, or which may at any time within the term of Five years from the date hereof be made, drawn or executed by us, the New England Butt Company, & which have been heretofore or may at any time within said term of Five years, be endorsed or guaranteed by him the said Welcome Fenner, and shall also at all times forever hereafter indemnify & save him the said Welcome Fenner, his Heirs & Assigns harmless of & from all Loss or Damage, Interest, Costs & Expenses, arising from, out of or by reason of any such Endorsement or Guaranty as aforesaid, then this Deed is to be void, but otherwise to be & remain in full force and effect.

Furthermore, We, the aforenamed Nicholas A Jenner, Charles Brown and Augustus Rathbone, do hereby constitute & appoint the aforenamed Welcome Jenner, his Executors, Administrators and Assigns, our true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation for us & in our Names, or in his or their Name or Names, at any time in case default shall be made in the payment of any Paper, made, drawn or executed by us as aforesaid, & endorsed or guaranted by him the said Welcome Jenner as aforesaid, and such default shall continue for the term of thirty days, to sell at public auction the whole or any part or portion of said Mortgaged Premises, he or they first giving (after the expiration of said term of thirty days) thirty days notice of such Sale in some one of the public Newspapers printed in said City of Providence, and in our Names or in his or their Name or Names, to make execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, such good and sufficient Deeds or other Conveyances thereof, as shall vest in such purchaser or purchasers as full a Title therein as is hereby conveyed, and on sale thereof (hereby giving & granting unto our said Attorney or Attorneys, full power & authority to adjourn or continue said sale from time to time) We do authorize our said Attorney or Attorneys, to receive of & from the purchaser or purchasers thereof the amount the same shall be sold for & after the payment of all the expenses incident to such sale or sales to apply & appropriate the residue thereof, to the payment of all Paper hereby secured, & accounting to us, our Heirs or Assigns for all sums over & above the amount thereof. We hereby ratifying & confirming such Sale or sales as may be made or caused to be made, by virtue hereof.

In testimony whereof, We have hereunto set our hands and seals this Thirty first day of May, in the year of our Lord, One Thousand Eight hundred & fifty one. (1851)

Signed, Sealed and Delivered in presence of Henry Martin

N. A. Jenner. (L)

Deborah Jenner. (L)

Charles Brown. (L)

Hannah H. Brown. (L)

Augustus Rathbone. (L)

Providence County SS. In Providence this Third day of June A.D. 1851. Then Nicholas A Jenner, Charles Brown & Augustus Rathbone personally appeared before me, and severally acknowledged the preceding Instrument by them signed, to be their free Act and Deed. Henry Martin Justice of the Peace.

Recorded Sept 2. 1851, at 10.55 o'clk A.M.

Witness Albert Pabodie City Clerk

Having received payment in full for the Note within named, I do hereby cancel and discharge this Mortgage Deed, Witness my hand & Seal June 19 1854. Wm. Grosvenor (L.S.)

Witness Albert Pabodie

Know all men by these Presents

That I, Humphrey Almy, of the City & County of Providence, in the State of Rhode Island, for & in consideration of the sum of Four Thousand Dollars to me paid by William Grosvenor, of the Town of North Providence, in the County of & State aforesaid, the receipt of which said sum is hereby acknowledged, have granted, bargained, sold & conveyed & do by these Presents, grant, bargain, sell & convey unto him the said William Grosvenor, his Heirs & Assigns forever:

The Wharf Lots Number 13 (thirteen) 14 (fourteen) and 15 (fifteen) on a Plat of the Long Wharf Estate, made under the direction of Mess J Beckwith, A Pierce & John H Armsby, Trustees, by Schubaeth & Hoaines, Providence March 13. 1851, and situate in said City of Providence, and including therewith all the Wharf Rights and Privileges formerly owned by the Proprietors of the Long Wharf, & which were conveyed to said Trustees, by Deed from Alexander Duncan & others, on Record in the City Clerks Office in said Providence, in Book 133. of the Record of Deeds, page 97, & which said Plat is also on Record in said Office in Book 3 of Plats, page 13.

Meaning and intending hereby to convey to him the said William Grosvenor, his Heirs and Assigns, the same Estate that now conveyed to me the Grantor by Deed of even date herewith from the said William Grosvenor.

To Have and to Hold the same with all the Rights & Privileges thereof, or thereunto appertaining to him the said William Grosvenor, his Heirs & Assigns forever.

And I Almy Ann Almy, Wife of the aforenamed Humphrey Almy, for & in consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim unto him the said William Grosvenor, his Heirs & Assigns forever, all my Right of Dower in and to the above granted Premises.

Provided Always and this Deed is upon this express condition, that Whereas I, the aforenamed Humphrey Almy have this day made & executed my certain Negotiable promissory Note, bearing even date herewith, & made payable to him the said William Grosvenor, or order, in Three years from date with Interest payable annually, for the sum of Four Thousand Five hundred Dollars,

Now Therefore, if I, the said Humphrey Almy, or my Heirs, Executors or Administrators, or any other person for me or them, shall well & truely pay or cause to be paid, the aforenamed Note, at its maturity, together with the Interest thereon according to its tenor, then this Deed is to be void, but otherwise to be & remain in full force & effect.

Furthermore I the aforesaid Humphrey Almy do hereby constitute & appoint the aforenamed William Grosvenor, his Executors, Administrators & Assigns, my true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation for me & in my Name, or in his or their Name or Names, at any time in case default shall be made in the payment of said Note, or of the Annual Interest thereon, and such default shall continue for the term of ten days, to sell at public Auction, the Premises aforesaid, he or they first giving (after the expiration of said term of ten days) Twenty days notice of such sale in some one of the public Newspapers printed in said City of Providence and in my Name, or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good and sufficient Deed of said Premises, so as to vest in such purchaser or purchasers, a full & perfect Title in and to said Premises; and on sale thereof (hereby giving & granting unto my said Attorney or Attorneys full power & authority to adjourn said sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof, the amount the same shall be sold for, and after the payment of all the Expenses incident to such sale, to apply & appropriate the residue thereof to the payment of the amount due on said Note, hereby secured, (hereby declaring that in case of a Sale for the non-payment of said Annual Interest, the Principal sum of said Note shall be deemed to be due & payable on the day of such sale,) and accounting to me, my Heirs or Assigns, for all Sums over & above the amount thereof. I hereby ratifying & confirming such Sale as may be made

or caused to be made by virtue hereof.

In testimony whereof, We have hereunto set our Hands and Seals, this Eighth day of September, in the year of our Lord, One Thousand Eight hundred and fifty one. (1851). (In the Release of Dower, on the first page, the Name "Humphrey Almy," being erased, and the Name "William Greenner," being interlined above the erasure before signing.)

Signed sealed and delivered in presence of
Jedediah Sprague

Humphrey Almy. (L.S.)
Amey Ann. Almy. (L.S.)

Providence County SS. In Providence this Tenth day of September A.D. 1851.

Then Humphrey Almy personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free Act & Deed.

Henry Martin
Justice of the Peace.

Recorded Sept 10. 1851 at 3¼ o'clk P.M.

Witness words "five hundred" interlined

Albert Pabodie
City Clk

Know all men by these Presents.

That I. Benjamin F Grant of the City and County of Providence in the State of Rhode Island the Mortgagee named in a certain Mortgage Deed, made & executed by Stephen A Arnold of Scituate in the County & State aforesaid, bearing date July 22. A.D. 1850. in Record in the City Clerks Office in said Providence in Book 121 of the Record of Deeds, page 81. In and in consideration of the sum of Three Thousand Dollars to me paid by Erck Tallman, of said City of Providence, the receipt of which said sum is hereby acknowledged, have granted, bargained, sold, assigned, transferred & set over & do by these Presents grant, bargain, sell, assign, transfer & set over to him the said Erck Tallman, his Heirs, Executors, Administrators & Assigns.

The afore referred to Mortgage Deed, the Note therein described and secured and all my right, title & interest in & to the premises and estate described and conveyed, in & by said Mortgage Deed.

To Have and to Hold the same with all the rights, privileges and appurtenances thereof to him the said Erck Tallman, his Heirs, Executors, Administrators & Assigns forever, but subject nevertheless to the right & equitty of Redemption (if any there be) of the said Stephen A Arnold, his Heirs or Assigns.

And by virtue of the power given me in & by said Mortgage Deed I do hereby substitute & depute him the said Erck Tallman, his Executors, Administrators & Assigns, to be the true lawful Attorney or Attorneys of him the said Stephen A Arnold, with all & every power and authority of acting in the Name & Stead of him the said Stephen A Arnold, granted to me in said Mortgage Deed, which I can lawfully execute and delegate.

Provided Also and this Conveyance is upon this express condition. That whereas I. the aforenamed & Benjamin F Grant have this day made & executed my certain Negotiable promissory Note, bearing even date herewith, & made payable to him the said Erck Tallman or order, in One year from date, for the sum of Three Thousand Dollars.

Now therefore, if I. the aforenamed & Benjamin F Grant, or my Heirs, Executors or Administrators or any other person for me or them shall well truly pay or cause to be paid, the aforenamed Note, at its maturity, then this Deed is to be void, but otherwise to be and remain in full force & effect.

Furthermore, I. the aforenamed Benjamin F Grant do hereby authorize, request and empower the aforenamed Erck Tallman, his Executors, Administrators & Assigns, at any time in case default shall be made in the payment of the above named Note and such default shall continue for the term of ten days, to proceed under said Power of Sale, as contained in said Mortgage so given by the said Stephen A Arnold, to sell said Estate therein described, & to apply & appropriate the net proceeds of such sale, to the payment of my Note hereby secured and accounting to me for the residue of said proceeds, in the manner provided for in said Mortgage Deed from the said Stephen A Arnold.

In Testimony whereof, I have hereunto set my hand & seal this Twenty sixth day of August, in the year of our Lord, One Thousand Eight hundred & fifty one.

Signed sealed and delivered in presence of
Henry Martin

Benj F. Grant. (L.S.)

Providence County SS. In Providence this Sixth day of September A.D. 1851.

Then Benjamin F Grant personally appeared before me & acknowledged the preceding Instrument by him signed to be his free Act and Deed.

Henry Martin
Justice of the Peace.

Recorded Sept 13. 1851 at 4 o'clk P.M.

Witness

Albert Pabodie
City Clk

Having received full payment for the Note herein secured, I hereby cancel & discharge this Mortgage Deed. Witness my hand and Seal July 5. 1853.

George L Barnes

In presence of
G. F. Williamson

Know all men by these Presents.

That I. Henry A Rhodes, of Providence, in the County of Providence, for and in consideration of the sum of Five hundred fifty Dollars to me paid by George L Barnes, of Smithfield, in said County, the receipt whereof I do hereby acknowledge, have remised, released, forever quitclaimed & by these Presents, do Remise Release and forever Quitclaim, unto him the said George L Barnes, his heirs and Assigns, forever.

All the right, title, interest, property, claim and demand which I now have or of right ought to have or claim in and to a certain Lot of Land situate in the City of Providence being part of the Estate of the late James Atom deceased, bounded Southerly on Washington Street, Westerly on a Lot belonging to Charles G Rhodes, Northerly & Easterly on undivided Land of the Heirs of said James Atom, being thirty five feet front & ninety feet from front to rear and is Number Three on a Plat of said James Atom Estate, now on Record.

Subject to a Lease to Samuel J. Field.

To Have and to Hold the same with all the rights, privileges and appurtenances thereof, or thereunto appertaining, to him the said George L Barnes his Heirs & Assigns forever.

And I. the aforenamed Henry A Rhodes, for myself and for my Heirs, Executors and Administrators, do covenant with the said George L Barnes, his Heirs and Assigns, that I will warrant and defend the aforedescribed premises to him the said George L Barnes, his Heirs and Assigns forever, against the lawful claims & demands of all persons claiming by, through or under me, excepting said Lease.

Provided Nevertheless, that if I the said Henry, my Heirs, Executors or Administrators, shall pay to said George L Barnes, his Heirs, Executors, Administrators or Assigns, the sum of Five hundred fifty Dollars, on or before the thirteenth day of September A.D. One Thousand Eight hundred & fifty three, together with Interest (annually) on the same title paid, then this

Deed as also a Note, bearing even date herewith, given by me to said George for the sum aforesaid, with Interest annually, payable at the time aforesaid shall be paid, otherwise shall remain in full force.

In Testimony whereof I have hereunto set my hand and seal, this 13th day of September, in the year of our Lord. one Thousand eight hundred and fifty one.

Signed sealed & delivered
in presence of
William A. Bradley
John Knight

Henry A. Rhodes. (L.S.)

Providence Ss. Smithfield Sept 13. 1851.

Then personally appeared the within named Henry A. Rhodes & acknowledged this Instrument by him subscribed to be his free and voluntary Act and Deed.

Before me John Knight. Justice Peace

Recorded Sept 20. 1851. at 4. 25 o'clk P.M.

Witness Albert Pabodie City Clk

Know all men, That I. Edward C. Manton, of the City & County of Providence. State of Rhode Island, in consideration of the sum of Twenty Thousand Dollars to me paid by George C. Nightingale of said City & County of Providence. the receipt whereof is hereby acknowledged, have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed, & by these Presents do absolutely give, grant, bargain, sell, alien, enfeoff, convey & confirm unto him said George C. Nightingale, his Heirs & Assigns forever.

A certain parcel of Lands situate & lying in North Providence, in said County, on the Woonasquatucket River, containing by estimation. Twelve Acres of Land more or less, together with all the dams, water rights, water ways, & privileges of every kind pertaining thereto, & all the Factories & Buildings of every kind thereon. together also with the following Articles of Machinery, namely, fifteen mule spinning frames, of Twelve hundred & eighty spindles, three Mules of twelve hundred & eighty spindles, seventeen cards, thirty inch, two speeders, forty heads, one drawing frame, two railway heads, one doubler, two dressers, two warpers, one spooler, one turning Engine, one Lathe, one Boiler & pipes, warming Mill, all tools & implements in the Machine Shop, Sixty Looms with all the appurtenances thereof, all cans, belts, bobbins, all shafting, gearing & fixtures of every kind, meaning hereby to convey thereby conveying all the Real Estate. Buildings, Machinery, Apparatus for Machinery, fixtures and property situate as aforesaid, & known & called as the Manton Mill Estate, with all the property appurtenant to or used in & about said Establishment.

Also a certain other Lot of Land, situate in the Cove so called, in the City of Providence. containing Lot One Lot there.

To Have and to Hold said granted and bargained premises to him, the said George C. Nightingale, his Heirs. Executors. Administrators & Assigns forever.

And I. the said Edward C. Manton. for myself, my Heirs. Executors & Administrators, do covenant with said George C. Nightingale, his Heirs. Executors. Administrators & Assigns, that I am lawfully seized of said premises, that I have good right to sell & convey the same, & that I will warrant & defend the same to him said Nightingale his Heirs & Assigns forever. against the lawful claims of all persons.

The condition of this Instrument is,

That if I. said Edward C. Manton. my Heirs. Executors, Administrators shall well and truly pay or cause to be paid to said George C. Nightingale. his Heirs, Executors or Administrators or Assigns, all sums of money in any wise due or owing from me to said Nightingale, his Heirs. Executors or Administrators, whether for Money loaned or by Note. Book account. or in any other manner whatsoever. and shall also pay all debts due where he is Endorser for me. said Manton, or liable as Guarantor, or in any other manner; I shall also at all times and in all respects indemnify & save harmless said Nightingale, his Heirs. Executors. Administrators. of from all debts, endorsements and Liabilities of every kind & nature by him at any time made incurred or entered into for me, & also for the Manton Manufacturing Company or either of us. and (in further condition that I said Manton shall well truly pay or cause to be paid to Caleb F. Harris of New York. the sum of Eighteen Hundred Dollars. I shall pay or cause to be paid to Stafford & Borthrop of said Providence (a firm composed of Robert H. Stafford and Henry W. Borthrop) the sum of Eight hundred Fifty Dollars. I shall also pay the sum of Nine hundred & ninety Dollars to Eleanor B. Kelley, and shall also pay or cause to be paid all costs & expenses incurred & to be incurred in prosecuting to its termination a certain Suit in Equity, pending in the Supreme Court in Providence County brought by me against Elisha Dyer Jr. then & in that case this Instrument to be void, otherwise to be & remain in full force and effect.

Furthermore I. said Edward C. Manton do hereby constitute and appoint said George C. Nightingale. his Heirs. Substitutes & Assigns, my true & lawful Attorney and Attorney, irrevocable. for me & in my, his or their Name, at any time after any of said debts or liabilities are due, & from time to time, with full power of adjournments, to sell at public Auction or private sales. first giving not less than ten weeks notice thereof twice a week in one of the public Newspapers printed in said Providence, all or any portions of the premises & property aforesaid, and for me & in my Name or in his or their Name, to execute, seal & deliver to any person or persons who may become the purchaser or purchasers thereof, good & sufficient Deed or Deeds & Conveyances thereof, so as to vest in said purchasers a perfect title in said property, and on such sales to receive the money the same may be sold for & upon receipt thereof to apply & appropriate the same to the payment of the sums of money & liabilities secured by this Instrument (rateably & proportionably among said parties in case the same be insufficient to pay in full) Accounting to me for all sums over & above the debts & liabilities hereby secured, hereby ratifying & confirming such sales as may be executed for the purposes aforesaid.

And I. said Edward C. Manton hereby agree to keep said premises insured for a reasonable amount during the continuance of this Mortgage and to assign the policies to the Mortgagee as security for the sums hereby secured. & in case I omit or refuse to do so, then the holder of this Mortgage may cause such Insurance to be made, & charge the same to me & hold the cost & expense of such Insurance secured hereby.

In testimony whereof. I have hereunto set my hand & seal this fifteenth day of September 1851.

Signed sealed and delivered
in presence of
Samuel Angell
Nathaniel Cole

Edward C. Manton. (L.S.)

The word "hind" inserted before executing this Deed.

Be it Remembered that We, the Subscribers were present this day on the premises & saw Edward C. Manton, the Mortgagor deliver up to George C. Nightingale, the Mortgagee peaceable & quiet possession of the within described Mortgaged premises.
North Providence September 15th Eighteen hundred fifty one.

Attest Nathaniel Cole.
Samuel Angell.

State of Rhode Island. Providence Ss. North Providence September 15 A.D. 1851. Then personally appeared Edward C. Manton & acknowledged the within

Instrument by him signed, to be his free Act and Deed. Hand and Seal. And at the same time acknowledged the delivery & quiet possession of said premises to Geo. C Nightingale. the within Mortgagor.

Before me Samuel Angell
Public Notary.

Recorded Sept 23. 1851 at 4 o'clk P.M.

Witness Albert Pabodie
City Clk

Know all men by these Presents,

That I, Margaret Briggs, of the City and County of Providence & State of Rhode Islands, in consideration of Five Hundred Dollars paid by Gilbert Stanton of Newport, in the County of Newport (the receipt whereof is hereby acknowledged) do hereby give, grant, bargain, sell & convey unto the said Gilbert Stanton, his Heirs and Assigns forever:

All certain Lots of Lands, situate in said City & County of Providence, Numbered 75 (seventy five) and 76 (seventy six) said Lots adjoin each other & are bounded Southerly on Hemel Street, Forty feet each, & holding the same width, extending back Northerly Eighty feet to Lands belonging to said City & are bounded Easterly on Lot No 77 & Westerly on Lot No 74. Being the same Lots conveyed by Deed to the said Margaret Briggs, by Edward P. Knowles & Stephen Moulton, said Deed bearing date the Eighth day of August A.D. Eighteen Hundred and Forty Nine

To Have and to Hold the above granted premises with all the Buildings thereon, standing to the said Gilbert Stanton, his Heirs and Assigns, to his & their use and behoof forever.

And I the said Margaret Briggs for myself, my Heirs, Executors and Administrators, do covenant with the said Gilbert Stanton, his Heirs and Assigns, that I am lawfully seized in fee simple of the aforegranted premises: that I have good right to sell & convey the same to the said Gilbert Stanton, his Heirs & Assigns forever as aforesaid; and that I the said my Heirs, Executors and Administrators shall warrant and defend the same to the said Gilbert Stanton, his Heirs and Assigns forever, against the lawful claims and demands of all Persons.

Provided Nevertheless, That if the said Margaret Briggs, her Heirs, Executors and Administrators or Assigns shall pay unto the said Gilbert Stanton, his Executors, Administrators or Assigns, the sum of Five Hundred Dollars, in One year from the date of these Presents with Interest on said sum, at the rate of Six per centum per annum, payable annually, and until such payment keep the Buildings, standing on the Land aforesaid, insured against fire by the Providence Mutual Fire Insurance Company; such part of said Insurance for the benefit of the said Mortgagee, his Heirs, Executors, Administrators & Assigns as will cover his & their lawful claims, & also pay all Taxes levied or assessed on said premises, then this Deed as also a certain promissory Note, bearing even date with these Presents signed by the said Margaret Briggs, whereby for value received she promises to pay the said Gilbert Stanton or order the said sum & Interest at the times aforesaid, shall be absolutely Void. to all intents & purposes.

And provided also that until default of the payment of the said sum or interest, or other default as herein provided, the Mortgagee shall have no right to enter & take possession of the premises.

In Witness whereof, I the said Margaret Briggs have hereunto set my hand and seal this Twenty ninth day of August A.D. Eighteen Hundred and fifty one.

In presence of
W. N. Sapham

Margaret Briggs.

Providence Sc. Providence Sept 27. 1851. Then personally came the above named Margaret Briggs, and acknowledged the preceding Instrument by her signed to be her free Act and Deed.

Before me Benja N. Sapham
Public & Notary.

Recorded Sept 27. 1851 at 5.22 o'clk P.M.

Witness "and" erased "or" interlined Albert Pabodie
City Clk

Know all men by these Presents

That I, George M Richmond, of the City and County of Providence, State of Rhode Islands, in consideration of the sum of Ten Thousand Dollars to me paid by Samuel N Richmond, Samuel N Richmond Jr, Lewis Richmond, the two last named doing business in company, under the firm of Richmond & Brother, Earl P Mason, all of the City of Providence, Daniel B Fearing of the City & State of New York & William Boyd of North Providence in Rhode Island, do hereby give, grant, bargain, sell, convey, transfer & confirm unto them the said Samuel N Richmond, Samuel N Richmond Jr, Lewis Richmond, Earl P Mason, Daniel B Fearing & William Boyde, each individually & as said firm, their Heirs & Assigns forever.

All my right, title and interest in and to a certain Lot of Land situate on the Westerly side of Eagle Street, in said City of Providence, bought of John Giles, it being part of said Lot, together with the Buildings & Improvements thereon.

Also all my right, title, & interest in & to three certain Lots of Lands in said Providence, being Lots Numbered 554. 555 & 556. on the Almy Plat so called, on Broadway, bought of A.B. Dike.

Also all my right, title & interest in & to a Lot of Land situate in North Providence, on the Reitenberg Road, bought of Stephen Angell, being about One half of an acre.

Also all my right, title & interest in & to a Lot of Land in North Providence, on the Northerly side of the Reitenberg Road, containing by estimation about Two Acres, together with all the Buildings & Improvements thereon, said Land being held by me under a Lease from S.P. Gillson

Also Pew No 166 in Westminster Congregational Church.

Also a Lot of Land in Swan Point Cemetery. Also all my right, title and interest in and to any and all other real and personal estate and property of every kind & nature in said City of Providence & in said North Providence or wherever the same may be.

To Have and to Hold the same to them the said Samuel N Richmond, Samuel N Richmond Jr, Lewis Richmond, Earl P Mason, Daniel B Fearing & William Boyde, their Heirs, Executors, Administrators & Assigns forever.

The condition of this Instrument is, that if I, George M Richmond, my Executors, Administrators or Assigns, shall well & truely pay or cause to be paid to said Samuel N Richmond, Samuel N Richmond Jr, Lewis Richmond, Earl P Mason, Daniel B Fearing & William Boyd, & to said Firm of Richmond & Brother, all sums of Money which I said George M Richmond, individually, owe them individually, & as said Firm, however the same may be due, owing or evidenced, & shall at all times indemnify & save harmless in every respect, each of them & all of them individually & as said Firm, of from all Endorsements & liabilities, of every kind & nature, which any or either of them, or said Firm may in anywise have made, entered into or incurred for me, individually, & shall also pay equally & proportionally with all the above named debts, all sums of Money that may in anywise be due or owing to said Samuel N Richmond Jr, Earl P Mason, Daniel B Fearing & William Boyd, or

Recorded Sept 18 1851

Note. See Discharge in Book 18 Page 323

Having received full payment & satisfaction of the within mortgage debt & note I do hereby discharge the same.
Providence Oct 20 1851
Witness
B. P. Williamson

Gilbert Stanton

either of them from the firm of Richmond & Carr, a firm composed of the said George M Richmond & Vincent Carr, then in that case, this Instrument to be absolutely void, otherwise to be & remain in full force & effect. ——

——— Furthermore I said George M Richmond hereby constitute and appoint said Samuel A Richmond, Samuel A Richmond Jr, Lewis Richmond, Carr P Mason, Daniel B Fearing & William Boyd & the Survivors of them, their Heirs & Assigns, my lawful Attorneys, irrevocable, with full power of substitution & revocation, from time to time, for me & in my Name, at any time after the any of the debts hereby secured are payable & payment thereof refused, to sell at public Auctions, at one or more times, with power of adjournments, all or any portion of the Estate & property hereby conveyed, first giving not less than fifteen days notice thereof, twice a week, in some publick Newspaper printed in said Providence, and for me & in my Name, to execute, seal & deliver to any persons who may become its purchaser or purchasers thereof, good & sufficient Deeds & Conveyances thereof, & to receive all the moneys said property may be sold for, & on receipt thereof to apply & appropriate the same to the payment of all the debts & liabilities secured by this Instrument, in the manner herein before provided, hereby ratifying & confirming such sales as may be effected by my said Attorney for the purposes aforesaid. ——

——— In testimony whereof, I have hereunto set my hand & seal, this First day of October, in the year of our Lord, Eighteen hundred and fifty one. ——

Signed sealed and delivered in presence of
Samuel J Stillwell

George M Richmond. (L.S.)

Providence Sc. In Providence on this First day of October A.D. 1851. ——
——— Personally appeared George M Richmond, subscriber to the aforegoing, & acknowledged the same to be his free and voluntary act & Deed. ——
——— Before me Jamaliel Leyman Dwight ———
——— Justice of the Peace.

Recorded Oct 1. 1851 at 9. 23 o'clk A.M. ——
——— Witness ———

Albert Pabodie City Clk

Know all men by these Presents

That I John J Harris, the Mortgagee in the annexed Deed from Joseph A Scott, bearing date on the 15th day of June A.D. 1847, & duly recorded in the Records of the City of Providence, on the 16th day of June in Book No 105, page 39 of the Land Records of said City, given to secure the payment of a certain Note mentioned in said Deed, for & in consideration of the sum of Seventeen hundred thirty two Dollars & fifteen Cents to me paid by Sarah Ann Pray of the City and County of Providence & State of Rhode Island, the receipt whereof I do hereby acknowledge, have granted, bargained, assigned & made over, & do hereby grant, bargain, assign & make over unto her the said Sarah Ann Pray, her Heirs, Executors, Administrators & Assigns, the annexed described Mortgage Deed & the premises therein set forth, & all my right, title & interest, property, claim & demand to the same & to the promissory note mentioned therein, and do moreover hereby convey, assign & transfer to her the said Sarah Ann, her Heirs & Assigns, all the powers & rights therein conveyed to me, & do hereby substitute her the said Sarah Ann, her Executors, Heirs, Administrators & Assigns, the true & lawful Attorney, irrevocable in the premises, to do & perform by & in regard to said premises, Mortgage, property & Note described therein, as the true & lawful Attorney of the said Mortgager, the same & with the same effect & authority as I could do myself. ——

——— To Have and to Hold the same to her the said Sarah Ann, her Heirs, Executors, Administrators and Assigns forever, as fully and in as ample manner as I might hold & enjoy by virtue of the within Mortgage Deed & no otherwise. ——

——— And I do for myself, my Executors and Administrators hereby authorize and empower the said Sarah Ann, her Heirs, Executors, Administrators & Assigns, to receive to her & to their own use, the sum or sums mentioned in the consideration of the Deed & promissory Note therein described, whenever the same shall be tendered or paid to her or them by any person or persons lawfully authorized so to do, and to discharge the said Mortgage according to Law. ——

——— And I do, for myself, my Heirs, Executors and Administrators covenant with the said Sarah Ann Pray, her Heirs, Executors, Administrators and Assigns, that I have good right to assign the same as aforesaid, & that she the said Sarah Ann shall & may have, hold, occupy, possess & enjoy the same, (subject only to the conditions contained in said Deed as by Law provided) against the lawful claims of all persons claiming by, through or under me. ——

——— In Witness whereof, I have hereunto set my hand and seal, this Eighth day of October, in the year 1851. ——
Signed, sealed and delivered in presence of
Robert Knight

John J Harris. (L.S.)

Providence Sc. ——— In the City of Providence October 8th A.D. 1851. ——
——— Then personally appeared John J Harris & acknowledged the aforegoing written Instrument by him subscribed, to be his free act & deed. ——
——— Before me Robert Knight ——
——— Justice of the Peace. ———

Recorded Oct 9. 1851. at 10. o'clk A.M. ——
——— Witness "said" interlined & "Note" erased

Albert Pabodie City Clk

Know all men by these Presents

That I David B Green, of the City and County of Providence, and State of Rhode Island in consideration of the sum of Six Thousand Dollars to me already paid by the Pawtucket Institution for Savings, a Corporation doing business in the Town of North Providence in the County & State aforesaid, have given, bargained, granted & sold & hereby give, grant bargain, sell, convey & confirm unto the said Pawtucket Institution for Savings and their Successors forever, ——

NOTE { See Real Estate Mortgage BOOK. No. 556 Page 5 & 11 For Discharge

——— A certain Lot of Land situate in the Westerly part of the City of Providence, & on the Southerly side of Carpenter Street bounded Northerly on said Carpenter Street fifty feet, Easterly on Land of William A Howard One hundred & twenty feet more or less until it comes to Land of B B Steel, Southerly by Lands of B B Steel, fifty feet, Westerly by Land formerly owned by Mrs Miller, One hundred & twenty feet more or less to Carpenter Street. ——

——— Also a certain other Lot of Land situate in the Westerly part of the City of Providence on the corner of Carpenter & Courtland Streets, bounded Northerly on Carpenter Street, One hundred feet, Easterly by the aforedescribed Lot of Land, fifty feet, Southerly by Land of Nancy Miller, One hundred feet to Courtland Street, Westerly on Courtland Street fifty feet, together with all the Buildings & Improvements made on both the aforedescribed Lots of Land, including Steam Engine, Boiler, Machinery, Tools, Patterns & Flasks used in the manufacture of cast Butt Hinges. ——

——— Furthermore I the said David B Green for myself, for my Heirs, Executors & Administrators do covenant & engage the above described demised premises, to them the said Pawtucket Institution for Savings, & their Successors forever, against the lawful claims or demands of any person or persons whatsoever, forever to warrant, secure and defend by these Presents.

To Have and to Hold the above described premises with the rights, privileges & appurtenances thereof to them the Grantees aforesaid, & their Successors forever, to secure the payment of the principal & interest of a certain promissory Note of me the said David C Green, of even date herewith, for the sum of Two Thousand Dollars, payable to the said Pawtucket Institution for Savings or order, One year after date with Interest thereon, payable half yearly in advance, with irrevocable power to sell, convey & receive the proceeds of sale of the aforedescribed property & premises for the payment of the said principal & interest or any part thereof, if the same shall not be well & truly paid when severally due and payable, and also if the Grantor shall fail for any term of thirty days during the subsistence of this Mortgage Deed to keep Insurance against loss by fire on said property, & the policy or policies thereof transferred & made payable in case of loss, to said Grantees to an amount not less than Two Thousand Dollars. Provided the sale shall be at public auction after not less than three weeks notice thereof weekly & one weeks notice of any adjournment thereof in some Newspaper printed in the said City of Providence, that the surplus of proceeds of sale, if any, after the payment in full of said Note, Interest and Expenses, shall be accounted for with me the said David C Green, and if the said Note & Interest thereon shall be well & truly paid when severally due & payable, then the foregoing Deed shall be Null and Void.

And I, Elizabeth Green, Wife of the said David C Green, for the consideration aforesaid paid my said husband do hereby Remise, Release and Forever Quitclaim unto the said Pawtucket Institution for Savings & their Successors, all my Right & Possibility of Dower and Power of Thirds in & to the above described property & premises.

In Witness whereof, We have hereunto set our hands and seals, this Tenth day of October, in the year of our Lord, One Thousand, Eight hundred and Fifty One. (1851)

In presence of
Susan Anderson

David C. Green. (L.S.)

Elizabeth Green. (L.S.)

Providence County, Sc. In Providence this Fourteenth day of October A.D. 1851.
Then David C Green personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free Act & deed.

Henry Mowatt
Justice of the Peace

Recorded Oct 14, 1851, at 9 ½ o'clk A.M.

Witness the word "described" erased

Albert Pabodie
City Clk

Know all men by these Presents

That I, Luke Green, of the City & County of Providence & State of Rhode Island, in consideration of the sum of Twenty five hundred Dollars to me already paid by William Clapp of the Town of Warwick, in the County of Kent & State aforesaid, have given, granted, bargained & sold & hereby give, grant, bargain, sell, convey & confirm unto the said William Clapp, his Heirs & Assigns forever.

A certain Lot of Land situate in the said City of Providence, at the corner of Matteson & Fountain Streets, bounded Easterly by Matteson Street, Fifty feet, Southerly by Fountain Street, One hundred & twenty feet, more or less, Westerly by a Drift Street leading from Fountain to Sabin Street, Fifty feet, Northerly by Land formerly owned by Walter Paine, One hundred & twenty feet more or less to Matteson Street, together with all the Buildings & Improvements thereon, consisting of three dwelling Houses & other Buildings.

To Have and to Hold the above described property & premises & the rights, privileges and appurtenances thereof, to them the Grantee aforesaid, his Heirs & Assigns forever, to secure the payment of the principal & interest of a certain promissory Note of me the said Luke Green of even date herewith, for the sum of Twenty five hundred Dollars, payable to the said William Clapp or order, Six Months after date with Interest, with irrevocable power to sell, convey & receive the proceeds of sale of the aforedescribed property & premises for the payment of said principal & interest or any part thereof, if the same shall not be well & truly paid when severally due & payable. Provided the sale shall be at public auction after not less than three weeks notice thereof weekly, & one weeks notice of any adjournment thereof, in some Newspaper printed in the said City of Providence, that the surplus of proceeds of sale, if any, after the payment in full of said Note, Interest & Expenses, shall be accounted for with me, the said Luke Green.

Furthermore, I, the said Luke Green, for myself & for my Heirs, Executors and Administrators do covenant and engage the above demised premises, to him the Grantee, his Heirs and Assigns, against the lawful claims or demands of any other person or persons whatsoever, forever to warrant, secure & defend by these Presents.

And if the said Note & Interest thereon shall be well & truly paid when severally due & payable, then the foregoing Deed shall be Null and Void.

And I, Emily C Green, Wife of the said Luke Green, for the consideration aforesaid, from my said husband, do hereby Remise, Release & forever Quitclaim unto the said William Clapp, his Heirs & Assigns, all my Right & Possibility of Dower & Power of Thirds in & to the above property & premises.

In Witness whereof, We have hereunto set our hands & seals, this Seventeenth day of October in the year of our Lord, One Thousand Eight hundred and Fifty One. (1851)

In presence of
James K Remington

Luke Green. (L.S.)

Emily C. Green. (L.S.)

Providence Sc. Providence Oct 14, 1851.
Then personally appeared the above named Luke Green, Signer & Executor in the within & foregoing Instrument & acknowledged the same to be his free Act & deed.
Before me
Benj[n] N Clapham
Notary.

Recorded Oct 14, 1851, at 10. 15 o'clk A.M.

Witness

Albert Pabodie
City Clk

Know all men by these Presents that I, Luke Green of the City & County of Providence & State of Rhode Island, in consideration of the sum of Twenty five hundred Dollars to me paid by William Clapp of the Town of Warwick, in the County of Kent & State aforesaid, have given, granted, bargained & sold & hereby give, grant, bargain, sell, convey & confirm unto the said William Clapp, his Heirs & Assigns forever. A certain Lot of Land situate in the said City of Providence, at the corner of Matteson & Fountain Streets, bounded Easterly by Matteson Street, Fifty feet, Southerly by Fountain Street, One hundred & twenty feet, more or less, Westerly by a Drift Street leading from Fountain to Sabin Street, Fifty feet, Northerly by Land formerly owned by Walter Paine, One hundred & twenty feet more or less to Matteson Street, together with all the Buildings & Improvements thereon, consisting of three dwelling Houses & other Buildings. To Have and to Hold the above described property & premises & the rights, privileges and appurtenances thereof, to them the Grantee aforesaid, his Heirs & Assigns forever, to secure the payment of the principal & interest of a certain promissory Note of me the said Luke Green of even date herewith, for the sum of Twenty five hundred Dollars, payable to the said William Clapp or order, Six Months after date with Interest, with irrevocable power to sell, convey & receive the proceeds of sale of the aforedescribed property & premises for the payment of said principal & interest or any part thereof, if the same shall not be well & truly paid when severally due & payable. Provided the sale shall be at public auction after not less than three weeks notice thereof weekly, & one weeks notice of any adjournment thereof, in some Newspaper printed in the said City of Providence, that the surplus of proceeds of sale, if any, after the payment in full of said Note, Interest & Expenses, shall be accounted for with me, the said Luke Green. Furthermore, I, the said Luke Green, for myself & for my Heirs, Executors and Administrators do covenant and engage the above demised premises, to him the Grantee, his Heirs and Assigns, against the lawful claims or demands of any other person or persons whatsoever, forever to warrant, secure & defend by these Presents. And if the said Note & Interest thereon shall be well & truly paid when severally due & payable, then the foregoing Deed shall be Null and Void. And I, Emily C Green, Wife of the said Luke Green, for the consideration aforesaid, from my said husband, do hereby Remise, Release & forever Quitclaim unto the said William Clapp, his Heirs & Assigns, all my Right & Possibility of Dower & Power of Thirds in & to the above property & premises. In Witness whereof, We have hereunto set our hands & seals, this Seventeenth day of October in the year of our Lord, One Thousand Eight hundred and Fifty One. (1851) In presence of James K Remington. Luke Green. (L.S.) Emily C. Green. (L.S.) Providence Sc. Providence Oct 14, 1851. Then personally appeared the above named Luke Green, Signer & Executor in the within & foregoing Instrument & acknowledged the same to be his free Act & deed. Before me Benj[n] N Clapham Notary. Recorded Oct 14, 1851, at 10. 15 o'clk A.M. Witness Albert Pabodie City Clk

RECORDED DISCHARGE. RECORDER OF DEEDS

Know all men by these Presents.

That I, Dwight Eveleth of Taunton, in the County of Bristol & Commonwealth of Massachusetts, in consideration of Two hundred Dollars to me paid by Bainbridge Eveleth, of Providence, in the State of Rhode Island, the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell and convey unto the said Bainbridge Eveleth,

Two certain Lots of Land situate in the aforesaid Providence lying on the South side of Clifford Street, being Lots Numbered Sixty five and sixty seven (65 & 67) on the Plat of the Holden Lands as called, which said Plat is on Record in the City Clerks Office in said Providence.

To Have and to Hold the above granted premises, with the privileges and appurtenances thereto belonging to the said Bainbridge Eveleth, his Heirs & Assigns, to his & their use and behoof forever. And I, the said Dwight

Ecclesth for myself and my Heirs, Executors and Administrators, do covenant with the said Bainbridge Eccleth. his Heirs & Assigns, that I am lawfully seized in fee of the aforegranted premises; that they are free from all Incumbrances, that I have good right to sell and convey the same to the said Bainbridge Eccleth as aforesaid; & that I my Heirs, Executors & Administrators shall warrant & defend the same to the said Bainbridge Eccleth. his Heirs & Assigns forever, against the lawful claims & demands of all persons.

Provided Nevertheless. That if the said Dwight Eccleth, his Heirs, Executors or Administrators, shall pay unto the said Bainbridge Eccleth, his Heirs. Executors. Administrators or Assigns. the said sum of Two hundred Dollars. in One year from the date hereof. with Interest. then this Deed as also a certain Note. bearing even date with these Presents, signed by the said Dwight Eccleth, whereby he promises to pay to the said Bainbridge Eccleth or order, the said sum & interest, at the time aforesaid, shall both be absolutely void to all intents & purposes.

In Witness whereof. I the said Dwight Eccleth and I. Sarah Eccleth. Wife of said Dwight, in Relinquishment of my Right to Dower in said premises, have hereunto set our hands & seals this Fifth day of December. in the year of our Lord. One Thousand. Eight hundred and fifty one.

Executed and delivered in presence of Joseph Wilbar — Dwight Eccleth. (L.S.) — Sarah Eccleth. (L.S.)

Commonwealth of Massachusetts. Bristol Ss. December 5th 1851.

Then personally appeared the within named Dwight Eccleth and Sarah Eccleth and acknowledged the within Instrument by them signed to be their free Act & Deed. she. the said Sarah having been examined separate & apart from her husband having had this Instrument explained to her, declared that she signed the same without any compulsion, & did not wish to retract the same.

Before me. Joseph Wilbar
Justice of the Peace.

Recorded Dec 10. 1851. at 10.55 o'clk A.M.

Witness — Albert Pabodie
City Clk

Know all men by these Presents,

That I. Nathan Gorton. of Providence, in the State of Rhode Island. the Mortgagee named in a certain Mortgage Deed, made by Albert W Thorp, bearing date in the Twenty fifth day of June 1846. and recorded in Book No 108 Page 185. of the Record of Deeds in said Providence, in consideration of Nine hundred Dollars paid to me by Harvey F Payton, of said Providence, hereby sell. assign. transfer and convey all my Right. Title and Interest in and to the Estate Mortgaged by said Deed & in & to the debt therein mentioned & secured. And also the judgment of Court by me recovered for possession of the said Estate, at the September term 1851.

Know ye that I. Nathan Gorton. for the Note herein secured. & sixty cents & discharge this Mortgage Deed. In presence of C. H. Williamson

Benbridge Eccleth

of the Supreme Court of the said State, holden in the County of Providence, in an Action brought by me against Rebecca Snow & others.

In Witness whereof. I have hereto set my hand and seal. this Eighteenth day of December A.D. 1851.

In presence of Charles F Tillinghast — Nathan Gorton. (L.S.)

Providence Ss. In the City of Providence Dec 19. A.D. 1851.

Personally appeared Nathan Gorton and acknowledged the within Instrument to be his free Act & Deed.

Before me. Albert Pabodie
City Clk.

Recorded Dec 19. 1851. at 8.50 o'clk A.M.

Witness — Albert Pabodie
City Clk

Know all men by these Presents

That I. Meriby B Waterman. the Mortgagee within named. for and in consideration of the sum of One Thousand Dollars, to me in hand already paid by Mary A Horton. of the City & County of Providence & State of Rhode Island. Wife of Leonard Horton. of said Providence. the receipt whereof I do hereby acknowledge. have granted. bargained. assigned & made over & do hereby grant. bargain. assign & make over unto the said Mary A Horton. her Heirs. Executors Administrators & Assigns. the within described premises. & all my right. title. interest. property. claim & demand in & to the same:

To Have and to Hold the same to her the said Mary A Horton. her Heirs. Executors. administrators & Assigns forever: as fully & in as ample manner as I the said Meriby B Waterman might hold & enjoy the same by virtue of the within Mortgage Deed & not otherwise.

And I. do for myself. my Heirs. Executors & Administrators. covenant with the said Mary A Horton. her Heirs. Executors. Administrators & Assigns. that I have good right to assign said premises as aforesaid. & that she the said Mary A Horton shall & may have. hold. occupy. possess & enjoy the same. (subject however to the right of redemption as by law in such cases is provided) against the lawful claims of all persons claiming by. through or under. me.

Furthermore. I the said Meriby B Waterman do hereby substitute. constitute & appoint said Mary A Horton. the Attorney of said Leonard Horton. with all the power & authority given me by said Leonard Horton. in the within Mortgage Deed & power of Attorney thereto annexed.

In Witness whereof. I have hereunto set my hand & seal. this Thirtieth day of December in the year of our Lord. Eighteen hundred and fifty one.

Signed sealed and delivered in presence of Robert Knight — Meriby her X mark B Waterman. (L.S.)

Providence Ss. In the City of Providence this 30 day of December A.D. 1851. Then. the above named Meriby B Waterman personally

appeared, and acknowledged the above written Instrument by her signed to be her free Act & Deed.

Before me Robert Knight
Justice of the Peace.

N.B. The Mortgage herein referred is recorded in Book No 114. page 2.

Recorded Dec 30. 1851, at 11½ o'clk A.M.

Witness Albert Pabodie
City Clk

Know all men by these Presents.

That I. Esek Tallman, of the City & County of Providence, in the State of Rhode Island, the Mortgagee named in a certain Mortgage Deed made and executed by William H Gale, bearing date July 24 A.D 1851. & which said Mortgage Deed is on record in the City Clerks Office in said Providence, in Book 125 of the Record of Deeds page 246. Yet & in consideration of the sum of Four hundred Dollars to me paid by Horace Gray of said City of Providence, the receipt of which said sum is hereby acknowledged, have granted, sold, assigned, transferred & set over and do by these Presents, grant, sell, assign, transfer & set over to him the said Horace Gray his Heirs & Assigns forever.

The afore referred to Mortgage Deed, the Note therein & thereby described & secured & all my right, title & interest in & to the premises & Estate described & conveyed in & by said Mortgage Deed. To Have & to Hold the same, with all the rights & privileges thereof, or thereunto appertaining to him the said Horace Gray, his Heirs & Assigns forever. but subject nevertheless to the Right & Equity of Redemption (if any there be) of the said William H Gale, his Heirs or Assigns.

And by virtue of the power given me in the said Mortgage Deed I do hereby substitute and depute him the said Horace Gray, his Executors, Administrators & Assigns, to be the true & lawful Attorney or Attorneys of him the said William H Gale, with all & every power & authority of acting in the name & stead of him the said William H Gale, granted to me in said Mortgage Deed, which I can lawfully exercise & delegate.

In Testimony whereof I have hereunto set my hand & seal, this Sixth day of January in the year of our Lord, One Thousand Eight hundred & fifty two. (1852)

Signed, sealed & delivered in presence of
Henry Martin

Esek Tallman. (L.S.)

Providence County ss. In Providence this Sixth day of January A.D. 1852.
Then Esek Tallman personally appeared before me & acknowledged the within Instrument by him signed to be his free act & Deed.

Henry Martin
Justice of the Peace.

Recorded Jany 6. 1852. at 2,20 o'clk P.M.

Witness Albert Pabodie
City Clk

Know all men by these Presents.

That I. Robert Aldrich, of the City & County of Providence, in the State of Rhode Island, Trustee of the Estate of Stephen Waterman, late of said Providence, Deceased, & in my said capacity as such Trustee, the Mortgagee named in a certain Mortgage Deed made executed by Thomas A Richardson & William Hicks, bearing date April 1. A.D. 1851. & which said Mortgage Deed is on record in the City Clerks Office in said City of Providence, in Book 125. of the Records of Deeds page 180. Yet & in consideration of the sum of Four Thousand Seven hundred & nineteen Dollars & seventy five cents, to me paid by the Trustees of the Estate of Amey W Mason, of said City of Providence (the Wife of John N Mason) formerly Amey A Waterman (which Trustees are the same Robert Aldrich and Stephen Waterman of the City, County & State of New York) the receipt of which said sum is hereby acknowledged, have granted, sold, assigned, transferred & set over and do by these Presents in my said capacity as Trustee of the Estate of Stephen Waterman deceased, grant, sell, assign, transfer & set over to them the said Trustees of the Estate of the Amey W Mason, to wit: to Robert Aldrich & Stephen Waterman, their Heirs & Assigns forever.

The afore referred to Mortgage Deed, the Note therein & thereby described & all my right, title & interest as Trustee of the Estate of Stephen Waterman, deceased in & to the premises & estate described & conveyed in & by said Mortgage Deeds.

To Have & to Hold the same with all the rights & privileges thereof to them the said Trustees of the Estate of the said Amey W Mason, to wit: to the said Robert Aldrich & Stephen Waterman, their Heirs & Assigns forever. but subject nevertheless to the Right & Equity of Redemption (if any there be) of the said Thomas A Richardson & William Hicks, their Heirs or Assigns. And by virtue of the power given me in the said Mortgage Deed, I do hereby in my said capacity as Trustee of the Estate of Stephen Waterman, deceased, substitute & depute them the said Trustees of the Estate of the said Amey W Mason to wit: the said Robert Aldrich & Stephen Waterman, their Executors, Administrators & Assigns, to be the true and lawful Attorneys of them the said Thomas A Richardson & William Hicks, with all & every power & authority of acting in the name & stead of them the said Thomas A Richardson & William Hicks, granted to me, as the Trustee of the Estate of the said Stephen Waterman deceased, which I can lawfully exercise & delegate.

In testimony whereof I have hereunto, in my said capacity as Trustee of the Estate of the said Stephen Waterman, deceased, set my hand & seal this First day of January in the year of our Lord. One Thousand Eight hundred and fifty two (1852)

Signed sealed & delivered
in presence of
Henry Martin

Robert Aldrich. (L.S.)
Trustee of Estate of Stephen Waterman.

Providence County ss. In the City Providence this Seventh day of January A.D. 1852. Then Robert Aldrich personally appeared before me & in his capacity as Trustee of the Estate of Stephen Waterman deceased, acknowledged the preceding Instrument by him signed as such Trustee, to be his free act & deed.

Henry Martin
Justice of the Peace.

Recorded Jany 7. 1852. at 3.45 o'clk P.M.

word "Deed" interlined
"the City" erased

Witness Albert Pabodie
City Clk

Know all men by these Presents.

That I. Charles H Dabney of the City & County of Providence, in the State of Rhode Island, the holder & Assignee of a certain Mortgage Deed made & executed by Ansel & Bradley of said City of Providence, to William Douglas of said Providence, bearing date May 15 A.D. 1849, on Record in the City Clerks office in said Providence, in Book Number 116, page 108 of the Record of Land Evidence, and which said Mortgage Deed was assigned & transferred to me the said Charles H Dabney, by transfer from the said William Douglas, bearing date June 6 A.D. 1849, and which transfer is also on Record in said Office, in Book No 116 page 108. For & in consideration of the sum of Twelve hundred Dollars to me paid by Zebotes W Holden of said City of Providence, the receipt of which said sum is hereby acknowledged have granted, sold, transferred and set over, & do by these Presents grant, sell, transfer & set over to him the said Zebotes W Holden, his Heirs, Executors, Administrators & Assigns forever.

The aforereferred to Mortgage Deed, the Note therein & thereby secured & all my right, title & interest in & to the premises & Estate therein described & conveyed.

To Have & to Hold the same with all the rights & privileges thereof, or thereunto appertaining, to him the said Zebotes W Holden his Heirs, Executors, Administrators & Assigns forever, but subject nevertheless to the Right & Equity of Redemption, (if any there be) of the said Ansel & Bradley his Heirs or Assigns.

And by virtue of the power given in the said Mortgage Deed, I do hereby substitute & depute him the said Zebotes W Holden, his Executors, Administrators & Assigns to be the true & lawful Attorney of him the said Ansel & Bradley, given & granted in the said Mortgage Deed, which I can lawfully exercise or delegate.

In testimony whereof, I have hereunto set my hand & seal this Fourteenth day of May A.D. 1851.

In presence of
Henry Martin

C. H. Dabney. (L.S.)

Providence County Ss. In Providence this Fourteenth day of May A.D. 1851.
Then Charles H Dabney, personally appeared before me, & acknowledged the within Instrument by him signed, to be his free act and Deed.
Before me,
Henry Martin
Public Notary.

Recorded Jany 16. 1852. at 11¼ o'clk A.M.

Witness Albert Pabodie
City Clk

Know all men by these Presents

That I. Henry L. Brown of Providence, in the County of Providence & State of Rhode Island, in consideration of the sum of Five Thousand Dollars, received in full satisfaction of Samuel Boyd Tobey, Executor of the last Will & Testament of Anna A Jenkins, late of said Providence, deceased & Guardian appointed by said Will & Testament of the persons & estates of Anna A Jenkins & Moses Brown Jenkins do hereby give, grant, bargain, sell and convey unto said Samuel Boyd Tobey, Executor & Guardian as aforesaid, his Heirs & Assigns forever.

A certain Lot of Land situated on the Easterly side of Prospect Street in said City of Providence, bounded Westerly on Prospect Street, on which it measures, One hundred and twenty one feet, four inches more or less. Southerly on the Street leading to the Friends Cemetery on which it measures One hundred feet, Easterly on Land of William Douglas, on which it measures about One hundred & nineteen & one half feet & Northerly on Land of Nicholas Brown Heirs, on which it measures One hundred feet.

To Have and to Hold to said Samuel in his capacity as aforesaid, his Heirs & Assigns forever.

And I. Elizabeth W Brown Wife of said Henry L Brown, in consideration of the sum paid my said husband, do hereby Release and Quitclaim unto said Samuel in his capacity as aforesaid, his Heirs & Assigns forever, all my Right of Dower in and to the aforesaid Premises.

Provided however and this Deed is upon this condition, that if I. my Heirs, Executors or Administrators or any person for me or them, shall well & truly pay or cause to be paid to said Samuel Boyd Tobey, Executor and Guardian as aforesaid, or to said Minors when of full age, or to the person or persons holding their Estate in the premises, the sum of Five Thousand Dollars, in One year from date, then this Deed, as also a certain promissory Note of even date herewith, signed by me & payable to said Samuel Boyd Tobey, Executor & Guardian as aforesaid, at the time, in the manner & for the sum aforesaid, with Interest payable semi annually, shall be void, otherwise in full force.

In Witness whereof, We have hereunto set our hands & seals, this 15th day of January A.D. 1852.

Signed, sealed & delivered
in presence of
Henry Westcott
Daniel R Clapp

Henry L. Brown. (L.S.)
Elizabeth W. Brown. (L.S.)

Providence Ss. In Providence this 15th day of January A.D. 1852.
Then personally appeared Henry L Brown & acknowledged the foregoing Instrument to be his free Act and Deed.
Before me, Daniel R. Clapp.
Justice Peace.

Recorded Jany 16. 1852. at 4.55 o'clk P.M.

Witness Albert Pabodie
City Clk

Know all men by these Presents.

That We. George W Orr and Miles Hobart, both of Providence, in the State of Rhode Island, Suit-makers, in consideration of Thirty Five hundred Dollars to us paid by Leavitt Hobart of Boston, in the County of Suffolk and State of Massachusetts, Suit maker, the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell & convey, unto the said Leavitt Hobart, his Heirs & Assigns forever.

Certain Lots of Land with the Buildings thereon, situated in Providence aforesaid, being Lots Numbered Seven (7) & Eight (8) on a Plat of the Aspernatk Estate, so called, made by Benoni Dockrell, surveyed on the 7 day of June 1830, & recorded in Book Number Fifty, page 132, of the Records of Deeds of the City of Providence. Being the same premises conveyed to us by Harriet Brown, by Deed dated July 29 1850, and recorded with Providence Records of Deeds, Book No 122, page 5.

To Have and to Hold the above granted premises, to the said Leavitt Hobart, his Heirs and Assigns, to his and their use and behoof forever.

1853. I hereby discharge this Mortgage, the Note for [illegible] thereon
Dollars herein referred to having been paid with interest. Samuel Boyd Tobey
Executor & Guardian.
Providence 12 Mo 31' 1853
Recorded Jan'y 6. 1854 City Clk
Witness [illegible]

And We. the said George P Dorr & Miles Hobart. for ourselves our Heirs. Executors & Administrators. do covenant with the said Granitt Hobart. his Heirs & Assigns. that We are lawfully seized in fee simple of the aforegranted premises; that they are free from all incumbrances, that We have good right to sell & convey the same to the said Granitt Hobart. his Heirs & Assigns forever. as aforesaid; & that We will our heirs. Executors & Administrators shall warrant & defend the same to the said Hobart. his heirs. & Assigns forever. against the lawful claims & demands of all persons.

Provided

Nevertheless. That if the said George P Dorr & Miles Hobart. their Heirs. Executors or Administrators. shall pay unto the said Granitt Hobart. his Executors. Administrators or Assigns. the sum of Thirty two hundred Dollars, in three years from the day of the date hereof, with Interest on said sum. at the rate of Six per centum per annum, payable semi annually, & until such payment. keep the Buildings standing on the ground aforesaid, insured against fire, in a sum not less than Dollars, for the benefit of the said Mortgagee & Executors. Administrators & Assigns. at such Insurance Office in as shall approve, and also pay all taxes levied & assessed upon the said premises. then this Deed as also one certain promissory Note, bearing even date with these Presents, signed by the said George P Dorr. and Miles Hobart, whereby for value received they promise to pay the said Granitt Hobart or his order. the said sum and interest at the times aforesaid, shall both be absolutely void to all intents & purposes. And provided also. That until default of the payment of the said sum of interest, or other default as herein provided. the Mortgagee shall have no right to enter upon & take possession of the premises.

In Witness whereof. We. the said George P Dorr & Miles Hobart. together with Wife of said Dorr. and Wife of said Hobart, in token of their release of all right and title of dower in the granted premises, have hereunto set our hands and seals. this Seventeenth day of January. in the year of our Lord. Eighteen Hundred and fifty two.

Signed Sealed and delivered in presence of
William Taylor
William Taylor
Granitt Hobart Jr.

George S. Dorr. (D)
Miles Hobart. (H)
Mrs Frances Hobart. (H)

Providence Sc. In the City of Providence January 20. 1852.
Personally appeared before me, Miles Hobart & acknowledged the preceding Instrument to be his free act & deed.

Albert Pabodie
City Clk.

Recorded Jany 20. 1852. at 1.25 o'clk P.M.

Witness Albert Pabodie City Clk

Providence Sc. In the City of Providence January 30. 1852.
Personally appeared before me, George S Dorr. and acknowledged the preceding Instrument to be his free act & Deed

Albert Pabodie. City Clk

Recorded Jany 30. 1852.

Witness Albert Pabodie
City Clk

Having received payment in full for the note within named. I do hereby cancel and discharge this Mortgage Deed. Witness my hand and seal May 4 A.D. 1854

In presence of
William Taylor

Granitt Hobart (H)

Know all men by these Presents.

That We. Isaac Hedley & Samuel Hedley. the Mortgagors named in the within Deed of Mortgage. for and in consideration of the Sum of One Thousand Dollars to us paid by Cyprus Handy. of the City of Providence. the receipt whereof is hereby acknowledged, do by these Presents, bargain, sell, assign, convey, set over and deliver to the said Cyprus Handy his Heirs & Assigns.

All our right, title, title, interest, property, claim & demand in & to the within Deed of Mortgage & to the premises & promissory Note therein described.

To Have and to Hold the same with all the rights & privileges thereof to him the said Cyprus Handy his Heirs & Assigns forever. in as full & ample a manner as We ourselves might hold & enjoy the same by virtue of the within Deed of Mortgage.

In Witness whereof. We have hereunto set our hands and seals on this Sixteenth day of January A.D. 1852.

In presence of
Nathaniel Searle

Isaac Hedley. (H)
Samuel Hedley. (H)

County of Providence Ss. In the City of Providence on this 16th day of January A.D. 1852. Then personally appeared the aforenamed Isaac Hedley & Samuel Hedley before me & severally acknowledged the preceding Instrument by them signed, to be their free act & Deed.

Nathaniel Searle. Justice of the Peace.

N.B. The Mortgage transferred above is recorded in Book 121. page 184. in this Office.

Recorded Feby 2. 1852. at 12¾ o'clk P.M.

Witness Albert Pabodie City Clk

Know all men by these Presents.

That We. Isaac Hedley and Samuel Hedley. the Mortgagors named in the within Deed of Mortgage. for and in consideration of the sum of Two hundred and Sixty four Dollars to us paid by Cyprus Handy of the City of Providence. the receipt whereof is hereby acknowledged. do by these Presents, bargain, sell, assign, convey set over & deliver to the said Cyprus Handy & to his Heirs & Assigns.

All our right, title, interest, property, claim and demand in and to the within Deed of Mortgage & to the premises & promissory Note therein described.

To Have and to Hold the same with all the rights & privileges thereof, to him the said Cyprus Handy his Heirs & Assigns in as full & ample a manner as We ourselves might hold and enjoy the same by virtue of the within Deed of Mortgage.

In Witness whereof. We have hereunto set our hands and seals. on this Sixteenth day of January A.D. 1852.

In presence of
Nathaniel Searle

Isaac Hedley. (H)
Samuel Hedley. (H)

County of Providence Ss. In the City of Providence on this 16 day of January A.D. 1852. Then personally appeared the above named Isaac Hedley & Samuel

Hedly before me, and severally acknowledged the preceding Instrument by them signed to be their free act & deed

Nathaniel Searle. Justice of the Peace.

N. B. The Mortgage referred to in the preceding transfer is recorded in Book 121. page 244. in this office.

Recorded Feby 2. 1852. at 4 o'clk P. M.

Witness Albert Pabodie City Clk

Know all men by these Presents.

That I. Cyrus Handy of Providence, in the County of Providence & State of Rhode Island. for & in consideration of One Dollar to me paid by Fredrick W Newton. Merchant. of Boston. in the County of Suffolk & State of Massachusetts. and Henry Whitman of said Providence. the receipt whereof is hereby acknowledged. do by these Presents give. grant. bargain. assign. sell. set over & deliver to them the said F W Newton & Henry Whitman. their Heirs & Assigns. the two following described Mortgage Deeds on Real Estate in said Providence. together with the Notes & Debts secured by said Mortgages & all the appurtenances to the same belonging. One of said Mortgage Deeds was executed by Wm C Fletcher to Isaac Hedley & Samuel Hedley. both of said Providence. in company as Isaac Hedley & Co. on the first day of November Eighteen hundred & fifty & recorded November fifteenth Eighteen hundred & fifty in Book Number One hundred & twenty one. page two hundred & four. of the Records of Deeds in the City of Providence. The other of said Mortgages was executed by William Burrill & John Francis to the said Isaac & Samuel Hedley as Copartners in the name of Isaac Hedley & Co. on the twenty third day of October Eighteen hundred & fifty & recorded on the thirtieth day of said October in Book Number One hundred & twenty one. page One hundred & eighty four of the Records of Deeds in said Providence. said Mortgages were sold & transferred to me the said Handy. my heirs & Assigns. by Isaac Hedley & Samuel Hedley on the Sixteenth day of January Eighteen hundred & fifty two.

To Have & to Hold the same to them the said Newton & Whitman. their Heirs & Assigns forever. In special trust however. & this Deed is given upon the following express conditions. to wit: said Newton & Whitman their Heirs & Assigns shall collect said Mortgaged Notes & Debts or sell said premises & property, or exchange the same for other securities & property as soon as they may deem it advantageous and apply the proceeds of such sale or sales & collections as follows. to wit:

First. to the payment of the expenses of this Deed. said Trustees reserving to themselves a reasonable compensation for their services.

Second. said Trustees shall pay my promissory Note. dated at Providence January Sixteenth. Eighteen hundred & fifty two. payable to Henry Whitman or order. in Two Months from the date of the same. for the sum of Three hundred & sixteen dollars & five cents.

Third. said Trustees shall appropriate the balance of said proceeds to the payment in full if sufficient. otherwise in a rateable proportion. of the Five following described promissory Notes. all dated at Providence & payable to Cyrus Handy or order. in Six Months from their respective dates. One of said Notes is dated the twentieth day of July Eighteen hundred & fifty one. & is for the sum of Six hundred and seventy one Dollars & fifteen cents. One is dated August fifth Eighteen hundred & fifty one. & is for the sum of Six hundred & seventy five Dollars & nineteen cents. One is dated August Seventeenth Eighteen hundred & fifty one & is for the sum of Four hundred & fifty five Dollars. One is dated September tenth Eighteen hundred & fifty one. & is for the Six hundred seventy three Dollars & eighteen cents. And one is dated October tenth Eighteen hundred & fifty one & is for the sum of Six hundred & seventy one Dollars & fifteen cents; and one memorandum Check. dated October twenty fifth Eighteen hundred & fifty one. for the sum of Twenty Dollars. said Notes & said Check are all signed by D B Harris of said Providence.

And I. the said Cyrus Handy do hereby nominate. constitute & appoint the said Newton & the said Whitman. their Heirs & Assigns. my true & lawful attorneys. with full powers of substitution & revocation. to sell the property hereby conveyed. either at public or private sale. to make. execute & deliver in my name. or in their name or names. all requisite & necessary Deeds. transfers & releases of the same. hereby ratifying & confirming all that my said attorneys may do or cause to be done in the premises by virtue hereof.

In Witness whereof. I have hereunto set my hand and seal. at Providence this thirty first day of January Eighteen hundred & fifty two.

Signed. sealed & delivered in presence of & interlined before signing. Daniel Rouse

Cyrus Handy. (D)

Recorded Feby 2. 1852. at 4 o'clk P. M.

Witness Albert Pabodie City Clk

Know all men by these Presents. That I. Samuel Carpenter. the Mortgagee within named. in consideration of the sum of Six thousand seven hundred and seventy Dollars to me paid by the President. Directors & Company of the Attleborough Bank. a Corporation established by law in Attleborough. (the receipt of which is hereby acknowledged) do hereby grant. bargain. sell. assign & set over to the said Banking Company or their Assigns. the within Deed of Mortgage & all my right. title & interest to the estate herein described. with the original debt for which this mortgage was given & all evidence thereof. all the rights & appurtenances to the same belonging. To Have & to Hold the said premises hereby assigned or mentioned or intended to be so assigned. unto the said Banking Company subject nevertheless to the right & equity of Redemption of the within named Frederick Fuller. his Heirs & Assigns in the same.

Witness my hand & seal this second day of January A.D. 1852

Signed. sealed & delivered in presence of John Daggett. J. N. Carpenter.

Sam[l] Carpenter. (D)

Commonwealth of Massachusetts. Bristol ss. January 2. 1852.

Then Samuel Carpenter acknowledged the foregoing Instrument by him subscribed to be his free act & deed

Before me John Daggett. Just Peace.

N. B. The Mortgage transferred above is recorded in Book 125 page 262. in this Office.

Recorded Feby 3. 1852 at 2.20 o'clk P. M.

Witness Albert Pabodie City Clk

Know all men by these Presents

That I, Earl P Mason the Mortgagee within named for & in consideration of the sum of One Thousand Dollars to me paid by George W Payton of said Providence, the receipt whereof is hereby acknowledged, do by these Presents, bargain, sell, assign, convey set over & deliver to the said George W Payton & to his Heirs & Assigns.

All my right, title, interest, property, claim & demand in & to the within Deed of Mortgage & the premises & promissory Note therein described.

To Have & to Hold the same with all the rights & privileges thereof, to him, the said George W Payton & to his Heirs & Assigns, in as full & ample a manner as I myself might hold & enjoy the same by virtue of the within Mortgage.

Witness my hand & seal this 4th day of February A.D. 1852.

In presence of
Nathl Searle

Earl P. Mason. (L.S.)

County of Providence ss. In the City of Providence on this 4th day of February A.D. 1852. Then personally appeared the above named Earl P Mason before me and acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Nathaniel Searle
Justice of the Peace.

N.B. The Mortgage transferred above is recorded in Book No 111. page 145

Recorded Feby 5. 1852. at 2. 20 o'clk P.M.

Witness

Albert Pabodie
City Clk

Know all men by these Presents

That I, Luke Green, of the City & County of Providence & State of Rhode Island in consideration of the sum of Four Thousand Five hundred Dollars to me in hand paid by the President, Directors & Company of the Weybosset Bank; an Institution incorporated & doing business in the City aforesaid, the receipt whereof I do hereby acknowledge, have given, granted, bargained & sold & hereby give, grant, bargain, sell, convey & confirm unto the said President, Directors & Company of the Weybosset Bank & their Successors & Assigns forever,

A certain Lot of Land situate on the Westerly side of the River in said City of Providence, bounded as follows, Easterly by Matthewson Street, Fifty feet, Southerly by Fountain Street, One hundred & twenty feet, Westerly by Calender Street Fifty feet & Northerly by Land of Sophia F Paine, One hundred & twenty feet, with all the Buildings & Improvements thereon.

To Have & to Hold the said demised premises with all the privileges and appurtenances thereof to them the Grantees aforesaid & their Successors & Assigns forever, to secure the payment of the principal & interest (if any) of a certain promissory Note of me the said Luke Green, of even date herewith, for the sum of Forty five hundred Dollars, payable to the said President, Directors & Company of the Weybosset Bank or their order, Six Months after date, & to secure the payment of all renewals of the same, with interest (if any) with irrevocable power to sell, convey & receive the proceeds of sale of said demised premises for the payment of said Note or any Renewals of the same or for the payment of any interest that may at any time be due thereon, if the same shall not be well & truly paid when severally due and payable. Provided the sale shall be at public Auction, after not less than thirty days notice thereof, & one weeks notice of any adjournment thereof, in some Newspaper of the said City of Providence, that the surplus of proceeds of sale if any, after the payment in full of said Note or any Renewal of the same, or of interest that may be due thereon & all expenses of the sale, shall be accounted for with me the said Luke Green. And if the said Note & Renewals of the same & any interest that may be due thereon, shall be well & truly paid when severally due thereon & payable, then this Deed shall be void & void, otherwise to be & remain in full force and effect.

And I, Emily C Green, Wife of the aforesaid Luke Green, for & in consideration of the sum aforesaid paid my said husband, do hereby Release, Release & forever Disclaim unto the Grantees aforesaid, their Successors & Assigns, all my Right & possibility of Dower and Power of Thirds in & to the aforedescribed premises.

Witness our hands and seals this Second day of February in the year of our Lord, One Thousand Eight hundred & fifty two (1852) the words "their Successors & Assigns being first interlined"

In presence of
Henry Martin. Witness to the Signature of Luke Green.
Wm H. Greene Witness to the Signature of Emily C Green

Luke Green. (L.S.)

Emily C. Green. (L.S.)

Providence County ss. In Providence this Fourth day of February A.D. 1852
Then Luke Green personally appeared before me & acknowledged the preceding Instrument by him signed, to be his free act and Deed.

Henry Martin
Justice of the Peace.

Recorded Feby 6. 1852. at 3. 20 o'clk P.M.

Witness

Albert Pabodie
City Clk

We hereby certify that this Mortgage Deed & Release were duly signed & sealed March 12, 1853

Wm C. Innman
Witness
Henry A. Williams

The State of Rhode Island and Providence Plantations.

Providence Sc. Supreme Court
September Term 1851.

Benjamin Cowell, ny. et al Complts
vs
John B Cowell, et al. Defts.

In Equity. Decree.

In this cause it appearing that on the twelfth day of March A.D. 1845. Martha Cowell of Providence, executed a Deed of Mortgage to Smith Merry, one of said Defts. to secure the payment of a Note of hand of that date for the sum of Five Thousand Dollars, of a certain Lot of Land & Buildings and Improvements thereon, situate in said Providence on South Main Street as described in said Deed of Mortgage & set forth in Complainants said Bill; & at the same time gave said Smith a power of Attorney to sell the same if said Note was not paid agreable to the terms thereof.

And it further appearing that

subsequently to the execution of said Mortgage. the said Complainants Others, to wit: the said John B Howell. the said Martha B Lippitt & Martha Walker became professed of said Mortgaged premises in fee simple by Deed of grant & conveyance from Maria P Howell, in manner & form more particularly set forth in their said Bill of Complaint. free from all incumbrances, except the said Mortgage upon the interests of the said Martha therein: And it further appearing that the said Smith Merry did advertise & did sell pursuant to said power on the Eighth day of February A.D. 1850, all said Martha's right, title & interest in said Mortgaged premises to said John B Howell at public Auction. he being the highest bidder. for the sum of Seven Thousand & six hundred Dollars as alleged & charged in Complainants said Bill.

And it further appearing that the said John B & Smith made no answer to the charges & allegations set forth in complainants said Bill or filed any plea or demurrer. although Governed & notified so to do according to the rules of said Court. the subpoena in said cause having been served on the twenty second day of November A.D. 1850 & the Defts having failed to answer:— that thereupon said Court did grasp an interlocutory decree that the complainants said Bill of Complaint & all the charges & allegations therein contained should be taken as confessed & true, & thereupon said Court did order said Bill of Complaint to be sent to John P Knowles, Master in Chancery, duly appointed by said Court, together with all the exhibits & proofs, to ascertain according to the rules of Equity, the amount due on said Note & Mortgage.

And the said Master after a hearing of the parties, did make his Report to said Court & did report that there was due on said Note & Mortgage, the sum of Four Thousand Nine hundred & sixty Dollars & sixty five cents. (4960.65) on the Eighth day of February A.D. 1850, the day of sale as aforesaid, & the said Report having been accepted & established by said Court:

Whereupon it is now ordered, adjudged & decreed that the said John B Howell be & he is hereby ordered forthwith to fulfil his contract in the purchase of said premises

That the said Smith Merry be ordered & directed forthwith to cancel said Mortgage Deed in the Records of land conveyances in the City of Providence, as by law mortgages on Land are required to be cancelled & discharged on full payment & satisfaction for money due thereon.

And it is further ordered, adjudged and decreed that the said John B Howell & the said Smith Merry, after deducting the amount found due by said Master in Chancery on said Note & Mortgage from the sum for which said premises were bid off & sold to said John B Howell at said auction, pay over to said Elizabeth H Howell & Sally B Wilcox, two fifths of the balance then remaining, to wit; one fifth, being five hundred twenty seven Dollars & eighty seven cents to said Elizabeth H Howell, & one fifth being five hundred twenty seven Dollars & eighty seven cents to Sally B Wilcox, together with interest on said two fifths from the said Eighth day of February A.D. 1850 until the same is paid. Together with all costs of suit to be taxed by the clerk. the said Elizabeth H & Sally B being legal owners of two fifths of the premises sold as aforesaid, & as such owners entitled to said respective sums. And it is ordered that said sums, interest & costs be paid as aforesaid, within Sixty days from the rendering of this decree & in default thereof that the said Elizabeth H & Sally B. severally have their Writs of Execution in due form of law against the said John B Howell and Smith Merry. To be entered as the decree of the Court

R. W. G C. J. S. C.
Levi Hale Just. Sup. Court
Geo A Brayton Just S. Court

Oct 20/51.

A true Copy. attest. Edwin Metcalf. Clerk.

Recorded Feby 9. 1852. at 3.40 o'clk P.M.
Witness Albert Pabodie
City Clk

Having received pay for the Note within named & do duly cancel & discharge this Mortgage Deed Dec 10 1852
Witness & Sworn to before me by S.S. Clarke
Albert Pabodie

It is understood that the Lease for the Lot herein described is renewable once in Ten years forever & it is so provided for in the Lease of Wm Thayer Trustee referred to within. And if the parties then in interest cannot agree on the Rent for the second term of ten years, it shall be fixed by three disinterested men one to be chosen by each of the parties & the third by the two thus chosen & so for each succeeding term of ten years.

Signed & sealed in presence of
Edward A Pabodie Charles Potter.

Know all men by these Presents. That I Franklin White of Providence, in consideration of One Dollar paid me by Ebenezer Kelley of said Providence, do hereby grant, assign, transfer and set over to the said Ebenezer Kelley, his Heirs & Assigns, the within described premises. For & during the remainder of the term therein mentioned.

To Have & to Hold the same with the privileges & appurtenances thereof, to the said Ebenezer Kelley, his Executors, Administrators & Assigns, in as ample a manner as the same is conveyed to me or as I might hold & enjoy the same by the within Lease. he the said Ebenezer Kelley, his Executors, Administrators & assigns, paying and performing the Rents & Covenants therein required of me.

In Witness whereof, I have hereunto set my hand and seal, this First day of December A.D. Eighteen hundred and forty five (1845)

Signed, Sealed & delivered in presence of
Nath' Searle Franklin White.

Prov Ss. Prov Dec 2. 1845. Then personally appeared the above named Franklin White before me & acknowledged the above transfer by him signed, to be his free Act and Deed.

Nathaniel Searle
Public Notary.

N.B. The Lease referred to above is recorded in Book No 91. pages 223. 4. & 5.

Recorded Feby 11. 1852. at 12.50 o'clk P.M.
Witness Albert Pabodie
City Clk

Know all men by these Presents.

That We, Jeremiah O Neal and Ann O Neal, Wife of the said Jeremiah, in the City & County of Providence, in consideration of Five hundred Dollars paid us by Ambrose Clark & George L Clark, both of said City, the receipt whereof We do hereby acknowledge, give, grant, bargain & convey unto them the said Ambrose & George L. their Heirs & Assigns forever. in fee simple,

A certain Lot of Land in the Northerly part of said City, being Lot Number forty seven purchased of Edmund A Nichols.

To Have & to Hold said Lot with the privileges & appurtenances thereunto belonging to them the said Ambrose & George L. their Heirs and Assigns forever. And the same to them will forever warrant & defend against the lawful claims of all persons.

The condition of this Mortgage Deed is, that if the above named Jeremiah & Ann, their heirs, executors, administrators and assigns, or any one for them shall well & truly pay a certain promissory Note of Five hundred Dollars, bearing even date of this Deed, & given for the same sum, in one year after date and interest, then in that case this Deed shall

be Null and Void, otherwise to be and remain in full force. And it is expressly agreed between the parties that if the interest is not paid annually, the interest is annually to become principal & be added thereto, & interest on the principal until paid.

Given under our hands & seals, at Providence aforesaid, this 10th day of December A.D. 1851.

Signed, sealed and delivered in presence of Albert Pabodie. Witness to both

Jeremiah x O. Neal. (L.S.)

Ann x O. Neal. (L.S.)

Providence Sc. In the City of Providence Feby 11. 1852.

Before me personally appeared Jeremiah O Neal & acknowledged the within Instrument by him signed to be his free Act and Deed.

And at the same time appeared Ann O Neal the Wife of Jeremiah O Neal being examined separate & apart from her husband & having this Deed explained to her, acknowledged the same to be her free Act & Deed, & that she did not wish to retract the same.

Albert Pabodie, City Clerk

Recorded Feby 11. 1852, at 3.35 o'clk P.M.

Witness Albert Pabodie City Clk

Know all men by these Presents,

That I, Willard Sayles, for & in consideration of the sum of Forty Dollars to me in hand paid by Martha G Opp of Providence, in the State of Rhode Island (the receipt whereof is hereby acknowledged, have granted, bargained, sold, assigned & set over & by these Presents do grant, bargain, sell, assign & set over unto the said Martha, her Successors & Assigns forever, the within Deed of Mortgage & all my right & title therein together with the original Note for which said Mortgage was given.

To Have & to Hold the premises hereby assigned unto her the said Martha her Successors & Assigns, subject to the Right of Redemption of Edward Mc Opp.

Witness my hand & seal this 12th day of Feb A.D. 1852.

Signed, sealed & delivered in presence of Albert Pabodie

Willard Sayles. (L.S.)

Prov Sc. In Providence Feby 12. 1852. personally appeared Willard Sayles & acknowledged the above transfer to be his free Act and Deed.

Albert Pabodie, City Clk

Know all Men, That I, Jane A. Opp, Wife of Edward Mc Opp, the mortgagor named in the annexed Deed of Mortgage given by him to Willard Sayles, & by said Sayles assigned to Martha G Opp, for and in consideration of One Dollar to me paid by the said Martha, I do hereby Remise, Release & forever Quitclaim to the said Martha G Opp, her Heirs & Assigns, all my Right of Dower & Power of Thirds in & to the premises within described and granted.

Witness my hand & seal; at Providence, February 12. 1852.

In presence of G. A. Williamson, Albert Pabodie

Jane A. Opp. (L.S.)

Providence Sc. In the City of Providence February 12. A.D. 1852.

Personally appeared before me Jane A. Opp, Wife of Edward Mc Opp, and being examined separate & apart from her husband & having the above Release of Dower explained to her, she declared & acknowledged the same to be her free Act and Deed & that she did not wish to retract the same.

Albert Pabodie, City Clk.

N.B. The Mortgage referred in the preceding conveyance is recorded in Book No 125 page 209, in this Office.

Recorded Feby 12. 1852, at 2.40 o'clk P.M.

Witness Albert Pabodie City Clk

Know all men

That I, William Morris the within named Mortgagee, for & in consideration of the sum of One hundred & seventy five Dollars to me paid by John D Willey of the within named Providence, the receipt whereof I hereby acknowledge, do hereby grant, assign, transfer & make over to said John D Willey, his Heirs, Executors, Administrators & Assigns, All my right, title & interest in & to the within Mortgage Deed & the Note therein described & secured, & all my right, title & interest in & to the within described premises, hereby deputing & appointing the said John D Willey, his Executors, Administrators & Assigns to be the true & lawful Attorney or Attorneys of me, with all & every power of acting in the name, place & stead of me, given & granted unto me, in & by the within Mortgage Deed, which I can lawfully exercise or delegate.

In testimony whereof I have hereunto set my hand and seal, this Twelfth day of February A.D. Eighteen hundred and fifty two.

In presence of Stephen Martin

William Morris. (L.S.)

Providence Sc. In the City of Providence February 13th A.D. 1852.

Personally appeared William Morris Subscriber to the above Instrument of Transfer & acknowledged the same to be his free Act and Deed.

Before me, Stephen Martin, Justice of the Peace

N.B. The Mortgage transferred above is recorded in Book No 116 page 221.

Recorded Feby 13. 1852, at 4 o'clk P.M.

Witness Albert Pabodie, City Clk

Know all men by these Presents.

That We. Albert Borren & Susan K Borren, his Wife, both of Warren, in the County of Bristol & State of Rhode Island, in consideration of Five Thousand five hundred Dollars to us paid by Arba B Dike of the City & County of Providence, in the State aforesaid, do hereby grant, bargain, sell & convey, remise, release and forever quitclaim unto the said Arba B Dike, his Heirs & Assigns,

All of our & each of our right, title and interest in & to One half, being the South half of a Lot of Land, with all the Buildings & Improvements thereon, situate on the Westerly side of Burgess in said City of Providence. The Estate hereby conveyed being the Southerly half of the Lot described in a Deed from Whipple Phillips to Rodolphus B Johnson, dated September 15th A.D. 1848, & recorded in the Records of Deeds in said City of Providence, in Book Number 112 page 140. Reference thereto being had for a full description. Meaning & intending hereby to convey to the said Dike, all the interest in said Estate conveyed to the said Susan K Borren by the said Johnson, by his Deed, dated February 24th A.D. 1851. & recorded in the Records aforesaid, in Book Number 123 page 65.

To Have and to Hold the same, with all the privileges and appurtenances thereto belonging, to him the said Arba B Dike, His Heirs and Assigns, to his and their use & behoof forever.

And We. the said Albert & Susan K Borren, for ourselves & for our Heirs, Executors & Administrators do hereby covenant with the said Arba B Dike, his Heirs & Assigns, that the premises are free from all incumbrances made or suffered by us, & that We will & our Heirs, Executors & Administrators shall warrant & defend the afore conveyed Estate to the said Dike, his Heirs & Assigns forever, against the lawful claims & demands of all persons claiming by, through or under us or either of us.

The condition of this Deed is such, that whereas We. the said Albert Borren & Susan K Borren have this day made & executed our joint & several promissory Note bearing even date herewith & made payable to him the said Arba B Dike, or order, in Two years after date with Interest for the sum of Five Thousand five hundred Dollars.

Now Therefore, if We, the said Albert or Susan K. or either of us, or our heirs, executors, administrators or assigns, or any other person for us or either of us, shall well & truly pay or cause to be paid at maturity, the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, otherwise shall be & remain in full force and effect.

Furthermore, We. the said Albert Borren & Susan K Borren do hereby constitute & appoint the said Arba B Dike, his Executors, Administrators & Assigns our true & lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation for us & in our Names, or in his or their Name or Names at any time in case default shall be made in the payment of said Note or of the Interest due thereon, & such default shall continue for the term of ten days, to sell at public Auction, all of our & each of our right, title & interest in & to the Premises aforesaid, or any part thereof, he or they first giving after the expiration of said term of ten days twenty days notice of such Sale in some one of the public Newspapers Journals printed in said City of Providence, and in our Names or in his or their Name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof, a good & sufficient Deed or Deeds of said premises or of any part thereof, so as to vest in such purchaser or purchasers a full & absolute Estate in fee simple therein, and on sale thereof (hereby giving & granting unto our said Attorney or Attorneys full power and authority to continue or adjourn such sale from time to time. We do authorize our said Attorney or Attorneys to receive from the purchaser or purchasers thereof, the amount the same may be sold for, and after the payment of all the expenses incident to such sale or sales,

Knowing, said Deed payment for the Note herein described. Hereby cancelled. Providence, Dec. 26. 1853.
This Mortgage Book. Arba B Dike
In presence of
A. N. Williamson

to apply and appropriate the residue thereof to the payment of the amount of principal and interest of said Note hereby secured, accounting to me the said Susan K Borren, my Heirs and Assigns for all sums over and above the amount thereof. We hereby ratifying, approving & confirming such sale or sales as may be made or caused to be made by virtue hereof.

Furthermore, it is agreed by & between the parties hereto, that the Grantor shall will keep & maintain Insurance on the Buildings on said premises in a sum not less than Three Thousand Dollars & will assign the policy or policies of such Insurance to the Grantee, & in default thereof it shall be lawful for the Grantee, his heirs, executors, administrators or Assigns to effect such Insurance, & the premium or premiums paid for effecting the same shall be a further lien upon said Mortgaged premises, added to the amount of said Note & secured by these Presents.

In testimony whereof, We have hereto set our hands & seals, this Seventeenth day of February A.D. Eighteen hundred and fifty two. (1852)

Signed, sealed and delivered in presence of
Willard Sayles

Albert K Borren. (L.S.)
Susan K. Borren. (L.S.)

Providence County Sc. Providence Feb 18th 1852. Then personally appeared before me the above named Albert Borren & acknowledged the above Instrument by him signed, to be his free Act & Deed. And also Susan K Borren & she being examined privily & apart from her said husband & having this Instrument shown & explained to her declared it to be her free Act & Deed & that she did not wish to retract the same.

Willard Sayles
Justice of the Peace.

Recorded Feby 18. 1852. at 3. 10 o'clk P. M.
Witness word "Newspapers" erased
Albert Pabodie City Clk

Know all men by these Presents,

That I. Horatio Barrett, of the City & County of Providence & State of Rhode Island, the Mortgagee named in a certain Mortgage Deed made & executed by Oliver H P James, of Delavan, Tazewell County & State of Illinois, bearing date February Twentieth A.D. 1852. for & in consideration of the sum of Twenty one hundred & fifty Dollars to me paid by Samuel James of said City of Providence, the receipt of which said sum is hereby acknowledged, have granted, sold, assigned, transferred & set over & do by these Presents, grant, sell, assign, transfer & set over, to him the said Samuel James, his Heirs & Assigns forever

The aforereferred to Mortgage Deed, the Note therein and thereby secured, & all my right, title & interest in & to the premises and estate described and conveyed in & by said Mortgage Deed.

To Have and to Hold the same with all the rights and privileges thereof, to him the said Samuel James, his Heirs and Assigns forever. But subject nevertheless to the Right and Equity of Redemption (if any there be) of the said Oliver H.P. James, his Heirs or Assigns.

And by virtue of the power given me, in and by said Mortgage Deed, I do hereby substitute & depute him the said Samuel James, his Executors, Administrators & Assigns, to be the true & lawful Attorney or Attornies of him the said Oliver H P James, with all & every power & authority of acting in the Name & stead of him the said Oliver H.P. James, granted to me, in said

Mortgage Deed, which I can lawfully convey and delegate.

In Witness whereof.
I have hereunto set my hand and seal, this twenty first day of February A.D. 1852.
Signed, sealed and delivered
in presence of
Henry Martin Horatio Babcock. (D)

Providence County ss. In Providence this twenty first day of February A.D. 1852.
Then Horatio Babcock personally appeared before me and acknowledged the
preceding Instrument by him signed, to be his free Act and Deed.
Henry Martin
Justice of the Peace.

N.B. The Mortgage transferred above is recorded on page 147 of this Book.

Recorded Feby 21. 1852. at 3.10 o'clk P.M.

Witness Albert Pabodie
City Clk

Know all men by these Presents,

That I, William O Cooke, the within named Mortgagee, in consideration of the sum of Five hundred & fifty Dollars to me paid by Brayton Gardner, of the City of Providence, the receipt whereof is hereby acknowledged, do by these Presents bargain, sell, assign, convey, set over & deliver to the said Brayton Gardner & to his Heirs & Assigns, all my Right, Title, interest, property, claim & demand, in & to the within Deed of Mortgage & the premises and promissory Note therein described.

To Have and to Hold the same with all the rights & privileges thereof, to him the said Brayton Gardner & to his Heirs & Assigns, in as full & ample a manner as I myself might hold & enjoy the same by virtue of said Mortgage.
Witness my hand and seal, this Feby 27. 1852.

In presence of
Nathaniel Searle W. O. Cooke. (Seal)

County of Prov ss. In Providence on this 27. 1852.
Then the within named William O Cooke acknowledged the within transfer by him signed, to be his free Act and Deed.
Before me. Nathaniel Searle
Justice of the Peace.

N.B. The Mortgage transferred above is recorded in Book 125 page 237.

Recorded Feby 27. 1852. at 10.40 o'clk A.M.

Witness Albert Pabodie
City Clerk

We, Arthur M Kimball & Mary Kimball Wife of the said Arthur M. in right of the said Mary, as one of the heirs at law of Andrew Angell, late of said North Providence, deceased, in consideration of Five hundred Dollars to us paid by Waterman B Angell, of said North Providence, the receipt whereof is hereby acknowledged, do by these Presents bargain, sell, assign, convey, set over & deliver to the said Waterman B Angell & to his Heirs & Assigns forever. All our right, title, interest, property, claim & demands in & to the within Deed of Mortgage and the premises and promissory Note therein described.

To Have and to Hold the same, with all the rights & privileges thereof, to him the said Waterman B Angell, & to his Heirs & Assigns forever.

Witness our hands and seals, on this 26 day of February A.D. 1852.

In presence of
Nathaniel Searle Arthur M. Kimball. (Seal)
Mary Kimball. (Seal)

County of Providence ss. In the City of Providence this 27 day of February A.D. 1852.
Then personally appeared Arthur M Kimball before me and acknowledged the within Transfer, by him signed, to be his free Act and Deed. And at the same time & place personally appeared Mary Kimball, Wife of the said Arthur M Kimball & was examined by me privately & apart from her said husband & after having had said Transfer shown & explained unto her by me, she acknowledged unto me, that she understood the same, that it was her free Act and Deed, & she declared unto me that she signed the same voluntarily, & that she did not wish to retract the same.
Nathaniel Searle
Justice of the Peace.

N.B. The Mortgage transferred above is recorded in Book No 78. page 20

Recorded Feby 27. 1852. at 11¼ o'clk A.M.

Witness Albert Pabodie
City Clk

Know all men by these Presents. That I, Sterns Hutchins, Mortgagee within named, in consideration of the sum of Four hundred & fifty Dollars received to my full satisfaction of Franklin H Richmond of said Providence, do hereby bargain, sell, assign & convey to said Franklin H Richmond, his heirs & assigns, all the right, title & interest, which I have by virtue of the within Deed of Mortgage to the Estate therein described & the debt thereby secured.

To Have & to Hold the same to him the said Franklin H Richmond, his heirs, executors, administrators & assigns forever. And I hereby substitute the said Franklin H Richmond, his heirs, executors, administrators & assigns to all the rights, powers & privileges conveyed & granted to me by said Mortgage Deed & the power thereto annexed to be held, enjoyed & exercised by him & them, in the same manner & with the same effect as they are now held & enjoyed & may be exercised by me. In testimony whereof, I have hereto set my hand & seal this twenty eighth day of February 1852.
Executed in presence of Samuel J Foster Sterns Hutchins. (Seal)

Providence Sc. In Providence this 28 day of February 1852, personally came Sterns Hutchins and acknowledged the foregoing transfer by him signed to be his free Act and Deed.
Before me J. R. Jenckes. Just Peace.

NB. The Mortgage transferred above is recorded in Book No 125 page 34

Recorded Feby 28. 1852. at 3¼ o'clk P.M.
Witness Albert Pabodie
City Clk

Know all men by these Presents,

That We, Arthur M Kimball & Mary Kimball, Wife of the said Arthur Mc ~~Kimball~~ in right of the said Mary as one of the Heirs at Law of Andrew Angell, late of said North Providence, in Consideration of the sum of Five hundred Dollars to us paid by Waterman D Angell of said North Providence, the receipt whereof is hereby acknowledged, do by these Presents, bargain, sell, assign, convey, set over and deliver to the said Waterman D Angell & to his Heirs & Assigns, All our right, title, interest, property, claim and demand in & to the within Deed of Mortgage & the premises & promissory Note therein described. To Have & to Hold the same with all the rights & privileges thereof, to him the said Waterman D Angell, his Heirs & Assigns forever.

Witness our hands & seals, on this 26. day of February A.D. 1852.

Executed in presence of
Nathaniel Searle

Arthur M. Kimball. (L.S.)

Mary Kimball. (L.S.)

County of Providence SS. In the City of Providence on this 27 day of February A.D. 1852. Then personally appeared Arthur M Kimball before me & acknowledged the within Transfer by him Signed, to be his free Act & Deed. And at the same time & place personally appeared Mary Kimball, Wife of the said Arthur M Kimball & was examined by me privily & apart from her said husband & after having said Transfer shewn & explained unto her by me, she acknowledged unto me that she understood the same, that it was her free Act and Deed, & she declared unto me that she signed the same voluntarily & that she did not wish to retract the same.

Nathaniel Searle
Justice of the Peace.

N.B. The Mortgage transferred above is recorded on page 112 of this Book

Recorded March 1. 1852. at 11½ o'clk A.M.

Witness "Kimball" cancel

Albert Pabodie
City Clk

Know all men by these Presents

That I, Sarah Crofman, formerly of Providence in the State of Rhode Island, now of Westport, in the State of Massachusetts, in consideration of Fifteen hundred and thirty Dollars paid me by George W Payton, of the said City of Providence, hereby grant, bargain, sell & assign to him, the said George W Payton, his Heirs, Executors, Administrators & Assigns, All my right, title & interest in and to the Lot of Land in said City of Providence, with all the Buildings and Improvements thereon, which was Mortgaged to me by George Baverly, by Deed dated on the fifth day of Novemba A.D. 1849 and recorded in Book Number 119 page 35, of the Records of Deeds in said Providence. And also all my right, title & interest in & to the promissory Note mentioned & secured by said Mortgage Deed. To Have & to Hold the same to him the said George W Payton, his heirs, executors, administrators and assigns.

In Witness whereof, I have hereto set my hand & seal, this Second day of March A.D. 1852.

Sarah Crofman. (L.S.)

In presence of
Willard Sayles

Byher Attorney
Abraham Macomber

Providence SC. Providence March 2d. 1852.

Personally appeared before me, the within named Abraham Macomber, Attorney of Sarah Crofman & acknowledged this Deed by him signed, to be his free Act and Deed.

Willard Sayles
Justice of the Peace

Recorded March 2. 1852 at 10 o'clk A.M.

Witness Albert Pabodie
City Clk

Know all men by these Presents

That I, Sarah Crofman of Westport in the State of Massachusetts, widow, in consideration of One Dollar to me paid by George W Payton, of the City of Providence, in the State of Rhode Island, the receipt whereof is hereby acknowledged, do hereby assign, transfer & set over to him the said George W Payton, his Heirs & Assigns

All my right, title & interest in & to the Real Estate Mortgaged by Amos Fletcher to John F Pitts by Deed dated November 2. 1846 & recorded in the Record of Deeds in said Providence, in Book Number 104, page 78, & by said Pitts transferred to me under the Name of Sarah Reynolds by Deed, dated September 28. 1848 & recorded in said Records in said Book No 104 page 78. And also all my right, title & interest in & to the Real Estate mortgaged by the said Amos Fletcher to me the said Sarah Crofman by Deed dated June 27. 1846 & recorded in said Records in Book Number 100 page 159, together with all my right, title & interest in & to each & both of the debts secured by said Mortgage Deeds.

To Have and to Hold the same to him the said George W Payton, his Heirs & Assigns forever.

Witness my hand and seal, this Second day of March A.D. Eight een hundred and fifty two (1852)

Signed, sealed and delivered in presence of
Willard Sayles

Sarah Crofman. (L.S.)
Byher Attorney
Abraham Macomber.

Providence SC. Providence March 2d. 1852.

Then personally appeared before me, the within named Abraham Macomber, Attorney of Sarah Crofman, and acknowledged this Instrument by him signed, to be his free Act and Deed.

Willard Sayles
Justice of the Peace

Recorded March 2. 1852 at 10 o'clk A.M.

Witness Albert Pabodie
City Clk

Know all men by these Presents

That I. Brayton Gardner the present Mortgagee of the annexed Mortgage, by virtue of an assignment made by Wm C Cook & recorded in Book No 127 page 282. in the City Clerks Office. Providence, in consideration of Five hundred & fifty Dollars to me paid by Alden & Pray of Providence the receipt whereof is hereby acknowledged, do by these Presents bargain, sell, assign & convey, set over & deliver to the said Alden & to his Heirs and Assigns

All my right, title, interest, property, claim & demands in & to the annexed deed of Mortgage which is recorded in Book No 125 page 237 in said Office, & the premises & promissory Note therein named

To Have and to Hold the same with all the rights & privileges thereof to him the said Alden & Pray, his Heirs and Assigns forever, in as full & ample manner as I myself might hold & enjoy the same by virtue of said Assignment

In Witness whereof, I hereto set my hand and seal

March 4. 1852.
In presence of
Albert Pabodie

Brayton Gardner. (L.S.)

Providence Sc. In the City of Providence March 4. 1852.
Personally appeared Brayton Gardner and acknowledged the within transfer to be his free Act and Deed.
Albert Pabodie, City Clk.

Recorded March 4. 1852. at 5.35 o'clk P. M.

Witness Albert Pabodie City Clk

Know all Men by these Presents. That I. Edmin H. Harris the Mortgagee within named, for & in consideration of the sum of Fifteen hundred Dollars to me paid by Thomas Maguire of North Providence, the receipt whereof is hereby acknowledged, do by these Presents Remise, Release forever Quitclaim to the said Thomas Maguire & to his heirs & assigns forever, all my right, title, interest, property, claim & demand in & to the within Deed of Mortgage & the premises & promissory Note therein described. To Have & to Hold the same with all the rights & privileges thereof to him the said Thomas Maguire & to his heirs & assigns forever in as full & ample a manner as I myself might hold & enjoy the same by virtue of the within Deed of Mortgage.

In Witness whereof, I have hereunto set my hand & seal & seal on this Sixteenth day of December A.D. One Thousand Eight hundred & fifty one. (1851)

Signed, sealed and delivered
in presence of
Nathaniel Searle

Edmin H. Harris. (L.S.)

County of Providence Ss. In the City of Providence on this 16th day of December A.D. 1851.
Then personally appeared the above named Edmin H. Harris before me and acknowledged the preceding Instrument by him signed, to be his free Act & Deed
Nathaniel Searle
Justice of the Peace.

N.B. The Mortgage transferred above is recorded in Book 114. page 230

Recorded March 16. 1852 at 10 3/4 o'clk A. M.

Witness Albert Pabodie City Clk

Know all men

That I. Pardon A. Phillips, Mortgagee within named, for and in consideration of Seven hundred Dollars to me paid by Augustus Thurston of Providence, the receipt of which I acknowledge, I do hereby bargain, sell, assign & transfer to said Thurston, all my right, title, interest, claim & demand in & to the Mortgage, the promissory Note secured thereby & all monies due or to be due thereon. To Have and to Hold the said Mortgaged premises for himself, his heirs & assigns forever in the same manner as I might hold & enjoy under and by virtue of this Mortgage Deed.

In Witness Whereof, I have hereunto set my hand & seal July 17. 1849.

In presence of
Albert Pabodie

Pardon A. Phillips. (L.S.)

Providence Sc. In the City of Providence July 17. 1849. Then appeared Pardon A Phillips before me & acknowledged the above transfer to be his free Act and Deed.
Albert Pabodie City Clk.

N.B. The Mortgage referred to above is recorded in Book 96. page 183.

Recorded March 23. at 6.25 o'clk P. M.

Witness Albert Pabodie City Clk

Know all men by these Presents.

That I. Gardner Pierce, the Mortgagee within named, for & in consideration of Five hundred & fifty Dollars to me paid by Benjamin B Chace, of the City & County of Providence & State of Rhode Island, the receipt whereof I hereby acknowledge, do hereby grant, assign, transfer & make over to said Benjamin B Chace, his heirs, executors, administrators & assigns, the within described premises & all my right, title & interest therein

To Have & to Hold the same to him the said Benjamin B Chace, his Heirs, executors, administrators & assigns, forever, in as ample manner as I, the said Gardner Pierce might hold & enjoy by virtue of the within Mortgage Deed & not otherwise.

And I the said Gardner Pierce for myself, my heirs, executors & administrators covenant & agree to & with said Benjamin B Chace, his heirs, executors & administrators & assigns, that I have good right to assign said premises as aforesaid & that he, the said Benjamin B Chace may hold & enjoy the same (subject however to the right of redemption as by law in such cases is provided) against the lawful claims of all persons claiming by, through or under me.

In Witness whereof, I have hereunto set my hand & seal, this Sixteenth day of March, in the year of our Lord, Eighteen hundred and fifty two.

Signed, sealed & delivered in presence of
Robert Knight

Gardner Peirce. (L.S.)

Providence Sc. In the City of Providence March 23. A.D. 1852.
Then personally appeared the aforenamed Gardner Pierce & acknowledged the above written Instrument by him subscribed, to be his free Act and Deed
Before me, Robert Knight. Justice of the Peace

N.B. The Mortgage transferred is recorded on page 53. of this Mortgage.

Recorded March 23. 1852. at 6. 35 o'clk P. M.

Witness Albert Pabodie City Clk

Know all men by these Presents.

That I. Edmin H Harris. the Mortgagee named in the within Deed of Mortgage. for and in consideration of the Sum of Twenty five hundred Dollars to me paid by the President Directors & Company of the Wrentham Bank. a Bank located in Wrentham, in the State of Massachusetts. the receipt whereof is hereby acknowledged, do by these Presents bargain, sell, assign, convey, set over and deliver to the said President, Directors &c. of the Wrentham Bank. all my right, title, interest, property, claim & demands in & to the within Deed of Mortgage & to the premises & promissory Note therein described. To Have and to Hold the same, with all the rights & privileges thereof, to the said President, Directors &c of the Wrentham Bank, & to their Successors & assigns, in as full & ample a manner as I myself might hold & enjoy the same by virtue of the within Deede of Mortgage.

In Witness whereof, I have hereunto set my hande and seale, on this Twenty Fourth day of March A.D. One Thousand, Eight hundred and fifty two.

In presence of
Nathaniel Searle

E. H. Harris

County of Providence ss. In the City of Providence on this 24 day of March A.D 1852.
Then personally appeared the within named Edmin H Harris before me, and acknowledged the within Transfer by him signed to be his free Act & deed.

Nathaniel Searle
Justice of the Peace.

N.B. The Mortgage transferred above is recorded in Book 104. page 59.

Recorded March 24. 1852. at 12. 20 oclk P. M.

Witness Albert Pabodie
City Clk

Know all men by these Presents.

That I. James E Butts Junior, of the City and County of Providence, in the State of Rhode Island. for & in consideration of the sum of Two Thousand Dollars. to me paid by James E Butts, of said City of Providence. the receipt of which said sum is hereby acknowledged, have given, granted, sold, assigned, transferred & set over & doby these Presents give, grant. bargain, sell, assign, transfer & set over to him the said James E Butts his Heirs, executors, administrators & assigns, forever.

All my right, title & interest. the same being the One undivided Eighth part, in & to that certain Estate, with all the Buildings & Improvements thereon, situate on both sides of Codding Street, in the Westerly part of said City of Providence & more armed, held & occupied by the High Street Furnace Company, which Company is now composed of Isaac H Holden. Garden A Holden. Charles G Arnold & me, the said James E Butts Junior. For the boundaries of said Estate reference may be had to a Deed made & executed by the aforenamed Isaac H Holden to me the Grantor bearing date April 21. A.D 1849. & which said Deed is on Record in the City Clerks Office in said Providence in Book 117. of the Records for Deeds page 20.

Also in & to any & all other Real Estate whether situate in said City of Providence or elsewhere now armed by said High Street Furnace Company, or in or to which they have an Interest. And also in & to all the Machinery. Patterns. Tools. Implements and apparatus of every Name or description. Stock on hand manufactured

Having received Payment in full for the Note within named, I do hereby cancel & discharge this Mortgage Deed. Witness my Hand & Seal June 28 1852
In Presence of Albert Pabodie
Isaac H Holden

(word "Continue" erased & the words "suspend" & "suspension" substituted by J.E.B.)

as in the process of manufacture. Stocks & Property including Bank. Rail Road and similar Stocks of every kind, name and description and wheresoever or however the same may be situate, of or belonging to the said High Street Furnace Company & including therewith all sums of Money due owing or payable to said Company from any person or persons, Firms Companies or Corporations, together with my Interest in & to all & every evidence of such Indebtedness.

To Have and to Hold the same with all & singular the rights, privileges and appurtenances thereof or thereunto appertaining to him the said James E Butts. his heirs, executors, administrators & assigns forever.

And I. E Emma Butts. Wife of the aforenamed James E Butts Junr. for & in consideration of the sum paid as aforesaid. do hereby Release and forever Quitclaim unto him the said James E Butts. his Heirs, executors, administrators & assigns forever. all my Right of Dower & Power of Thirds in & to the aforegranted Premises.

Provided Always this Deed is upon this express condition. That Whereas I. the aforenamed James E Butts Junr. have this day made & executed my certain negotiable promissory Note, bearing even date herewith and made payable to him the said James E Butts or order in Six Months after date with interest for the sum of Two Thousand Dollars.

Now therefore, if I. the aforenamed James E. Butts Junr; or my heirs, executors or administrators or any other person for me or them, shall well & truly pay or cause to be paid, the aforenamed Note at its maturity, together with the interest thereon, then this Deede is to be void, but otherwise to be & remain in full force and effect.

Furthermore, I. the aforenamed James E Butts Junr. do hereby constitute & appoint the aforenamed James E Butts. his executors, Administrators & Assigns my true Lawful Attorney or Attorneys, irrevocable, with full power of substitution and of revocation. for me in my Name or in his or their Name or Names. at any time in case default shall be made in the payment of said Note, & such default shall continue for the term of Ten days, to sell at public Auction, my Interest as aforesaid in & to said Real & Personal Estate. he or they first giving (after the expiration of said term of ten days) twenty days notice of such Sale in some one of the public Newspapers printed in said City of Providence, in my Name or in his or their Name or Names to make, execute, seale, acknowledge & deliver to the purchaser or purchasers thereof, a good and sufficient Deed or other Conveyance thereof, as shall vest in such purchaser or purchasers as full & perfect a title thereto as is hereby conveyed, and on sale thereof. Hereby giving & granting unto my said Attorney or Attorneys full power & authority to adjourn & ~~continue~~ said sale from time to time) I do authorize my said Attorney or Attorneys to receive of & from the purchaser or purchasers thereof. the amount the same shall be sold for. & after the payment of all the expenses incident to such sale to apply & appropriate the residue thereof to the payment of the amount due on said Note hereby secured. and accounting to me my heirs or assigns for all sums over & above the amount thereof. I hereby ratifying & confirming such sale as may be made or caused to be made by virtue hereof.

In testimony whereof, We have hereunto set our hands & seals. this Ninth day of February, in the year of our Lord. One Thousand eight hundred & fifty two. (1852)

Signed, sealed & delivered in presence of
Henry Martin. Witness to the signature of
James E Butts Jr. Isaac Butts Interlpts
by A.P.
signature of E Emma Butts

James E Butts Jr.

E Emma Butts.

Providence County ss. In Providence this twenty fifth day of March A.D 1852.
Then James E Butts Jr. personally appeared before me & acknowledged the preceeding Instrument by him signed. to be his free Act & deed. Henry Martin. Justice of the Peace.

Recorded March 27. 1852, at 11.50 oclk A.M.

Witness Albert Pabodie City Clk

To all persons to whom these Presents shall come

William Morgan. of the Cetty and County of Providence in the State of Rhode Island & Providence Plantations. Guardian of the person & estate of Abel W. Tripp. a minor & son of Abiel Tripp, late of said Providence deceased. Send Greeting.

Whereas by an order of the Municipal Court of the Cetty of Providence made on the Twenty Fourth day of February A.D. Eighteen hundred & fifty two. the said William Morgan in his Capacity of Guardian as aforesaid was dethroned and empowered by said Court to Mortgage all the right, title & interest of said Minor in & to the Real Estate hereinafter described: and whereas the said William Morgan has given bond according to Law & as required by said Municipal Court.

Now Know Ye. that I. the said William Morgan. in my capacity of Guardian as aforesaid by virtue of the power & authority given me as aforesaid. & in consideration of the sum of Five hundred & twenty Five Dollars to me paid by Joseph Le Meigs of Rochester in the Commonwealth of Massachusetts (the receipt whereof I do hereby acknowledge), do hereby give, grant, bargain, sell & convey unto the said Joseph Le Meigs. his Heirs & Assigns Forever

All the right, title and interest of the said Minor in & to certain Real Estate of which Abiel Tripp. Father of said Minor, died seized situate in said Cetty of Providence at the junction of Hope Street and Sheldon Street, being the same Real Estate which was conveyed to said Abiel Tripp by Deed. dated January Twenty second A.D. Eighteen hundred & thirty six. and recorded in Book No Sixty six. Page three hundred & sixty. of the Records of said Cetty of Providence for recording Deeds. to which said Deeds reference is made for a more particular description of said premises, with all the privileges and appurtenances thereto belonging.

To Have & to Hold the above granted premises to him the said Joseph Le Meigs, his Heirs. Executors. administrators and Assigns. in Trust for the uses and purposes following & for none other: Viz. to sell & dispose of the same at public Auction & the proceeds after deducting the expenses of said sale & the expense of keeping suitable Insurance on said Estate, should the same have been paid by said Meigs. to apply & appropriate to pay a certain promissory Note. bearing even date with this Instrument. signed by me in my capacity of Guardian. & payable to said Meigs or order. out of the Estate of said Minor. for the sum of Five hundred & twenty five Dollars. four years after date with Interest payable annually. & to account for the surplus with the legally appointed Guardian of said Minor. unless he shall then be of full age, & in that case, with said Minor himself. Provided that said sale shall not be made until after said Note, or the interest or some portion thereof shall have become due & unpaid, nor until the same shall have been advertised for the space of thirty days in some Newspaper published in the Cetty of Providence. And in case said Note & the Interest thereon are paid according to the terms & effect thereof. & the expense of Insurance if any, incurred by said Meigs, then said sale shall not be made at all. but this Instrument shall be void & void: otherwise to remain in full force & effect.

And in case the premises above named are not kept suitably insured. for the benefit of said Meigs by said Minor or his Guardian, then said Meigs shall have the right to obtain such Insurance & the expenses thereof shall be a lien on said premises & be secured in this Instrument as a Mortgage Claim thereon.

And I. the said William Morgan. for myself, my executors & administrators do covenant with the said Joseph Le Meigs, his Heirs. Executors. Administrators and Assigns. that in making this Mortgage I have in all things observed the rules and directions of the law of the Municipal Court, and that I will my heirs shall warrant & defend the above granted premises to him the said Meigs against the lawful claims & demands of the said Minor & his heirs & all persons claiming the same by through or under him or either of them.

Recorded April 5. 1852. at 1 o'clock P.M.

Witness Albert Pabodie City Clk

Signed, sealed & delivered in presence of Benj. N. Trapham

William Morgan. (L.S.) Guardian

Providence Sc. Providence April 5. 1852. Then the above named William Morgan who signed sealed the aforegoing Instrument in his capacity of Guardian of Abel W. Tripp. personally appeared & acknowledged the same to be his free Act and Deed.

Before me Benj. N. Trapham Jr. Public Notary.

Recorded April 5. 1852. at 1½ o'clock P.M.

Witness (word "at" erased) Albert Pabodie City Clk

Know all Men by these Presents.

That Whereas I. Sophia Bliven of the Cetty & County of Providence in the State of Rhode Island did on the thirty first day of March A.D. Eighteen hundred & fifty two, make, sign and deliver to Christopher Alexander of said Providence. a certain Instrument of Writing purporting to be a power of Attorney for purposes therein mentioned.

Now Therefore I. the said Sophia Bliven do hereby revoke said Power given as aforesaid and do declare that all & any Act or Acts done by the said Alexander or caused to be done are and shall be void ab initio. as said power was procured by said Alexander from me by fraudulent & unfair means.

In testimony whereof. I have hereunto set my hand and seal, this Fifth day of April A.D. Eighteen hundred and fifty two.

Signed, sealed & delivered in presence of Eliza S. Potter

C. Sophia her ✕ mark Bliven. (L.S.)

Providence Sc. In the Cetty of Providence this Fifth day of April A.D. Eighteen hundred & fifty Then Sophia Bliven personally appeared before me & acknowledged the above Instrument by her signed, to be her free act & deed.

C.D. Tinton. Justice of the Peace.

Recorded April 5. 1852, at 2.50 o'clk P.M.

Witness Albert Pabodie City Clerk

Know all Men by these Presents, That I. Sophia Bliven of the Cetty & County of Providence in the State of Rhode Island & Providence Plantations. for & in consideration of the sum of Five hundred & twenty five Dollars to me paid by Joseph Le Meigs of Rochester in the Commonwealth of Massachusetts (the receipt whereof I do hereby acknowledge), do hereby give, grant, bargain, sell & convey unto the said Joseph Le Meigs. his Heirs & Assigns Forever

All the right, title and interest of the said Sophia in & to certain Real Estate of which Abiel Tripp. late husband of said Sophia. died seized situate in said Cetty of Providence at the junction of Hope Street and Sheldon Street, being the same Real Estate which was conveyed to said Abiel Tripp by Deed. dated January Twenty second A.D. Eighteen hundred & thirty six. and recorded in Book No Sixty six. Page three hundred & sixty. of the Records of said Cetty of Providence for recording Deeds. to which said Deeds reference is made for a more particular description of said premises, with all the privileges and appurtenances thereto belonging.

To Have & to Hold the above granted premises to him the said Joseph Le Meigs, his Heirs. Executors. administrators and Assigns. in Trust for the uses and purposes following & for none other: Viz. to sell & dispose of the same at public Auction & the proceeds after deducting the expenses of said sale & the expense of keeping suitable Insurance on said Estate, should the same have been paid by said Meigs. to apply & appropriate to pay a certain promissory Note. bearing even date with this Instrument. signed by me in my capacity of Guardian. & payable to said Meigs or order. out of the Estate of said Minor. for the sum of Five hundred & twenty five Dollars. four years after date with Interest payable annually. & to account for the surplus with the legally appointed Guardian of said Minor. unless he shall then be of full age, & in that case, with said Minor himself. Provided that said sale shall not be made until after said Note, or the interest or some portion thereof shall have become due & unpaid, nor until the same shall have been advertised for the space of thirty days in some Newspaper published in the Cetty of Providence. And in case said Note & the Interest thereon are paid according to the terms & effect thereof. & the expense of Insurance if any, incurred by said Meigs, then said sale shall not be made at all. but this Instrument shall be void & void: otherwise to remain in full force & effect.

And in case the premises above named are not kept suitably insured. for the benefit of said Meigs by said Minor or his Guardian, then said Meigs shall have the right to obtain such Insurance & the expenses thereof shall be a lien on said premises & be secured in this Instrument as a Mortgage Claim thereon.

And I. the said Sophia Bliven. for myself, my executors & administrators do covenant with the said Joseph Le Meigs, his Heirs. Executors. Administrators and Assigns. that in making this Mortgage I have in all things observed the rules and directions of the law of the Municipal Court, and that I will my heirs shall warrant & defend the above granted premises to him the said Meigs against the lawful claims & demands of the said Minor & his heirs & all persons claiming the same by through or under him or either of them.

Witness my hand & seal this Fifth day of April A.D. 1852.

In presence of Benj. N. Trapham Jr.

C. Sophia her ✕ mark Bliven. (L.S.)

Providence Sc. In the Cetty of Providence this Fifth day of April A.D. Eighteen hundred & fifty Then Sophia Bliven personally appeared before me & acknowledged the above Instrument by her signed, to be her free act & deed.

Benj. N. Trapham Jr. Public Notary.

Recorded April 5. 1852. at 2½ o'clock P.M.

Witness Albert Pabodie City Clk

Know all Men by these Presents, That I. Sophia Bliven of the Cetty & County of Providence in the State of Rhode Island & Providence Plantations. for & in consideration of the sum of Five hundred & twenty five Dollars to me paid by Joseph Le Meigs of Rochester in the Commonwealth of Massachusetts (the receipt whereof I do hereby acknowledge), do hereby give, grant, bargain, sell & convey unto the said Joseph Le Meigs. his Heirs & Assigns Forever

All the right, title and interest of the said Sophia in & to certain Real Estate of which Abiel Tripp. late husband of said Sophia. died seized situate in said Cetty of Providence at the junction of Hope Street and Sheldon Street, being the same Real Estate which was conveyed to said Abiel Tripp by Deed. dated January Twenty second A.D. Eighteen hundred & thirty six. and recorded in Book No Sixty six. Page three hundred & sixty. of the Records of said Cetty of Providence for recording Deeds. to which said Deeds reference is made for a more particular description of said premises, with all the privileges and appurtenances thereto belonging.

To Have & to Hold the above granted premises to him the said Joseph Le Meigs, his Heirs. Executors. administrators and Assigns. in Trust for the uses and purposes following & for none other: Viz. to sell & dispose of the same at public Auction & the proceeds after deducting the expenses of said sale & the expense of keeping suitable Insurance on said Estate, should the same have been paid by said Meigs. to apply & appropriate to pay a certain promissory Note. bearing even date with this Instrument. signed by me in my capacity of Guardian. & payable to said Meigs or order. out of the Estate of said Minor. for the sum of Five hundred & twenty five Dollars. four years after date with Interest payable annually. & to account for the surplus with the legally appointed Guardian of said Minor. unless he shall then be of full age, & in that case, with said Minor himself. Provided that said sale shall not be made until after said Note, or the interest or some portion thereof shall have become due & unpaid, nor until the same shall have been advertised for the space of thirty days in some Newspaper published in the Cetty of Providence. And in case said Note & the Interest thereon are paid according to the terms & effect thereof. & the expense of Insurance if any, incurred by said Meigs, then said sale shall not be made at all. but this Instrument shall be void & void: otherwise to remain in full force & effect.

And in case the premises above named are not kept suitably insured. for the benefit of said Meigs by said Minor or his Guardian, then said Meigs shall have the right to obtain such Insurance & the expenses thereof shall be a lien on said premises & be secured in this Instrument as a Mortgage Claim thereon.

And I. the said Sophia Bliven. for myself, my executors & administrators do covenant with the said Joseph Le Meigs, his Heirs. Executors. Administrators and Assigns. that in making this Mortgage I have in all things observed the rules and directions of the law of the Municipal Court, and that I will my heirs shall warrant & defend the above granted premises to him the said Meigs against the lawful claims & demands of the said Minor & his heirs & all persons claiming the same by through or under him or either of them.

Witness my hand & seal this Fifth day of April A.D. 1852.

In presence of Benj. N. Trapham Jr.

C. Sophia her ✕ mark Bliven. (L.S.)

Providence Sc. In the Cetty of Providence this Fifth day of April A.D. Eighteen hundred & fifty Then Sophia Bliven personally appeared before me & acknowledged the above Instrument by her signed, to be her free act & deed.

Benj. N. Trapham Jr. Public Notary.

Recorded April 5. 1852. at 3 o'clock P.M.

Witness Albert Pabodie City Clk

Know all Men by these Presents, That I. Sophia Bliven of the Cetty & County of Providence in the State of Rhode Island & Providence Plantations. for & in consideration of the sum of Five hundred & twenty five Dollars to me paid by Joseph Le Meigs of Rochester in the Commonwealth of Massachusetts (the receipt whereof I do hereby acknowledge), do hereby give, grant, bargain, sell & convey unto the said Joseph Le Meigs. his Heirs & Assigns Forever

All the right, title and interest of the said Sophia in & to certain Real Estate of which Abiel Tripp. late husband of said Sophia. died seized situate in said Cetty of Providence at the junction of Hope Street and Sheldon Street, being the same Real Estate which was conveyed to said Abiel Tripp by Deed. dated January Twenty second A.D. Eighteen hundred & thirty six. and recorded in Book No Sixty six. Page three hundred & sixty. of the Records of said Cetty of Providence for recording Deeds. to which said Deeds reference is made for a more particular description of said premises, with all the privileges and appurtenances thereto belonging.

To Have & to Hold the above granted premises to him the said Joseph Le Meigs, his Heirs. Executors. administrators and Assigns. in Trust for the uses and purposes following & for none other: Viz. to sell & dispose of the same at public Auction & the proceeds after deducting the expenses of said sale & the expense of keeping suitable Insurance on said Estate, should the same have been paid by said Meigs. to apply & appropriate to pay a certain promissory Note. bearing even date with this Instrument. signed by me in my capacity of Guardian. & payable to said Meigs or order. out of the Estate of said Minor. for the sum of Five hundred & twenty five Dollars. four years after date with Interest payable annually. & to account for the surplus with the legally appointed Guardian of said Minor. unless he shall then be of full age, & in that case, with said Minor himself. Provided that said sale shall not be made until after said Note, or the interest or some portion thereof shall have become due & unpaid, nor until the same shall have been advertised for the space of thirty days in some Newspaper published in the Cetty of Providence. And in case said Note & the Interest thereon are paid according to the terms & effect thereof. & the expense of Insurance if any, incurred by said Meigs, then said sale shall not be made at all. but this Instrument shall be void & void: otherwise to remain in full force & effect.

And in case the premises above named are not kept suitably insured. for the benefit of said Meigs by said Minor or his Guardian, then said Meigs shall have the right to obtain such Insurance & the expenses thereof shall be a lien on said premises & be secured in this Instrument as a Mortgage Claim thereon.

And I. the said Sophia Bliven. for myself, my executors & administrators do covenant with the said Joseph Le Meigs, his Heirs. Executors. Administrators and Assigns. that in making this Mortgage I have in all things observed the rules and directions of the law of the Municipal Court, and that I will my heirs shall warrant & defend the above granted premises to him the said Meigs against the lawful claims & demands of the said Minor & his heirs & all persons claiming the same by through or under him or either of them.

Witness my hand & seal this Fifth day of April A.D. 1852.

In presence of Benj. N. Trapham Jr.

C. Sophia her ✕ mark Bliven. (L.S.)

Providence Sc. In the Cetty of Providence this Fifth day of April A.D. Eighteen hundred & fifty Then Sophia Bliven personally appeared before me & acknowledged the above Instrument by her signed, to be her free act & deed.

Benj. N. Trapham Jr. Public Notary.

Recorded April 5. 1852. at 3½ o'clock P.M.

Witness Albert Pabodie City Clk

Know all Men by these Presents, That I. Sophia Bliven of the Cetty & County of Providence in the State of Rhode Island & Providence Plantations. for & in consideration of the sum of Five hundred & twenty five Dollars to me paid by Joseph Le Meigs of Rochester in the Commonwealth of Massachusetts (the receipt whereof I do hereby acknowledge), do hereby give, grant, bargain, sell & convey unto the said Joseph Le Meigs. his Heirs & Assigns Forever

All the right, title and interest of the said Sophia in & to certain Real Estate of which Abiel Tripp. late husband of said Sophia. died seized situate in said Cetty of Providence at the junction of Hope Street and Sheldon Street, being the same Real Estate which was conveyed to said Abiel Tripp by Deed. dated January Twenty second A.D. Eighteen hundred & thirty six. and recorded in Book No Sixty six. Page three hundred & sixty. of the Records of said Cetty of Providence for recording Deeds. to which said Deeds reference is made for a more particular description of said premises, with all the privileges and appurtenances thereto belonging.

To Have & to Hold the above granted premises to him the said Joseph Le Meigs, his Heirs. Executors. administrators and Assigns. in Trust for the uses and purposes following & for none other: Viz. to sell & dispose of the same at public Auction & the proceeds after deducting the expenses of said sale & the expense of keeping suitable Insurance on said Estate, should the same have been paid by said Meigs. to apply & appropriate to pay a certain promissory Note. bearing even date with this Instrument. signed by me in my capacity of Guardian. & payable to said Meigs or order. out of the Estate of said Minor. for the sum of Five hundred & twenty five Dollars. four years after date with Interest payable annually. & to account for the surplus with the legally appointed Guardian of said Minor. unless he shall then be of full age, & in that case, with said Minor himself. Provided that said sale shall not be made until after said Note, or the interest or some portion thereof shall have become due & unpaid, nor until the same shall have been advertised for the space of thirty days in some Newspaper published in the Cetty of Providence. And in case said Note & the Interest thereon are paid according to the terms & effect thereof. & the expense of Insurance if any, incurred by said Meigs, then said sale shall not be made at all. but this Instrument shall be void & void: otherwise to remain in full force & effect.

And in case the premises above named are not kept suitably insured. for the benefit of said Meigs by said Minor or his Guardian, then said Meigs shall have the right to obtain such Insurance & the expenses thereof shall be a lien on said premises & be secured in this Instrument as a Mortgage Claim thereon.

And I. the said Sophia Bliven. for myself, my executors & administrators do covenant with the said Joseph Le Meigs, his Heirs. Executors. Administrators and Assigns. that in making this Mortgage I have in all things observed the rules and directions of the law of the Municipal Court, and that I will my heirs shall warrant & defend the above granted premises to him the said Meigs against the lawful claims & demands of the said Minor & his heirs & all persons claiming the same by through or under him or either of them.

Witness my hand & seal this Fifth day of April A.D. 1852.

In presence of Benj. N. Trapham Jr.

C. Sophia her ✕ mark Bliven. (L.S.)

Providence Sc. In the Cetty of Providence this Fifth day of April A.D. Eighteen hundred & fifty Then Sophia Bliven personally appeared before me & acknowledged the above Instrument by her signed, to be her free act & deed.

Benj. N. Trapham Jr. Public Notary.

Recorded April 5. 1852. at 4 o'clock P.M.

Witness Albert Pabodie City Clk

To Charles F Tillinghast

You are hereby requested to execute and deliver a Mortgage Deed to George W Greene, of Coventry, of the undivided one third part of the Real Estate held by you in trust for my use, to secure the payment of Two hundred Dollars, in Three years from date, with Interest semi annually in advance.

Witness
Henry Mountin

Sophia Ann Chafee. (L.S.)

Providence Sc. In Providence this fifth day of March A.D. 1852. Personally appeared the above named Sophia A Chafee, Wife of Henry Chafee, being by me examined privily & apart from her said husband, & having the above request shown & its effect explained to her by me, she acknowledged the same by her signed to be her free act & deed & declared to me that she did not wish to retract the same.

Before me, Henry Martin, Justice Peace.

Know all men by these Presents.

That I, Charles F Tillinghast of the City of Providence, in the State of Rhode Island, Trustee of Sophia A Chafee, by Deed from the said Sophia A Chafee & Henry Chafee, her husband, dated March Tenth A.D. eighteen hundred & forty seven, & recorded in the Record of Deeds in said Providence, in Book Number 105. page 144, in consideration of the above request & of the sum of Two hundred Dollars to me paid by George W Greene, of Coventry, in said State, the receipt whereof is hereby acknowledged, do hereby grant, bargain, sell & convey to the said George W Greene, his Heirs and Assigns,

The one undivided third part of a Lot of Land with all the Buildings & Improvements thereon, situate on the Northerly side of Westminster Street in said City of Providence (being the Homestead Estate of Samuel Young, late of said Providence, deceased) being all the Real Estate devised to the said Sophia A Chafee by the Will of the said Samuel Young, & conveyed to me by the Trust Deed aforesaid.

To Have & to Hold to the said George W Greene, his Heirs and Assigns forever.

The condition of this Deed is such, That Whereas the said Sophia A Chafee has this day made and executed her Negotiable promissory Note, bearing even date herewith, & made payable to him the said George W Greene or order, in Three years after date with Interest payable semi annually, in advance for the sum of Two hundred Dollars ($200)

Now Therefore, if the said Sophia A Chafee, or her Heirs, Executors Administrators or Assigns, or I, the said Tillinghast, or any other person for her or them, or me, shall well and truly pay or cause to be paid at maturity, the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, but otherwise shall be & remain in full force & effect.

In testimony whereof, (the words "bearing even date herewith and" being first interlined) I have hereto set my hand & seal, this Fifth day of March A.D. Eighteen hundred & fifty two (1852)

Signed sealed & delivered in presence of
Lewis Salisbury

Charles F Tillinghast. (L.S.)

Providence Sc. In Providence on this Eleventh day of March A.D. 1852. Personally came Charles F Tillinghast and acknowledged the foregoing writing to be his free act & deed

Before me Lewis Salisbury
Justice of the Peace.

Recorded April 14. 1852. at 1.40 o'clk p m

Witness Albert Pabodie City Clk

I hereby cancel full satisfaction for the Note herein described and secured. Also hereby cancel and discharge the Mortgage Deed in fact &c.
Witness my Hand and Seal June 31st 1852 & of August A.D. 1853.
In presence of
Henry Martin

To Charles F Tillinghast

You are hereby requested to execute and deliver a Mortgage Deed to George W Greene, of Coventry, of the undivided one third part of the Real Estate held by you in trust for my use, to secure the payment of Two hundred Dollars, in Three years from date, with Interest semi annually in advance.

Witness
Henry Mountin

Sophia Ann Chafee. (L.S.)

Providence Sc. In Providence this fifth day of March A.D. 1852. Personally appeared the above named Sophia A Chafee, Wife of Henry Chafee, being by me examined privily & apart from her said husband, & having the above request shown & its effect explained to her by me, she acknowledged the same by her signed to be her free act & deed & declared to me that she did not wish to retract the same.

Before me, Henry Martin, Justice Peace.

Know all men by these Presents.

That I, Charles F Tillinghast of the City of Providence, in the State of Rhode Island, Trustee of Sophia A Chafee, by Deed from the said Sophia A Chafee & Henry Chafee, her husband, dated March Tenth A.D. eighteen hundred & forty seven, & recorded in the Record of Deeds in said Providence, in Book Number 105. page 144, in consideration of the above request & of the sum of Two hundred Dollars to me paid by George W Greene, of Coventry, in said State, the receipt whereof is hereby acknowledged, do hereby grant, bargain, sell & convey to the said George W Greene, his Heirs and Assigns,

The one undivided third part of a Lot of Land with all the Buildings & Improvements thereon, situate on the Northerly side of Westminster Street in said City of Providence (being the Homestead Estate of Samuel Young, late of said Providence, deceased) being all the Real Estate devised to the said Sophia A Chafee by the Will of the said Samuel Young, & conveyed to me by the Trust Deed aforesaid.

To Have & to Hold to the said George W Greene, his Heirs and Assigns forever.

The condition of this Deed is such, That Whereas the said Sophia A Chafee has this day made and executed her Negotiable promissory Note, bearing even date herewith, & made payable to him the said George W Greene or order, in Three years after date with Interest payable semi annually, in advance for the sum of Two hundred Dollars ($200)

Now Therefore, if the said Sophia A Chafee, or her Heirs, Executors Administrators or Assigns, or I, the said Tillinghast, or any other person for her or them, or me, shall well and truly pay or cause to be paid at maturity, the aforedescribed Note, together with the Interest thereon, according to the tenor thereof, then this Deed shall be void, but otherwise shall be & remain in full force & effect.

In testimony whereof, (the words "bearing even date herewith and" being first interlined) I have hereto set my hand & seal, this Fifth day of March A.D. Eighteen hundred & fifty two (1852)

Signed sealed & delivered in presence of
Lewis Salisbury

Charles F Tillinghast. (L.S.)

Providence Sc. In Providence on this Eleventh day of March A.D. 1852. Personally came Charles F Tillinghast and acknowledged the foregoing writing to be his free act & deed

Before me Lewis Salisbury
Justice of the Peace.

Recorded April 14. 1852. at 1.40 o'clk p m

Witness Albert Pabodie City Clk

293

No. 3. See preceding page for mortgage referred to in this Transfer

Know all men by these Presents.

That I, George W Greene, the within named Mortgagee, in consideration of Two hundred Dollars to me paid by Sylvester R Jackson of Providence, in the State of Rhode Island, the receipt whereof is hereby acknowledged, do hereby assign, transfer & set over to him the said Jackson, his Heirs & Assigns, all my right title and interest in and to the within and annexed Mortgage Deed, together with all my interest in & to the Estate therein described & the Note thereby secured.

To Have & to Hold the same to him the said Sylvester R Jackson, his Heirs and Assigns forever.

Witness my hand & seal, this Thirtieth day of March A.D. Eighteen hundred & fifty two (1852)

Signed sealed & delivered in presence of
A.V. Dike

Geo W Greene. (L.S.)

Recorded April 14. 1852. at 1.40 o'clk P.M.

Witness Albert Pabodie City Clk

Know all men by these Presents that We William P Bullock, Julia Bullock and Edward Pearce of Providence, State of Rhode Island, Executors of the last Will and Testament of Richmond Bullock deceased for and in consideration of One Dollar paid to us by William P Bullock of said Providence, the receipt of which is hereby acknowledged, and for and in consideration of his right as one of the residuary legatees of said Richmond Bullock, do hereby sell, assign, transfer and set over to him the said William his heirs and assigns, all our right, title and interest in and to the property described in the annexed Deed of Mortgage from James & Martha Dunbar to Richmond Bullock, dated June 3d 1847 and in and to the debt intended to be secured thereby.

To have and to hold the same to him the said William his heirs and assigns forever. And we the said Executors for ourselves, our heirs, executors and administrators do hereby covenant and agree to and with the said William his heirs and assigns, that we have good right to sell and assign our interest in said property and debt as aforesaid, and that we will warrant and defend the same against the lawful demands of all persons claiming by through or under us.

In testimony whereof we have hereunto set our hands and seals at said Providence this fourteenth day of September A D Eighteen Hundred forty nine

Signed, Sealed & delivered
in presence of
Stephen S Wardwell

W. P Bullock (L.S.)
Julia Bullock (L.S.)
Edward Pearce (L.S.)
Executors

Recorded April 22d 1852 at 2.25 o'clk p m

Witness Albert Pabodie
City Clk

Know all men by these Presents,

That We, William Borden & Earl D Borden, both of the City & County of Providence & State of Rhode Island, for & in consideration of the sum of Three hund-red & fifty Dollars to us in hand before the ensealing hereof, well & truly paid by John P Smith, of the City & County aforesaid, the receipt whereof We do hereby acknowl-edge, do by these Presents, give, grant, bargain, sell, alien, enfeoff, convey & confirm unto him the said John P Smith, his Heirs & Assigns forever

One certain Tract or parcel of Land lying in the Westerly part of the City of Providence & is described as fol-lows, it being a part of the Dyer Chatten Land so called & is designated on a Plat of said Lands which Plat is recorded in the City Clerks Office in said Providence as Plat No 106, & is bounded as follows, Beginning on Bridgham Street at the Northeasterly corner of Lot & No 105 on said Plat thence Northerly on said Bridgham Street, Fifty feet more or less to Lot No 107, thence Westerly by the South line of Lot No 107, Ninety five feet more or less, to a Spring way Twelve feet wide, thence Southerly Fifty feet more or less by said Gang way to Lot No 105, thence Easterly by the North line of Lot No 105, Ninety five feet more or less to the place of beginning,

To Have and to Hold said granted & bargained premises with all the privileges & appurtenances to the same belonging (including a Build-ing to be soon erected thereon, to be used as a Work Shop) or in anywise appertaining to, him the said John P Smith his Heirs & Assigns forever.

And We, the said William Borden and Earl D Borden, do by these Presents for ourselves, our Heirs, Executors and Administrators, covenant & engage said granted & bargained premises to him the said John P Smith, his Heirs & Assigns, against the lawful claims & demands of any person or persons whatsoever, forever to warrant, secure & defend by these Presents.

And We, Eley A Borden, Wife of said William Borden, and Lucinda Barden, Wife of said Earl D Barden, do in consideration of the sum paid our said husbands as aforesaid, hereby yield up & surrender all our Right of Dower and Power of Thirds in and to the afore described premises, to him the said John P Smith, his Heirs & Assigns forever.

Provided Nevertheless and the foregoing Deed is on this condition, that if We, the said Borden and Barden or our Heirs, Executors, Administrator or Assigns shall well & truly pay or cause to be paid to him the said John P Smith, his Heirs, Executors, adminis-trator or Assigns, One certain promissory Note, bearing even date with these Presents, by us signed & made payable to him the said John P Smith or order for the sum of Three hundred & fifty Dollars, in One year after date with Interest according to the tenor & effect of said promissory Note at the time when the same shall become due & payable, then the aforegoing Deed is to be Null & Void, Otherwise to be and remain in full force & virtue.

But if We, the said William Borden & Earl D Barden & our Heirs, Executors, Administrators & Assigns shall fail to pay the afore-said promissory Note at the time the same shall become due & payable as aforesaid, then & in that case it shall be lawful for him the said John P Smith, or his Heirs, Executors, Administrators or Assigns, at any time thereafter, to sell at public Auction so much of the aforedescribed premises & Real Estate as shall be necessary to raise a sum sufficient to pay said Note & Interest & incidental charges & expenses first giving Thirty days notice of said sale previous thereto by advertising the same in some public Newspaper printed in said City of Providence, & with the proceeds of said sale to pay & discharge said promissory Note, or what shall then be due & unpaid thereof, principal interest & incidental charges & expenses. And for that purpose We the said William Borden & Earl D Barden, for ourselves, our Heirs, Executors & Administrators, do hereby constitute & appoint him the said John P Smith, our true & lawful Attorney with

Having received payment in full for the Note within named, I do hereby cancel and discharge this Mortgage Deed & Notice my hand and Seal January 22d 1853 John P Smith [seal]
In presence of
Albert Pabodie

power irrevocable, for us & in our Names or in his own name to make sale of said premises in manner aforesaid & for the aforesaid purposes & to make, execute, seal & deliver a good & sufficient Deed or Deeds of the premises so sold, which Deed or Deeds so made & executed in manner aforesaid shall forever bar & foreclose us & our Heirs, Executors, Administrators or Assigns from all claim & demand to the premises so sold & conveyed & shall forever vest in the purchaser or purchasers thereof, an absolute Estate in fee simple

In Witness whereof, We have hereunto set our hands & seals, the Sixth day of April A.D. 1852.

Signed, sealed & delivered in presence of
Robert Knight
Witness Knight
Witness Rhoda P Borden

William Borden. [seal]
Earl D. Barden. [seal]
Eley A. Borden. [seal]
Lucinda Burden. [seal]

Providence Sc. In the City of Providence this 27 day of April A.D. 1852. Then the aforenamed William Borden & Earl D Barden personally appeared & severally acknowledged the aforegoing written Instrument by them subscribed to be their free Act and Deede.

Before me, Robert Knight
Justice of the Peace.

Recorded April 27. 1852. at 1.40 o'clk P.M.

Witness Albert Pabodie
City Clk

Know all men by these Presents

That I, John T Walker, the Mortgagee within named, in consideration of the sum of Three hundred & eighty Dollars to me paid by James Thompson, the receipt whereof is hereby acknowledged, do by these Presents Remise, Release & forever Quitclaim to the said James Thompson & to his Heirs & Assigns, All my Right Title, Interest, Property, Claim & Demand in and to the within Deed of Mortgage & the Premises & Promissory Note therein described.

To Have & to Hold the same, with all the rights & privileges thereof, to him the said James Thompson, his Heirs & Assigns in as full and ample a manner as I myself might hold & enjoy the same by virtue of the within Mortgage. Witness my hand & seal on this 27 day of April A.D. 1852.

In presence of
Nath[l] Searle

John T. Walker. [seal]

County of Providence Sc. In the City of Providence on this 27 day of April A.D. 1852 Then the above named John T Walker acknowledged the preceding In-strument by him signed to be his free Act & deed.

Before me, Nathaniel Searle
Justice of the Peace.

N.B. The Mortgage transferred above is recorded in Book 121 page 124.

Recorded April 27. 1852. at 3.45 o'clk P.M.

Witness Albert Pabodie
City Clk

Know all men by these Presents

That I. Spencer Waters of the City and County of Providence, State of Rhode Island. For & in consideration of the Sum of One hundred & fifty six Dollars to me in hand before the ensealing hereof, well & truly paid by William Edward Clarke, of said Providence, the receipt whereof I do hereby acknowledge & am therewith fully satisfied, contented & paid, & thereof, & of every part & parcel thereof, do exonerate, acquit & discharge him the said Clarke his Heirs, Executors or Administrators forever. by these Presents. Have given, granted, bargained, sold, aliened, enfeoffed, conveyed and confirmed, & by these Presents, do freely, fully & absolutely give, grant, bargain, sell, alien, enfeoff convey & confirm unto him the said Clarke, his Heirs and Assigns forever.

All my right, title and interest in and to Two certain Lots of Land, situated on the Northerly side of Manning Street, in the Easterly part of said City of Providence, & are the same Lots conveyed to this Grantor by Deed from the said Wm E Clarke, dated this Fifth day of May A.D. 1852. Reference to said Deed being had.

And I. Lemira Waters, Wife of the said Spencer Waters, in consideration of the aforenamed sum of Money paid my said husband, do hereby Remise, Release and forever Quitclaim to him the said Clarke, his Heirs & Assigns forever, all my Right of Dower & Power of Thirds in and to the Premises aforesaid.

To Have and to Hold the aforedescribed Lots of Land, with all the appurtenances thereof, to him the said Wm E. Clarke, his Heirs, Assigns forever, to his and their sole use and benefit.

Provided Nevertheless, and this Deed is upon this condition. For that whereas I the said Spencer Waters have made and executed my certain promissory Note, bearing even date with this Deed, for the sum of Eighty three Dollars, & payable one year from the first day of May A.D. 1852 with interest. also my certain promissory Note of the date aforesaid, & payable Two years from said First day of May A.D. 1852, with Interest payable annually. both of which said Notes are payable to the order of the said Wm E Clarke.

Now Therefore if I. the said Waters or my Heirs, Executors, Administrators or any other person for me or them, shall well & truly pay or cause to be paid to the said Clarke or to his Heirs or Assigns, the aforenamed promissory Notes, together with the Interest thereon, according to the tenor of said Notes, then this Deed to be Null & Void, otherwise to be and remain in full force and virtue.

Furthermore. I. the said Spencer Waters do hereby constitute and appoint the said Clarke, his Heirs, Executors, Administrators or Assigns, my true and lawful Attorney & Attorneys irrevocable, with full power of substitution & revocation for me & in my Name at any time after the expiration of the day of payment of the aforenamed promissory Note, or the Interest thereon (in case the same shall then remain due & unpaid) to sell at public Auction, first giving thirty days notice of such sale in some one of the public Newspapers published in said City of Providence) the premises aforesaid. And for me and in my Name, or in his or their Name or Names, to make, execute, acknowledge & deliver unto every person or persons who may become the purchaser or purchasers thereof, a good and sufficient Deed or Deeds of the same, so as to vest in said purchaser or purchasers a full and absolute Estate in fee simple, in and to the Premises aforesaid. And on sale thereof, (hereby giving and granting unto my said Attorney or Attorneys full power and authority to adjourn and continue said sale from time to time) I do hereby authorize my said Attorney or Attorneys to receive of and from the purchaser or purchasers thereof, the amount the same shall have been sold for, and on receipt thereof, to apply & appropriate the same to the payment of all the expenses attending such sale, & to the payment of the sums due on the aforenamed promissory Notes secured by this Deed, accounting to me for all

Having received payment in full for the Note within named & this Deed, I do hereby cancel and discharge this Mortgage & Deed. Witness my hand and Seal. March 7 1854. Spencer Waters
Albert Paladi

Providence March 4. 1861 Having received payment in full of the debt secured by the above Mortgage Deed made by Philip Case & Philip Case Guardian I hereby cancel & discharge the same as witness my hand & seal at said Providence at the date above given. Julia Bullock (Seal)
In presence of W. F. Bullock

Recorded March 4. 1861 at 4. 30 o'clk P.M. Samuel W. Brown City Clerk.

sums that shall remain over and above the amounts aforesaid. and hereby ratifying and confirming such sale as may be made by my said Attorney or Attorneys. for the purposes aforesaid.

In Testimony whereof. We have hereunto set our hands & seals this Fifth day of May A.D. One Thousand Eight Hundred & fifty two.

Signed, sealed and delivered in presence of
Wm C Barker
Wm C Barker Jr

Spencer his X mark Waters. (Seal)
Lemira her X mark Waters. (Seal)

Providence County Ss. Providence May 7. A.D. 1852.

Then personally appeared Spencer Waters & acknowledged the above Instrument by him signed to be his free and voluntary act and Deed.

Before me. Wm C Barker
Public Notary.

Recorded May 7. 1852. at 9.25. o'clk A.M.

Witness Albert Paladi City Clk

Know all men by these Presents.

That I. Philip Case, of Providence, in the State of Rhode Island. For myself, & as Guardian of my Daughter Ellen M Case, of said Providence, a Minor, & by authority granted to me by the Municipal Court of the City of Providence, in consideration of Four Thousand five hundred Dollars paid me by Julia Bullock, of said Providence, the receipt whereof I do hereby acknowledge, hereby grant, bargain, sell and convey to her the said Julia Bullock. her Heirs & Assigns

All my right, title and interest, & all the right, title & interest of the said Ellen M Case, in & to a Lot of Land with all the Buildings & Improvements thereon, situate in said Providence, in the North side of Westminster (formerly Market) Street, & bounded as follows. Southerly on Westminster Street. Forty feet. Westerly on Land of the Heirs of Ebenezer Thompson One hundred feet. Northerly on other Lands belonging to the Grantors & to Benjamin D Weeden. Forty feet. & Easterly on Land of Harriet Hoppin. One hundred feet. the Lot hereby conveyed being the front portion of the Estate formerly owned by George Weeden.

To Have & to Hold the same to her the said Julia Bullock. Her Heirs and Assigns.

The condition of this Deed is such. That Whereas I the said Philip Case have this day made a promissory Note, for the sum of Four Thousand five hundred Dollars, signed by me as Guardian of the said Ellen M Case, & payable to her the said Julia Bullock, or her order, on the Thirty first day of October A.D. One Thousand Eight Hundred and fifty seven, with Interest payable semi annually.

Now if I. the said Philip Case or any future Guardian of the said Ellen M Case, or the said Ellen M Case, or her Executors, Administrators or Assigns shall pay the said sum of Forty five hundred Dollars when the same becomes payable according to the tenor of the Note aforesaid. then this Deed shall be void. And I the said Philip Case hereby appoint the said Julia Bullock, her Executors, administrators and Assigns, my Attorney & the attorney of the said Ellen M Case, irrevocable, with full power of substitution and of revocation. for me or for the said Ellen in my or her Name, or in her or their Names, at any time after default shall be made in the payment of said Note, for Six Months, to sell at public auction the said Mortgaged Estate, on first advertizing the same in one of the Newspapers

published in the Cetty of Providence, twenty days, to execute to the purchaser a sufficient Deed thereof in fee simple, to receive from the purchaser the proceeds of sale & after paying therefrom all the expenses of said Advertisement & Sale & the amount of said Note & Interest, he shall pay to the said Ellen M Case, Her Heirs or Assigns the remainder of said proceeds of sale.

In Witness whereof, I have hereto in my said capacity set my hands & seals, this Fifth day of May A.D. 1852.

In presence of
Charles F Tillinghast — Philip Case. (L.S.)

Philip Case Guardian
of Ellen M Case. (L.S.)

Providence Cemetery Ss. Providence May 7. 1852.
Then personally appeared before me the above named Philip Case & acknowledged this Instrument by him signed, to be his free act and Deed.

Willard Sayles
Justice of the Peace

Recorded May 7. 1852. at 1 o'clk P.M.

Witness — Albert Pabodie City Clk

Know all men by these Presents,

That We, Asa Pike and Jonathan Pike, both of the City & County of Providence, State of Rhode Island & in Company under the name and firm of Asa & Jonathan Pike, Mortgagee named in certain Mortgage Deeds made and executed by several persons at sundry times as hereinafter named & described, for & in consideration of the sum of Three Thousand Five Hundred & three Dollars to us in hands paid by Francis Aplin & Emily Aplin, both of said Providence, the receipt of which said sum is hereby acknowledged, have granted, sold, assigned, transferred & set over by these Presents do grant, sell, assign, transfer and set over to them the said Frances Aplin & Emily Aplin, their Heirs & Assigns forever. One certain Mortgage Deed made & executed by Michael Griffin of said Providence, to us said Asa & Jonathan, Pike dated October 1. 1846. and recorded in Book 100, page 246. Also one other certain Mortgage Deed made & executed by William G Short of said Providence, to us said Asa and Jonathan, dated July 5. 1849. & recorded in Book 116. page 158.

Also one other certain Mortgage Deeds made & executed by James M Livesey & Sarah A Livesey, Wife of said James M Livesey, of said Providence by Robert W Potter, their Attorney, to George A Sagendorph of said Providence, dated August 1. 1849 & recorded in Book 116. page 184. and transferred by said George A Sagendorph to us, said Asa & Jonathan by transfer dated October 9. 1849 & recorded in Book 116. page 388. Also one other certain Mortgage Deeds made and executed by John P Jones of said Providence, to us said Asa & Jonathan, dated January 1. 1850 & recorded in Book 121. page 44. Also one other certain Mortgage Deed made and executed by William W Simmons of said Providence to us said Asa & Jonathan, dated January 1. 1850, & recorded in Book 5. page 464. The several Notes and account in each of said Mortgage Deeds, therein and thereby described and ~~conveyed~~, secured & all our right, title & interest, therein & thereby described & conveyed To Have and to Hold the same with all the rights and privileges thereof, and thereunto appertaining, to them the said Frances Aplin and Emily Aplin, their Heirs and Assigns forever: subject

only to the provisions in said Mortgages contained. And by virtue of the power given us in & by several of said Mortgage Deeds. We do hereby substitute & depute them the said Frances Aplin and Emily Aplin, their Executors Administrators & Assigns to be the true and lawful Attorneys of them the said William G Short. James M Livesey & Sarah A Livesey. Wife of said James M Livesey. John P Jones and William W Simmons, with all and every power and authority of acting for or in the Name & stead of them the said William G Short. James M Livesey & Wife. John P Jones & William W Simmons, granted to us in said Mortgage Deeds & Transfer, which We can lawfully exercise & delegate.

In Testimony whereof, We have hereunto set our hands & seals, this First day of September One Thousand Eight Hundred and Fifty one.

Signed, Sealed and delivered in presence of
Witness: John B Metcalf — Asa Pike. (L.S.)

Jonathan Pike. (L.S.)

Providence Ss. In the City of Providence September 2. A.D. 1851.
Then personally appeared before me Asa Pike & Jonathan Pike & severally acknowledged the preceding Instrument by them signed, to be their free Act & Deed.

Albert Pabodie, City Clk

Recorded May 7. 1852 at 6 o'clk P.M.

Witness: word "Pike" and converged erased — Albert Pabodie City Clk

Know all men by these Presents

That I, William Rose of Providence, in the State of Rhode Island, in consideration of the Release of Dower in the Estate hereinafter described, made to me by Lydia B Richmond, Widow of William Richmond 2d. late of said Providence, deceased, & of One Dollar paid me by the said Lydia, do hereby grant, bargain, sell and convey unto Amasa Manton of said Providence, his Heirs & Assigns,

A Lot of Land with all the Buildings and Improvements thereon, & all the privileges & appurtenances thereof, situate in said Providence and bounded Easterly on Vernon Street, Southerly on Washington Street, Westerly on Land now or formerly belonging to Darius Stevens, & Northerly on Land of Charles N Cobb, it being the same Estate conveyed to me by Deed of even date herewith, by Charles F Tillinghast & Thomas A Richmond Executors of the Will of the above named William Richmond 2d.

To Have & to Hold the same to him the said Amasa Manton, his Heirs and Assigns, in Trust for the use of the said Lydia for her life, & upon her decease to convey to the devisees of the said William Richmond 2d according to the provisions of an Indenture of three parts, made on the twenty eighth day of June A.D. 1851. between the said Executors of the one part, the said Lydia of the second part, & the said Amasa Manton of the third part.

The condition of this Deed, is, That whereas I, the said William Rose have made my promissory Note, of even date herewith, for the sum of One Thousand Dollars, payable to him the said Amasa Manton, Trustee as aforesaid, or his order, in three years after the date thereof, with Interest payable semi annually.

Now if I the said William Rose, my Heirs, Executors or Administrators, or any other person for me or them, shall pay the said Note at maturity, & the Interest thereof, according to its tenor, then this Deed shall be void, but otherwise shall be

and remain in full force. And I the said William Rob hereby appoint the said Amasa Manton, my Attorney irrevocable, with full power at any time when the said Note, or any portion of the Interest thereof shall have become payable & shall remain unpaid for the space of ten days to sell at public Auction, the premises hereby conveyed or any portion thereof, first advertizing the sale thereof for Twenty days in One or more of the Newspapers published in the said City of Providence, and upon sale thereof for me & in my Name to execute & deliver a Deed thereof sufficient to convey unto the purchaser a good Estate in fee simple, & to receive the proceeds of said sale, and appropriate so much thereof as may be necessary, to the payment of the said Note & of all the expenses of said sale, and accounting to me, my Heirs or Assigns for the residue thereof. I hereby ratifying & allowing all that my said Attorney may lawfully do in the premises.

And I, Emmie G. A. Rob, Wife of the said William Rob, in consideration of the premises, hereby Remise & Release & Forever Quitclaim to the said Amasa Manton, his Heirs & Assigns, all my Right & Power in & to the hereinbefore granted premises.

In Witness whereof, We have hereto set our hands & seals this First day of April A.D. 1852.

In presence of
James Tillinghast to first signature
S. H. Essex to last signature

Wm Rob. (L.S.)
E. G. W. Rob. (L.S.)

Providence S. In Providence this Eighteenth day of May A.D. 1852.
William Rob personally appeared before me & acknowledged the above instrument by him signed to be his free and voluntary act and Deed.

James Tillinghast
Justice of the Peace.

Recorded May 19. 1852. at 3.45 o'clk P. M.

Witness Albert Pabodie City Clk

Know all men by these Presents

That We, Frances Aplin and Emily Aplin, both of the City and County of Providence, in the State of Rhode Island, Assignees & Holders of a certain Mortgage Deed made & executed by James M Livesey & Sarah A Livesey, his Wife, by Robert W Potter, their Attorney, bearing date August First A.D. 1849 (in Record in the City Records Office in said Providence, in Book 116, of the Record of Land Evidences, page 134) to George A Sagendorph of said Providence, & by the said George A Sagendorph assigned & transferred to Asa & Jonathan Pike of said Providence, by Transfer, bearing date October Ninth A.D. 1849, & which Transfer is also on Record in said Office in Book 116, page 208. & by the said Asa & Jonathan Pike, assigned & transferred with divers other Mortgages, to us, the said Frances Aplin & Emily Aplin, by Transfer bearing date September First A.D. 1851, & which Transfer is also on Record in said Office in Book 127, for & in consideration of the sum of One Thousand Dollars to us paid by Sophia Vandorn of said City of Providence, the receipt of which said sum is hereby acknowledged, have granted, sold, assigned, transferred and set over, & do by these Presents, grant, sell, assign, transfer and set over to her the said Sophia Vandorn, her Heirs, Executors, Administrators & Assigns,

The aforesaid Mortgage Deed, the Note therein & thereby described & secured & all our Right, Title and Interest in and to the Premises and Estate therein and thereby described & conveyed.

To Have and to Hold the same, with all the rights and privileges thereof, or thereunto appertaining, to her the said Sophia Vandorn, her Heirs, Executors, Administrators & Assigns forever, but subject to the Right and Equity of Redemption (if any there be) of the Mortgagors & their Legal Representatives.

And by virtue of the Power given to the said George A Sagendorph, his Executors, Administrators & Assigns, in the said Mortgage Deed, We do hereby substitute & depute for the said Sophia Vandorn, her Executors, Administrators & Assigns to be the true & lawful Attorney or Attorneys of them the said James M Livesey & Sarah A Livesey, with all & every power & authority of acting in the Name & Stead of them the said James M Livesey & Sarah A Livesey originally granted to the said George A Sagendorph in said Mortgage Deed which We can lawfully execute & delegate.

In testimony whereof, We have hereunto set our hands and seals, this Nineteenth day of May, in the year of our Lord, One Thousand Eight Hundred and Fifty two. (1852)

Signed, sealed and delivered
in presence of
Henry Martin

Frances Aplin. (L.S.)
Emily Aplin. (L.S.)

Providence County S. In Providence this Nineteenth day of May A.D. 1852.
Then Frances Aplin & Emily Aplin personally appeared before me and severally acknowledged the preceding Transfer by them signed to be their free act and Deed.

Henry Martin, Public Notary.

Recorded May 19. 1852. at 5. 05 o'clk P. M.

Witness Albert Pabodie City Clk

Know all men by these Presents,

That I, Arnold Saunders, of Providence named Mortgagee in the Mortgage hereto attached, signed by Samuel D Nichols, in consideration of the sum of Two Thousand One hundred fifty six 50/100 Dollars, to me paid by George M Greene of Coventry, in the County of Kent, & Charles F Nichols of West Greenwich in said County, the receipt whereof is hereby acknowledged, Do by these Presents, bargain, sell, assign, set over, transfer & deliver to them the said Greene & Nichols, their Heirs, Executors, Administrators & Assigns,

All my right, title, interest, property & claim in & to the said Deed of Mortgage & the Lands & tenements & promissory Notes & evidences of debt in said Mortgage named, described & referred to.

To Have and to Hold the same with all the rights and privileges thereof, to them the said George M Greene & Charles F Nichols, their Heirs, Executors, Administrators and Assigns in as full & ample a manner as I myself might hold & enjoy the same by virtue of the annexed Deed.

Witness my hand and seal, at Providence this 20th day of May A.D. 1852.

Executed in presence of
Nathaniel Hall

Arnold Saunders (L.S.)

County of Providence Sc. In the City of Providence on this 20 day of May 1852.
Then personally appeared the above named Arnold Saunders before me and acknowledged the preceding Instrument by him signed to be his free Act & deed.

Nathaniel Searle
Justice of the Peace.

N.B. The Mortgage referred to in the preceding Transfer is recorded in Book No 116. page 60.

Recorded May 20. 1852. at 12. 35 o'clk P.M.

Witness &

Albert Pabodie
City Clk

Know all men by these Presents.

That We, Ira Hayward & Mary Ann Hayward, Wife of the said Ira Hayward, both of the City & County of Providence, in the State of Rhode Island, in consideration of the sum of One Thousand Dollars to us paid by Howard Tripp of North Dartmouth, in the County of Bristol & Commonwealth of Massachusetts, the receipt whereof is hereby acknowledged do hereby give, grant, bargain, sell & convey unto the said Howard Tripp, his Heirs & Assigns forever.

One certain Lot of Land, with all the Buildings and Improvement thereon, situate on the Westerly side of Ringold Street in said City of Providence, bounded & described as follows, to wit: Beginning on said Ringold Street, at the Northeasterly corner of James Jacksons Land, thence running Westerly with said Jacksons Land, One hundred feet, thence Northerly Fifty feet, thence Easterly One hundred feet, & thence Southerly, with the Westerly line of said Ringold Street, to the place of beginning, and is the same Estate conveyed to the aforenamed Mary Ann Hayward by Deed from Guilford Slack & Lydia B Slack, his Wife, bearing date April 15 A.D. 1852, & which said Deed is on Record in the City Clerks Office in said Providence.

To Have and to Hold the above granted premises, with all the privileges and appurtenances thereto belonging to the said Howard Tripp, his Heirs & Assigns, to his & their use & behoof forever.

And We, the said Ira Hayward & Mary Ann Hayward, for ourselves and for our Heirs, Executors and Administrators, do covenant with the said Howard Tripp, his Heirs and Assigns, that We are lawfully seized in fee simple of the aforegranted premises; that they are free from all Incumbrances, that we have good right to sell & convey the same to the said Howard Tripp, his Heirs & Assigns forever, as aforesaid; and that We will & our Heirs, Executors & administrators shall warrant & defend the same to the said Howard Tripp, his Heirs and Assigns forever, against the lawful claims & demands of all persons.

Provided Nevertheless, That if the said Ira Hayward or his Heirs, Executors or Administrators shall pay unto the said Howard Tripp, his Executors, administrators or Assigns, the sum of One Thousand Dollars, in One Thousand Dollars, year from the date hereof, with Interest thereon, then this Deed as also a promissory Note, bearing even date with these Presents, signed by the said Ira Hayward, whereby he, for value received, promises to pay to the said Howard Tripp, the said sum & interest, at the times aforesaid, shall both be absolutely void to all intents & purposes. And provided also,

I hereby cancel and discharge this Mortgage Deed. Witness my hand and seal July Seventeenth A.D. 1855
In presence of Howard Tripp
Albert Pabodie

That until default of the payment of the said sum & interest, or other default as herein provided, the Mortgagee shall have no right to enter and take possession of the premises.

In Witness whereof, We, the said Ira Hayward and Mary Ann Hayward have hereunto set our hands & seals, this Twenty first day of May, in the year of our Lord Eighteen Hundred & fifty two. (1852)

Signed sealed and delivered in presence of
Henry Martin

Ira Hayward (L.S.)
Mary Ann Hayward (L.S.)

Providence County Sc. In Providence this twenty first day of May A.D. 1852
Then Ira Hayward personally appeared before me and acknowledged the within Instrument by him signed to be his free Act & deed.
And at the same place & time, Mary Ann Hayward, Wife of the said aforenamed Ira Hayward also appeared before me & being by me examined privily & apart from her said Husband, & having the within Instrument shown & explained to her by me, she acknowledged the same to be her free Act & deede & at the same time declared to me that she did not wish to retract the same.

Henry Martin
Justice of the Peace.

Recorded May 21. 1852. at 2. 20 o'clk P.M.

Witness

word "thousand Dollars" & "and" erased

Albert Pabodie
City Clk

Know all men by these Presents

That I, William Rose of Providence, in the State of Rhode Island, in consideration of Three hundred & fifty Dollars paid to me by Charles F Tillinghast & Thomas A Richmond, Executors of the Will of William Richmond 2d late of said Providence deceased, do hereby grant, bargain, sell & convey unto them the said Charles F Tillinghast & Thomas A Richmond, their Heirs & Assigns.

A Lot of Land with the Dwelling House & other Improvements thereon situate in said Providence, & bounded Easterly on Union Street, Southerly on Washington Street, Westerly on Land now or formerly belonging to Davies Sessions & Northerly on Land of Charles A Cobb. It being the same Estate conveyed to me by Deed of even date herewith, by the above named Charles F Tillinghast & Thomas A Richmond as Executors as above mentioned.

To Have & to Hold the same (subject however to a Mortgage to Amasa Manton) to them the said Charles F Tillinghast & Thomas A Richmond, their Heirs & Assigns, in Trust for the Estate of the said William Richmond 2d.

The condition of this Deed is such. That Whereas I, the said William Rose have this day made my promissory Note, for the sum of One Thousand Two hundred & fifty Dollars, payable to the said Charles F Tillinghast and Thomas A Richmond as Executors as aforesaid, on the decease of Mrs Desire B Crapo, Widow of the late Philip Crapo, or in Three years from the date thereof, should the decease within said Three years & the Interest of which said sum is by the terms of said Note, payable to the said Charles F Tillinghast & Thomas A Richmond, annually, during the life of the said Desire B Crapo for her use & a proportional part thereof, for any part of a year, to the day of her decease

Now if I shall pay the said sum of Money named in said Note with the Interest thereof, according to its

Having received payment in full for the Note within named and secured I do hereby cancel and discharge this Mortgage Deed. Witness my hand and seal Sept 24 1853
In presence of Albert Pabodie
Charles F Tillinghast
Trustee.

(11)

tenor, then this Deed shall be void, but otherwise shall be and remain in full force.

And I, the said William Rose hereby appoint the said Charles F. Tillinghast & Thomas A. Richmond, my Attornies irrevocable, with full power of substitution & revocation, for me and in my Name or in their names, at any time when the said Note or any portion of the Interest thereof shall become payable and shall remain unpaid for the space of ten days to sell at Public Auction, the premises hereby conveyed or any portion thereof, first advertizing the sale thereof for twenty days in one or more of the Newspapers published in the said City of Providence, And upon sale thereof for me & in my Name, or in their Names to execute & deliver to the purchaser thereof a Deed sufficient to vest in him a good title in fee simple, & to receive the proceeds of said sale & appropriate so much thereof as may be necessary to the payment of the said Note & of the Interest thereof & of all the expenses of said sale & accounting to me my Heirs & Assigns for the residue thereof.

And I, Emmie C. A. Rose, Wife of the said William Rose, in consideration of the premises, hereby Release, Quitclaim & Forever Quitclaim to the said Charles F. Tillinghast & Thomas A. Richmond, their Heirs & Assigns, all my Right of Dower in the hereinbefore granted premises.

In Witness whereof, We have hereto set our hands and seals, this First day of April A.D. 1852.

In presence of
James Tillinghast to 1st signature
Wm C. Baker to last signature

Wm. Rose. (L.S.)
E. C. W. Rose. (L.S.)

Providence, Sc. In Providence this Eighteenth day of May A.D. 1852.
William Rose appeared personally before me & acknowledged the above Instrument by him signed to be his free and voluntary Act and Deed.

James Tillinghast
Justice of the Peace.

Recorded May 22, 1852 at 12.30 o'clk P.M.

Witness Albert Pabodie
City Clk

Know all men by these Presents

That We, Jacob B. Thurber and Alice Ann Thurber, Wife of the said Jacob B. Thurber, of Providence, in the State of Rhode Island, in consideration of Seven hundred Dollars paid us by John Matherson, of said Providence, Hereby give, grant bargain, sell and convey to him the said John Matherson, his Heirs and Assigns,

All our and each of our Right, title & interest in & to a Lot of Land, with the Buildings & Improvements thereon, situate in said Providence & bounded Northerly on Westminster Street, Easterly on the Estate formerly owned by James Burrill, Southerly on Middle Street, & Westerly on Land of David Whipple, it being the same Lot of which Joseph Martin, Father of the said Alice Ann Thurber held a Lease at the time of his decease, & of the Buildings upon which the said Martin was the owner.

To Have & to Hold the same to him the said John Matherson, his Heirs & Assigns, to his & their own use.

The condition of this Deed is such, That Whereas the said

I hereby cancel and discharge this Mortgage Deed. Witness my hand and seal March 26 1855
In presence of
Albert Pabodie
John Matherson by his Attorney Charles F. Tillinghast

Jacob B. Thurber has this day made his promissory Note for the sum of Seven hundred Dollars, payable to the said John Matherson or order, in one year after date with Interest semi annually.

Now if the said Jacob shall pay the said Note with the Interest thereof according to its tenor, then this Deed shall be void, but otherwise shall be & remain in full force.

In Witness whereof, We have hereto set our hands & seals, this Twentieth day of May A.D. 1852.

In presence of
James Tillinghast

Jacob B. Thurber. (L.S.)
Alice A. Thurber. (L.S.)

Providence, Sc. In Providence this Twentieth day of May A.D. 1852.
Jacob B. Thurber personally appeared before me & acknowledged the above Instrument by him signed to be his free & voluntary Act & Deed.
And then & there also appeared Alice A. Thurber, Wife of the said Jacob & having been by me examined privily & apart from her said husband, & the preceding Instrument by her signed having been by me shown & explained to her, she acknowledged the same to be her free & voluntary Act & Deed, & declared to me, that she did not wish to retract the same.

James Tillinghast
Justice of the Peace.

Recorded May 24, 1852 at 11 o'clk A.M.

Witness Albert Pabodie City Clk

Know all men by these presents, That I William E. Clarke the Mortgagee named in the within Deed of Mortgage, For and in consideration of the sum of One hundred & sixty six Dollars to me Paid by Edward F. Miller of the City of Providence, the receipt whereof, I do hereby acknowledge, do by these presents, bargain, sell, assign, convey, set over and deliver to the said Edward F. Miller, and to his heirs and assigns, all my right, title and interest, property, claim and demand in and to the within Deed of Mortgage and to the premises and promissory Notes therein described, and I hereby substitute the said Miller as the Attorney of the said Wateres for the same purposes & with the same power as the within named

To have and to hold the same with all the rights and privileges thereof to him the said Edward F. Miller and to his heirs and assigns in as full and ample manner as I myself might hold and enjoy the same by virtue of the within Deed of Mortgage

In Witness whereof I have hereunto set my hand and seal this twenty eighth day of May A.D. 1852

In presence of
Wm C. Baker

Wm Edward Clarke (L.S.)

Providence County, Sc. May 29th A.D. 1852 Then personally appeared the within named Wm Edward Clarke and acknowledged the within instrument to be his free and voluntary act and deed
Before me Wm C. Baker
Justice of the Peace

The above Mortgage is recorded on page 296 of this Book

Recorded the preceding transfer June 1st 1852 at 10.50 o'clk A M Witness Albert Pabodie City Clk

---

Know all men by these presents, that I Charles F Tillinghast of Providence in the State of Rhode Island in consideration of Twenty four hundred Dollars paid me by Anne Power of said Providence widow, hereby grant, bargain, sell, and assign to her, her heirs and assigns, all my right, title & interest, in and to the four Lots of Land on Hope, Benevolent & George Streets in said Providence, which are Mortgaged to me by Wm H Cooke by deed recorded in said Providence in Book number 111 page 155 of the Records of Deeds & also the Note of said Cooke which is mentioned in & secured by the said Mortgage

To have and to hold the same to her the said Anne Power, her heirs and assigns

In Witness whereof I have hereto set my hand and seal this twelfth day of September A D 1850

Signed, sealed & delivered in presence of Henry Martin — Charles F. Tillinghast (L.S.)

Providence County ss In Providence this thirteenth day of September A D 1850 Then Charles F Tillinghast personally appeared before me and acknowledged the preceding Instrument by him signed to be his free act & deed

Henry Martin
Public Notary

Note. The mortgage referred to & assigned above is Recorded in Book 111 p 155

Recorded the above transfer June 10 1852 at 2.40 pm Witness Albert Pabodie City Clk

---

Know all men by these presents, That I Caleb Belcher the Mortgagee within named, for and in consideration of the sum of four hundred Dollars to me paid by Watson D Hatch of the City of Providence, the receipt whereof I do hereby acknowledge, do by these presents, give grant, bargain, sell & convey to the said Watson D Hatch, all my right, title, interest, claim, demand, property & estate, in and to the premises described in the within deed of Mortgage, together with the Notes therein described.

To have & to hold the same, to him the said Watson D Hatch, his heirs & assigns, in as full and ample manner, as I myself might hold & enjoy the same, by virtue of the within Deed of Mortgage & not otherwise

In witness whereof I have hereunto set my hand

and seal this 21 st day of June A D 1847

Signed, sealed & delivered in presence of Nathaniel Seale — Caleb Belcher (L.S.)

Providence ss In the City of Providence on this 21st day of June A D 1847 Then personally appeared the above named Caleb Belcher; Before me and acknowledged the preceding transfer by him signed to be his free act & deed

Nathaniel Seale
Public Notary

Note The Mortgage referred to in the above transfer is recorded in Book N° 104 page 233 and was discharged by the said Watson D Hatch May 6. 1852

Received the above transfer May 6 and Recorded the same June 10 ck 1852 Witness Albert Pabodie City Clerk

---

Know all men by these presents, that we Elizabeth A Perry, the Mortgagee within named and Amos Perry husband of said Elizabeth A, for and in consideration of the sum of Twenty one hundred Dollars to us paid by Eli Aylsworth of the City & County of Providence and State of Rhode Island, the receipt whereof we hereby acknowledge, do hereby grant, assign, transfer and make over to said Levi Aylsworth, his heirs, executors administrators and assigns, the within described premises, and all my right, title and interest therein

To have and to hold the same, to him the said Eli Aylsworth, his heirs, executors, administrators and assigns forever in as ample manner as the said Elizabeth A Perry might hold and enjoy the same, by virtue of the within Mortgage Deed, and not otherwise and we do for ourselves, our heirs, executors and administrators, covenant and agree to and with said Eli Aylsworth, his heirs, executors, administrators and assigns, that we have good right to assign said premises as aforesaid, and that the said Eli Aylsworth may hold and enjoy the same (subject however, to the right of redemption, as by law in such cases is provided) against the lawful claims of all persons, claiming by, through, or under us.

In Witness whereof we have hereunto set our hands and Seals, this twenty seventh day of May in the year of our Lord Eighteen Hundred and fifty two

Signed, sealed & delivered in presence of Robert Knight — Elizabeth A Perry (L.S.) — Amos Perry (L.S.)

Providence ss In the City of Providence May 27th A D 1852 Then personally appeared Amos Perry and acknowledged the

within written instrument by him subscribed to be his free act & deed; and at the same time and place personally appeared Elizabeth A. Perry, wife of said Amos Perry, and being examined privily and apart from her said husband, and having said Instrument Shewn and explained to her by me, acknowledged the same to be her free act and deed, from which she did not wish to retract

Before me Robert Knight
Justice of the Peace

Note The Mortgage assigned by the above transfer is recorded in in Book No 114 page 79 of the Record of Deeds

Recorded June 21. 1852 at 4 30 oclock pm
Witness Albert Pabodie City Clk

Agreement between John Barstow Agt & Roscoe Hall

First term expired on 15th March 1852
Providence May 1st 1852

The Annual rent of the Lot on the Corner of Wickenden and Thompson Street, shall be, by agreement this day, Thirty Dollars per annum and the taxes, that is, the Lessee is to pay the Taxes on the Lot in addition to the rent, The Lot is now occupied by Roscoe Hall who has a house thereon

John Barstow Agt
Roscoe Hall

Recorded June 25th 1852 at 10-20 oclock a m
Witness Albert Pabodie City Clk

Know all men by these Presents, that I Periah Brown of North Kingston, in the County of Washington and State of Rhode Island, have made and constituted and appointed and by these presents do make, constitute and appoint A. V. Dike of Providence, my true and lawful Attorney, for me and in my name, to receive the Amount due on the Notes secured by the attached Mortgage and I hereby empower him to assign or cancel the same

In Witness whereof I have hereunto set my hand and seal, the 16th day of June, in the Year One thousand, eight hundred and fifty two

Signed in Presence of
G A Kenyon

Periah Brown LS

For and in consideration of the sum of One Dollar to me paid by Charles M Howlett of Providence, the receipt of which is hereby acknowledged, I do hereby sell, assign, convey unto him the said Howlet his heirs & assigns all right, title, interest and claim in and to the Mortgage Deed (from Starkey to Dike) hereto annexed

In Witness my hand & seal this third day of July 1852
In presence of
Thos Lane

Periah Brown by his Atty
A V Dike LS

Recorded the foregoing transfer July 2d 1852 at 2 20 oclock p m.
Witness Albert Pabodie
City Clerk

Know all men by these Presents.

That We, William P Bullock, Julia Bullock & Edward Pearce, of Providence, State of Rhode Islands, Executors of the last Will & Testament of Richmond Bullock, deceased. for & in consideration of One Dollar paid to us by William P Bullock, the receipt of which is hereby acknowledged & for & in consideration of his rights as one of the residuary legatees of said Richmond Bullock, do hereby sell, assign, transfer & set over to him the said William, his Heirs & Assigns.

All our right, title & interest in & to the property described in the annexed Deed of Mortgage from Samuel Staples Jr Guardian of the persons & estates of Mary A & Staples & Isabella J. Staples, to Richmond Bullock dated July 19. 1848. & in & to the debt & evidences of debt intended to be secured thereby.

To Have & to Hold the same to him the said William, his Heirs & Assigns forever. And We, the said Executors, for ourselves our heirs, executors & administrators do hereby covenant & agree to & with the said William his Heirs & Assigns, that We have good right to sell & assign our interest in said property & debt as aforesaid, & that We will warrant & defend the same against the lawful demands of all persons claiming by, through or under us.

In testimony whereof, We have hereunto set our hands & seals at said Providence, this Fourteenth day of September in Eighteen hundred & forty nine.

Signed sealed and delivered
in presence of
Stephen P Wardwell

W. P. Bullock.
Julia A Bullock.
Edward Pearce
Executors

NB. The Mortgage transferred above is recorded in Book 114. page 253.

Recorded Sept 7. 1852. at 12 1/4 oclk P M.
Witness Albert Pabodie
City Clk

Know all men by these presents

That I Robert Rhodes the Mortgagee within named in consideration of Fifteen Hundred Dollars to me paid by Amy Mowry of Smithfield, the receipt whereof is hereby acknowledged, do by these presents bargain, sell, assign, convey, set over, and deliver to her the said Amey Mowry & to her heirs & assigns forever, all my right, title, interest, property, claim and demand in & to the within Deed of Mortgage & the premises & promissory Note therein described

To have and to hold the same with all the rights & privileges thereof to her the said Amey Mowry & to her heirs & assigns as security for the payment of the sum of Fifteen Hundred Dollars and the interest thereon within six months from the 25th day of September A D 1852 in as full & ample a manner as I myself might hold and enjoy the same by virtue of the within Deed of Mortgage

In Witness whereof I have hereunto set my hand & seal in this 25th day of September A D 1852

In presence of
N Searle

Robert Rhodes

County of Providence } In the City of Providence in this 30th day of September A D 1852 then personally appeared the above named Robert Rhodes before me & acknowledged the preceding Instrument by him signed to be his free act & deed

Nathaniel Searle
Justice of the Peace

Note The Mortgage referred to in the above Instrument is recorded in Book No 114 page 72 of the Records of Deeds,

Recorded Oct 4 1852 at 1.25 o'clock P M

Attest Albert Paladin
City Clerk

Know all men by these Presents.

That I. Gurdon Edwards of the City of Providence, in the State of Rhode Island, in consideration of the sum of Seven hundred Dollars, to me paid by Eliza Tingley Wife of Alanson S Tingley of Cumberland, in said State, the receipt whereof is hereby acknowledged, do hereby grant, bargain, sell & convey unto the said Eliza Tingley, her heirs & assigns forever.

A Lot of Land situate on the Southerly side of Smith Street in said City of Providence, on which it measures Forty feet & holding that width running back Sixty feet, & being part of Lot Numbered One hundred sixteen (116) on a Plat of the Field Purchase, so called, which said Plat is recorded in the Record of Deeds in said Providence in Book Number Twenty three page four hundred fifty two, & being the same Estate conveyed to me by Bradford Godfrey by deed dated October Tenth A D 1846 & also the same heretofore Mortgaged by me to the said Eliza under the name of Eliza Horton by deed dated October Tenth A D 1846, & recorded in said Records in Book Number Ninety six (96) page one hundred sixty five (165). Reference to said Deeds being had.

Having received full payment the hereby cancel this Mortgage Deed
Witness my hand & seal November 1st 1852
Eliza Tingley
Alanson S Tingley
In presence of
G. A. Williamson & E. J.

To Have & to Hold the same with all the privileges & appurtenances thereto belonging to her the said Eliza Tingley, her heirs & assigns forever.

And I. Hurldah Edwards, Wife of the said Gurdon, in consideration of the sum paid as aforesaid, do hereby Release & forever Quitclaim unto the said Eliza Tingley, her heirs & Assigns forever, All my Right of Dower in & to the aforegranted premises.

The condition of this Deed is such That whereas I. the said Gurdon Edwards have executed my Negotiable promissory Note, bearing even date herewith & made payable to the said Eliza Tingley or order in three Months after demand with Interest from date payable semi annually, for the sum of Seven hundred Dollars. ($700).

Now Therefore, if I. the said Edwards or my heirs, executors, administrators or assigns or any other person for me or them, shall pay said Note & the Interest thereon, according to its tenor, then this Deed shall be void, otherwise shall be & remain in full force & effect.

Furthermore I. the said Gurdon Edwards do hereby constitute and appoint the said Eliza Tingley, her Executors, administrators & assigns my lawful Attorney or Attorneys, irrevocable, with full power of substitution & of revocation, for me & in my Name, & in her or their Name or Names at any time in case default shall be made in the payment of said Note or of the semi annual Interest due thereon, & such default shall continue for the term of ten days to sell at public auction, the Estate aforesaid or any part thereof, She or they first giving, after the expiration of said term of ten days, twenty days notice of such sale in some one of the public Newspapers printed in said Providence, and in my Name or in her or their name or Names, to make, execute, seal, acknowledge & deliver to the purchaser or purchasers thereof any deed or deeds that may be necessary to vest in such purchaser or purchasers a good & absolute Estate in fee simple therein, & on sale thereof (hereby granting unto my said Attorney or Attorneys full power to continue & adjourn such sale from time to time) & do authorize my said Attorney or Attorneys to receive the amount the same may be sold for & after the payment of all the expenses incident to such sale or sales, to apply & appropriate the residue thereof to the payment of the amount of principal & interest of said Note hereby secured, I hereby agreeing that in case of a sale for default of the payment of said semi annual Interest, the principal of said Note shall be deemed due & payable on the day of such sale & becoming to me, my heirs or assigns for all sums over & above the amount thereof. I hereby ratifying, approving & confirming such sale or sales as may be made or caused to be made by virtue thereof.

Furthermore, I. the said Gurdon Edwards for myself & for my heirs, executors, administrators & assigns, do hereby covenant with the said Eliza Tingley her Executors, administrators & assigns, that Insurance against loss by fire shall be kept & maintained upon the Buildings on said Land in a sum not less than Seven hundred Dollars, & that the policy or policies of such Insurance shall be assigned to the Grantee her Executors, administrators or assigns, and in default thereof, do hereby agree that the Grantee, her executors, administrators or assigns may effect such Insurance & the premium or premiums paid therefor shall be a further lien upon said Estate, secured by these Presents.

Witness my hands & seals, this Eleventh day of October A D. Eighteen Hundred and fifty two. (1852)

Signed, sealed & delivered in presence of
the letter "S" being inserted as the initial letter of the middle name of Alanson S Tingley before execution)
James Tillinghast & first signature.
Attest J M Bradish

Gurdon Edwards. (L.S.)

Hurldah Edwards. (L.S.)

State of Rhode Island &c. Providence &c. 1st Providence this Eleventh day of October A.D. 1852. Girden Edwards personally appeared before me and acknowledged the (annexed) Instrument by him signed to be his free and voluntary act and Deed.

James Tillinghast
Justice of the Peace.

Recorded Oct 11. 1852. at 3. 10 o'clk P.M.

Witness (word "annexed" underlined)

Albert Pabodie
City Clk

Know all men by these presents

That We Amey Mowry the Assignee of the annexed Deed of Mortgage & Scott W Mowry, husband of the said Amey Mowry, both of Glocester, in the County of Providence, State of Rhode Island, for and in consideration of the sum of fifteen hundred Dollars paid by Henry A Dike & James P Dike both of the City, County and State of New York, the receipt whereof, is hereby acknowledged, do by these presents bargain, sell, assign, convey, set over and deliver unto the said Henry A Dike & James P Dike & to their heirs & assigns forever, all our right, title, interest, property, claim & demand in and to the annexed Deed of Mortgage & to the premises and promissory Note therein described

And hereby nominate constitute and appoint, the said Henry A Dike & James P Dike their Executors, administrators and assigns, our true and lawful Attorneys with full Powers of Substitution to make sale of said Premises according to the provisions of said Deed

To have and to hold the same with all the rights and privileges thereof, to them the said Henry A Dike & James P Dike & to their heirs & assigns, in as full & ample a manner, as We the said Amey Mowry & Scott W Mowry might, by virtue of the annexed Deed of Mortgage & the assignment thereof

In Witness whereof, We have hereunto set our hands and seals on this Second day of April A.D. 1853

Signed, sealed & delivered in presence of
Samuel W Hunt
George A Browne

Amey Mowry (29)
Scott W Mowry (29)

County of Providence ss In the Town of Glocester on this 6th day of April A.D. 1853 Then personally appeared the within named Scott W Mowry before me and acknowledged the within Instrument by him signed, to be his free act & deed - And at the same time and place personally appeared the within named Amy Mowry wife of the within named Scott W Mowry & was examined by me privily & apart from her said husband & after having had the within Instrument shewn & explained unto her by me, she acknowledged

unto me, that she understood the same, that it was her free act & deed & she declared unto me that she signed the same voluntarily & that she did not wish to retract the same

George A Browne
Justice of the Peace

Recorded July 2 1853 at 9 50 o'clk A M

Witness Albert Pabodie
City Clerk

Note The mortgage assigned above is recorded in Book No 114 page 72. transfer of the same on page 310 of this Book

Arnold Samuel G		Sam	Wm R Forrest	86
Atwood Henry H		"	Charles Atwood	93
R Aldrich & J Waterman	Trustees.	(transfer)	"	Robert Aldrich Trustee	267
Angell Andrew			"	Asa N Gilley & Wm Clark	112
American Bank			"	Elijah C Baker	125
Attleborough do		transfer	"	Samuel Carpenter	273
Andrews Wm & others			"	Henry B Brown	143
Aldrich Thomas			"	Oliver C Wilbur	146
Angell Waterman B.		transfer	"	Arthur W Kimball & Wife	283
" Same		do	"	Same	284
Andrews Wm			"	Daniel M Hale	168
Angell George W.			"	Horatio N Angell	177
Andrews Betsey & Reston Bennett.		Trustees	"	Ephraim H Eady	191
Angell Pardon			"	Horatio N Angell	204
Angell Nancy			"	Ruth Vaughn	208
Arnold Edwin H			"	Charles J Arnold	209
Arnold Obadiah			"	James Greene	223
Aplin Frances & Emily.		transfers	"	Asa & Jonathan Pike	298
Aylsworth Eli		"	"	Amos Perry & Wife	307

B

Bain Hugh B		Trans	Arnold W. Spencer	8
Bishop Richard		"	Olney W. Austin	15
Barnes George L		"	Hezekiah A. Chaddes	255
Benevolent Congregational Society		"	Ethel W. Freeman	30
Agrmt		"	Wm. B. Cranston	47
Bacon Isaiah		"	Olney Read	48
Brown Hansel		"	Gidneille Wood	56
Brown Darlon H		"	Rebekah Whitaker	57
Bowen Rebecca		"	George Mason	80
Burrows & Burgess		"	Albert Farnam & Wife	85
Bullock Julia	transfer	"	Benevolent Congl. Society. on back of page	30
Brown Lemas		"	David Taylor	105
Briggs Hannah F		"	Isaac T. Battey	113
Baker Henry L		"	John M. Gilpin	115
same		"	Samuel Dunlop	116
Bill Emma		"	Francis W. Oshiam & Wife	126
Bain Hugh B		"	Allen Chilson	130
Bennet Hiram		"	Caleb Harrington	145
Babcock Horatio		"	Oliver H.P. James	147
Battey Thomas J		"	Reuben Lewis	152
Burrows Arthur K		"	Isaac Field	162
Butts James E		"	James E. Butts Jr	288
Budlong Tabitha J		"	Patrick Mc Donagh & Wife	187
Burrows Joseph & Son.	transfer	"	Thomas W. Greene	200
Beckwith Truman		"	Lawrence Fallon	202
Bassett George A		"	David Taylor	206
Bullock Wm P	transfer	"	Julia Bullock & others	293
Burgess Horace C		"	John P. Dunham	214
Bullock Julia		"	Philip Case, Guardian	297
Burnham John A		"	George L. Clarke	238
Bain Hugh B		"	Henry Simon	242
Bliven Sophia	revoking power atty to Chris. Alexander			291
Bullock Wm P	transfer	"	Wm P. Bullock & others, Executors	309

C

Clapp Wm		Trans	Luke Green	262
Cornell Abraham Jr		"	Zachariah Johnson 4th	52
Child Lewis P		"	Wm. B. Dean	69
Crossman Sarah		"	Thomas Campbell	89
Currey Samuel		"	William Donnelly	119
Capron George		"	Catharine Donnelly	137
Clark Ambrose & George L		"	Jeremiah O'Neal & Wife	277
Chandler Randolph		"	John Congdon	151
Cruet Antonio L		"	Owen Tierney	158
Chace Benjamin B	transfer	"	Gardner Pelrce	287
Conners John		"	Wm Costigan	184
Same		"	Dennis & Charles Regan	203
Same		"	John Costigan	207
Clarke Wm E		"	Spencer Waters	296
Chappell Joseph		"	John Perkins	229
Clemence Seril W		"	Thomas J. Delaney	239
same		"	Arthur Treanor	250½
Cushing Jane E		"	Stephen P. Henry	250¾

Diman Wm		From	Stephen Arnold		18
Dodge Christopher G		"	Wm H Baxter		707
Dike Asa T 3		"	Albert J Brown & Wife		280
Dillon Ann A		"	N C Gardner & J W Briggs		148
Dike Albyn T		"	Benjamin M Burgess		161
Same		"	Thomas L H Creighton		166
Davis Lydia		"	Thomas Davis 2d		178
Dike Asa T 3		"	Alfred Garfield		220
Douglas William		"	Henry Packhurst		231
Dyer Benjamin	Transfer	"	William H Gale	Cash	205
Dike A T	Pow. of Atty	"	Amey Mowry	"	230
Same	Transfer	"	Job Kenyon	"	82
Dike Henry A & James P	Dr	"	Scott W Mowry & Wife		312

Eveleth Wm		From	Benoy Lewis		64
Eveleth Bainbridge		"	Dwight Eveleth		263
Edwards Celinda		"	Wm B Preston		195

Fenner Elizabeth S	Firm	Cornelius G Fenner	4
Fenner Nelemy	"	New England Butt Co	257
Fluhrer John C	"	Arnold Saunders	44
Fanning Joseph C	"	Abby R & Hannah R Barron	66
Fluhrer John C	"	Brown & Bailey	87
Fenner Aris E	"	Cornelius G Fenner	76
Fluhrer John C	"	Christian Senft	155
Same	"	Wm Whipple Dunn	179
Foster William	"	Francis Coughlan	211

Gardner & Brayton	Firm	Jeremiah Horton	3
Greene H Dunn	"	Otis H Cushing	7
Sprenger Wm	"	Humphrey Abbey	353
Greene George W	"	Seaman Reaves	68
Gray Horace (transfer)	"	Chas Tallman	266
Gesler Nathan	"	Robert Manchester Jr	104
Greene Moses	"	Shubael Cady	110
Gardiner Peleg W	"	Wm W Krach	150
Gardner & Brayton	"	Wheaton & Harrington	153
Same (transfer)	"	Wm O Cook	382
Same	"	Lawrence Mc Gough	194
Gardiner Peleg W	"	Seth Gee	198
Greene George W	"	Charles F Tillinghast Trustee	292
Greene Thomas W	"	Matthew W Arrington & Wife	200
Gale Wm H	"	Eugene Dennehy	205
Greene George W (transfer)	"	Allegra & Dike, on back of page	161
Greene Geo M. & Chas F Nichols	"	Arnold Saunders	301
Greene H Dunn	"	Michael Duffy	247

Hubbard Benj M		from	Jacob Robinson	16
Horton Comfort		"	Hugh Smith	21
Hartshorn Thomas C		"	John W Freeman	31
Hennessey John B		"	Michal Fanning	33
Harding Wm H		"	Frederick A Hicks & Wife	38
Hall Thomas J		"	Stephen Arnold	54
Hopkins Franklin C		"	Pen Yan Mens Friendly Assistance Society	61
Hennessey John B		"	John V Dennis	77
Howard Joseph		"	Nathan Thornton Jr	81
Hartwell Carding &		"	Hartwell, Dudley & Co	94
Horton Mary A	transfer	"	Merrit B Waterman	265
Holden Silotes W	do	"	Charles H Dabney	268
Hobart Jeanett		"	Dorr & Hobart	269
Handy Cyrus	transfer	"	Isaac & Sam[l] Hedley	271
Same	do	"	Same	271
Howard Asa		"	Thomas Snyder & Wife	144
Howell John B	Decree	"	Supreme Court	275
Hennessey John B		"	Jeremiah Baggott	160
Hopkins Wm W		"	Joseph Sanford	172
Hill Paris & others, Trustees		"	John F Chapin	181
Harris Edwin H		"	Thomas R Holden	180
Hall Nathan B		"	Israel Mariah K Tucker	183
Hennessy John B		"	Lewis Rutter	196
Howard Joseph		"	John C Church	212
Hopkins Benjamin		"	Oliver C Wilbur	218
Same		"	Same	219
Same		"	Susan Chase	222
Hotchkiss Lewis D		"	James Gleason	240
Same		"	James Mc Elroy	241
Hopkins Benjamin		"	Jacob B Thurber	248
Same		"	Same & Wife	249
Haraden Nancy L		"	David Offee	250 1/4
Hatch Walson D	Transfer	"	Caleb Belcher	306
Hall Roscoe	Aquiment with		John Barstow Agt	308
Howlet Charles Mc	Transfer	from	Bernard Brown by Attorney	308
Hadfield Richard	discharge	"	Pawtuchet Institution for Savings	55

Jeneches George A	Firm	Richard Angell	1
James Samuel	"	Oliver H. P. James	32
Jostin Joseph A.D.	"	Wm H Murray	45
James Joseph	"	Wm P Angell	67
Jeneches Charles W	"	John C Jeneches	109
Jackson Sylvester R	"	Thomas J Sprague	128
Same	"	Niles B Schubarth	138
James Samuel transfer	"	Horatio Bassett	281
Jackson Sylvester R	"	Niles B Schubarth	159
Same transfer	"	George W Greene	293
Jeneches George C	"	William H Taft	215

King John W	Firm	Edward P Knowles	25
Same	"	Alonzo Chase	27
Knight Wm H	"	Wm Simpson	34
Kenyon Bob	"	Nelson C Northup	82
Kenniston Freeman	"	Joseph Mallett	95
Knowles Edward P	"	Nathaniel Aldrich	96
Same	"	Joseph Hagan	97
King John M	"	Palmer Ferris	122
Kelley Ebenezer transfer Lease	"	Franklin White	277
Kendall Benjamin F	"	Edw P Salisbury & Wife	170
Kingsbury Wm B	"	Henry Keeches	188
King John M	"	Daniel D Haines	250

Luther Job		from	Asher S Thurston	63
Lapham Benjamin N		"	Daniel B Field	120
Lewis Chace		"	Wm H Thurber	131
same		"	same	132
same		"	same	133
same		"	same	134
same		"	Nathan B Fenner	135
Leach Dennis		"	George P Barbour	141
Leyon G.S. & Oren Claflen		"	J.H. Angell & L.F. Joslin	228
Lyon Edwd S	transfer	"	Oren Claflen	228½

Martin Richard C		from	John W Lonsdale	9
Mc Claflin Barney		"	Harvey N Payton	22
Matthewson Bailey M		"	Benjamin C Read	51
Metcalf Joel & Joseph G		"	Orrin Hughes	88
Mantiel Stephen		"	Henry A Williams	90
Mechanics & Manufacturers Bank		"	Rebecca Snow	99
Morrey & Steere		"	Michael Murphey	124
Manchester & Brother		"	Ezra Carrington	142
Maguire Thomas	transfer	"	Edwin H Harris	286
Discharged Moore John		"	Daniel O Donnell	164
Moore Mary	transfer	"	John Moore	re back 164
Mc Glen Hugh		"	Daniel O Donnell	171
Morrey Smith		"	John B Worrell	174
Maurdin Frank,	Trustee	"	Daniel Mc Moore	182
Meigs Joseph L		"	Wm Morgan	Guardian 290
Mc Lucy Eaton W		"	Russell R Richard	199
Manchester & Brother		"	John P Jones	225
Mowries Charles		"	Joseph J Ashley	227
Morrey Amey		"	Thomas W Greene	230
Matthewson Abraham		"	James P Barlingame	233
Morgan Wm & Benj N Lapham		"	Sophia Rivers & B Benton	Trustee 237
Manton Amasa S.	Trustee	"	Wm Read	299
Mason Orrin		"	George A Miller	244
Matthewson John		"	Jacob B Thurber & Wife	304
Miller Edward F	transfer	"	Wm E Clarke	305
Mason John H	Do	"	Obadiah Arnold	back 223
Mowry Amey	Do	"	Rebecca Rhodes	310

Nichols Edmund A	from	Bridget Smith	19
Nightingale George C	"	Edward C Manton	256
Nichols Charles H	"	Samuel D Wickes	70
Newton J. W. & Henry Whitman	"	Cyrus Handy	272
Nichols Giles M	"	Christopher R Nichols	185
Nichols Edmund A	"	James G Saunders	235

Olney George	from	Charles H Olden 2d	71
Orr Martha G	transfer	Willard Sayles	378
Jane	Release	Jane A Orr	378
Oldfield John	"	Elisha Peckham	149
Orron Ezekiel	"	Charles A Young	217
Olney Joseph	"	Consider W Burt	226

Pawtucket Institution for Savings		From	Daniel O'Donnell	6
Peck Solomon Jr		"	Elvin Shaw & Wife	10
Gray Alvin		"	Paxton A Holden	17
Pvd Institution for Savings		"	Samuel Dexter & Wife	23
Pettis Avery		"	Avery M Hinton	24
Pawtucket Institution for Savings		"	Willard Esten	35
Gray Sarah A	transfer	"	John S Harris	260
Pvd Institution for Savings		"	Thomas J Stead	36
Peck Solomon Jr		"	George Wilson	40
Page Thomas B		"	Walter S Burges	111
Pettis Daniel		"	Malvin M Pettis	42
Pawtucket Institution for Savings		"	David C Green	261
Providence Aqueduct Co		"	Wm W Arnold & Son	46
Pvd Institution for Savings		"	Providence Gas Company	49
Pearce Gardner		"	Holden Pearce	53
Pawtucket Institution for Savings		"	Richard Hadfield	55
Pvd Institution for Savings		"	Charles F Tillinghast	58
same		"	Job L Pratt	60
Paxton Harvey Jr	transfer	"	Nathan Paxton	264
Phillips Hartley F		"	Harrison G O Hilton	101
Pvd Institution for Savings		"	Matthew Harrington & Wife	103
same		"	Wm Babcock	108
Potter Charles		"	Owen Burke	114
Pvd Institution for Savings		"	Henry L & Byron	117
same		"	Wm McIntire	121
same		"	Antonio Le Count & Wife	123
Potter Charles		"	Francis W Lapham & Wife	127
Paxton George W	transfer	"	Earl P Mason	274
Providence Aqueduct Co		"	Joseph R Budlong	140
Pvd Institution for Savings		"	Elizabeth M Eddy Exrx	154
Paxton George W	transfer	"	Sarah Chapman. by Atty	284
same	do	"	same do	285
Pvd Institution for Savings		"	Samuel J Cole	157
Gray Alden &	transfer	"	Brayton Gardner	286
Pvd Institution for Savings		"	Norman W Maynard	165
Aldman John R & Pearce. Trustees		"	Wm M Bowen	167
Pvd Institution for Savings		"	Samuel Slocum	169
Fitch Jonathan		"	Stephen Bush	176
Ladelford Seth & Co		"	Silas Mandger & Wife	213
Pvd Institution for Savings		"	Charles F Tillinghast	232
Pawtucket " " "		"	Wheaton A Harrington	236
Pearce & Plummer "	Release	"	Brayton Gardner. back of page	236
Pvd Institution for Savings		"	John Thorington	245
same		"	Jabez M Fisher	246
Power Anne	transfer	"	Samuel James	257 duplicate
		"	Chas F Tillinghast	306

Read James H	Firm	Turner Williams	2
Richmond Samuel N & others	"	George M Richmond	259
Randall Daniel B	"	John H Salisbury	73
Reynolds Abel	"	Lorenzo Vaughn	100
Robinson Christopher	"	Samuel J Kenvile	129
Richmond Franklin H. transfer	"	Stores Hutchins	283
Reynolds Abel	"	Lorenzo Vaughn	186
Rhodes Christopher	"	Wm M Hale & Wife	201

Smith Franklin	Firm	George C Cooke	11
Smith Varana	"	Silas B Weeks	12
Slyfe Charlotte	"	Wm D Bruce	13
Smith Rhoda	"	Philander G.T. Hewitt	14
Smith Richard (transfer)	"	Edmund A Nichols (back)	19
Smith Simri	"	Fayette Vandenburgh	20
Sherman Riley S	"	Mary Afsby	28
Stone Charles M	"	Harrison G Macumber	29
Stanton Gilbert	"	Margaret Briggs	258
Swan James C	"	Charles Matherson	65
Stoddard Thomas G	"	Gardner G Clark	79
Slater Jospe F & others	"	Coulton Whipple	102
Stokes John	"	George Wheeler	139
Slocum Samuel	"	Riley Hull	163
Street Menzies	"	Thomas Phillips	190
Snell & Carpenter & others	"	Same	197
Smith John P	"	Wm Dixon & Earl D Barden	294
Slater Horatio N	"	James Cartlige	216
Sparks Gardner G	"	Benjamin C Meade	221
Hayden Willard	"	Walter W Updike	234
Smith Richard transfer	"	Edmund A Nichols on back of page	235

Tallman Erek			from	Benjamin F Grant	254
Tillinghast Charles F.	Executor		"	Frederick A Hicks & Wife	37
Tarney Hugh			"	Amy Tarney	39
Tillinghast Charles F.	Admr		"	Cinelia J Babbitt	43
Same	do		"	Henry B Drum	62
Thurber Dexter			"	Thomas Arnold	72
Tillinghast C.F. & N.A. Greene.	Admrs.		"	Wm Carrigan	83
Tripp Jane M			"	D. K. Angell & Co	111
Tobey Samuel B.	Ex & Guar		"	Henry L Borrow	268
Thurston Amen R			"	Willard B Scott	118
Tripp Jane M			"	D. K. Angell & Co	156
Thurston Augustus	transfer		"	Gardon A Phillips	287
Thurston Augustus 4			"	Gardner Pierce	175
Thompson James.	transfer		"	John T Walker	295
Tanner Samuel			"	C. G. & C. W. Barrows	243
Tripp Howard			"	Isaac Hayward & Wife	302
Tillinghast C.F. & T.A. Richmond.	Executors		"	William Rose	303
Tingley Eliza			"	Gordon Edwards	310

Vaill Wm		from	Thomas W Greene	50
Vaughn John & Wife		"	Silas M Field & Wife	75
Venton Samuel		"	Levi C Dexter	106
Venton Elisha D		"	Sophia Bliven	192
Vandoorn Sophia	transfer	"	Frances & Emily Aplin	300

Work & Whitford		from	Guilford Slack & Wife	5
Warwick Institution for Savings		"	Ezekiel De Richard & Wife	26
Wheldey Samuel		"	Polly Whelden & others	59
Walch James		"	John Thatcher	74
Wright Dennis		"	George A & Nicholas D Tanner	78
Williams Sarah		"	Elijah C Baker	84
Williams Randall		"	Turner Williams	91
Wheaton Wilbur		"	Michael Mc Carron	92
Warwick Institution for Savings		"	Arnold K Foster	98
	same	"	Benjamin C Borden	136
Weybosset Bank		"	Luke Green	274
Willy John D	transfer	"	Wm Morris	279
Wheeler Barnett W		"	David A Brown	143
Wrentham Bank	transfer	"	Edwin K Harris	288
Whitman Henry		"	Daniel O Donnell	189
Wiggin Grace		"	Roxanna Mc Seaman	193
Ward Benjamin B		"	Thomas J Sherman & Wife	210
Wilson George		"	Asa O Donnell	224
~~Water Spencer~~	wrong	"	Williams & Clarke	296

CITY OF
PROVIDENCE, R. I.
RECORD OF DEEDS

127 END