CITY OF PROVIDENCE, R. I. RECORD OF DEEDS

START 257

Armstrong John	agree't	To	Patrick Reynolds	109	✓
Allen Willard J	Trustee	under the will of "	Mary Anna Snow wife of Joseph J	147	
Aldrich Elisha S.	appointed	trustee under will of	Elizabeth B. Dyer	168	
Angell Wm R.			Elisha C Kenny	167	
Angell Fred H. et al		assgt	Royal P. Gladding	172	
Allen Wm G. & wife		Release	Geo. W. R. Matteson	179	✓
Allen James W		B. Sale	Hezekiel H. Allen	189	
Andrews Stephen H.		Lease	Charlotte S. Packard	201	
Allen Willard J	hereby	mortgage "	Esther M. Allen wife of Samuel	213	
Allen Samuel	Trustee et al	by mortgage "	do	213	
Allen John B		trust deed "	George N. Hall	214	✓
Arnold Richard J & Geo H Page & wife			" Agreement	238	✓
Arnold James B et al		Assignees	" Elizabeth V. & Isabella M. Smith	312	✓
Aylesworth Eli			Mechanics Savings Bank	22	
do			do	23	
Angell Louis L.			Ariel K. Fletcher	26	
Allen C. F.		B. Sale	C. S. Livesey	375	
Allen Elisha J.		Assgt	Lutee Arnold	376	
Aylesworth Eli et al	Trustees		Albert A. Sack	390	✓
Angell Louis L.			Benj N. Lapham	50	
Ardoene George M		Trans Lease "	Lloyd A. Tillinghast	442	✓
Andrews Benjamin		Execution "	Thomas S. Staulden & wife	456	
do		"	do	457	✓
Ames Samuel			Charlotte E Matheson	85	
do wife			do	86	
Aylesworth Eli	Trustee		Olney B. Waterman	89	
Allen Edw'd J.		B. Sale	Wm H. Carder	500	✓
Arnold Wm E.		do	Stephen C. Arnold	515	✓

Baker Colin C	Assignt	James Baker	121	
Barnes Frank J		Harriet M Barnes	132	✓
Baker Colin C. 2 Assignee		Sarah C. Anthony	135	
Baker James Assignee et al.		do	135	✓
Browne Geo. H. Trustee et al	"	Martin V.B. Darling	150	
Barnes Eliza G.	Lease	Curtis B. Fales	161	
Barnes Henry L. & Harriet M.	"	Henry L. & Bradford H. Billings	163	
Barnes George L. Frank J. & Harriet M.	"	" Curtis B Fales	165	
Barnes George L. & Harriet M.	Agmt	" Henry L. & Bradford H. Billings	166	
Barnes Eliza G. Trustee of		Geo. L. & Harriet M. Barnes	168	
Barstow Amos C. et al	Release	Wm. S. Merry & Chas. B. Goff	173	✓
Burt Allen & wife et al		Crawford J. Martin	186	
Bramell Chas D. W. & wife	Release	John M. Buffington	192	
Babcock Geo. H. & wife by mortgagee		Wm. F. Macomber	206	
Bichlin Geo & wife by mortgagee		Sylvester C. Jackson	209	
Bailey Wm. M. assignee		Cornelia B. Comstock wife of C. W.	220	
Bullock Saml B.	Trust	Saml H. Bullock	232	
Barr Benjamin et al	Lease	" George H. Page & wife	236	
Burns Joseph	Amal Lt	Wm H. Greene	245	✓
Bagley Rose M	B Sale	" Geo H. Thompson	252	
Bligh John	by mortgage	" Ellen Bligh	252	
Brown Benjamin F	do	" Benjamin F Brown	254	
Bligh John by mortgagee		Ellen Bligh	265	
Brennan Bridget A by mortgagee		Patrick Farrin	271	
Broom Joshua R.	assgt	Geo H. Paylon	280	
Babcock Geo. H. by assignee		Erastus N. Steere	282	
Briggs Chas. H. & wife by mortgagee		John Irving	283	
Barney James H by Assignee	"	C C & H M Taber	310	
Baker William F by Assignee	"	Elizabeth V & Isabella M Smith	312	
Boon Chas E.	assgt	Wm B. Rider	330	
Bradley Abbie L.		Kate R. Smith wife of Amos D. 3d	2	
Beaman Allen C.		Mary Ellen Coombe wife of Hollis M.	4	
do		do	6	
Brady Margaret Mary Ann Catharine by Guar.		Catharine Nicklin wife of Wm	342	
Brown Thomas	New trustee appt'd under will of		343	✓
Baker Colin C by assignee et al	Trust	Edwin J. Nightingale Trustee	352	
Barstow Wm Trustees of		Wm H. Barstow	354	
Barstow Wm H.		Julia E. H. Barstow wife of Wm	19	
Barney Henry E.	Trans Lease	Isa N. Goff	370	
Barbour John		Edward Perkins	30	
Barbour Geo.		Elizabeth Perkins wife of Edw.	31	
Bayder Geo F		Erastus N Steere	36	✓

Butler Wm by Trustees	To	Albert A. Sack	390	
Brown Geo. H. & Trustee		do	390	
Browne Harry H.		Henry H. Angell et al	40	
Billings Edw. W. & wife by mortgage		Mary E. Hopkins	394	✓
Berry Frank		Margaret Berry	48	
Billings Edw & W. by assignee		Pardon Angell	51	
Bligh Andrew H.		Jesse P. Eddy	407	
Brown Nelson	by Coll Treas.	Gilbert A. Robbins	408	
Barnes Albert H.		John De Souza	55	
Bushee John L. et al by Coll Treas.		Chas. L. Leonard	422	
Black James B. by Mortgagee		W. C. Butler	430	
Bailey Thos B.		Ann H. Call	60	
Barstow William Trustees of		" David Millard	438	
Bradley Maria L.	Dower	" Frank E. Richmond	442	
Brennan John H.		" Margaret Goodwin wife of John	64	✓
Brennan James		" Kenyon, Grinnwood & Co	447	
do	Trans Lease	" do	448	
Budlong Robert E	"	" William A. Price	452	
Billings Edward W & Assignee		" Horatio N. Angell	73	✓
Baker Elijah C.	Lease	Chas H. Doeman	466	
Bligh Thomas by Mortgagee		Thomas Miller	467	
Budlong Edwin C. by assignee		Robt E. Budlong	475	
Budlong George E		" Walter S Angell	87	
Bruce Danl by assignee	Trans Lease	Alfred Barth	489	
Balch John H.		Albert C. Howard	93	
Bullock Sam H.	assgt	G. H. Carpenter Jr.	502	✓
Bonchard Victor by Mortgagee		Amanda Bonchard wife of Victor	510	✓
Bradford Shadrach S. Trustees under will of		Wm B. Weeden	522	
Brown Ebenezer P. by Admr		" Sally Brown	538	✓

B

C

Cheever Dexter C. & Cora L.	Bond	To	Chas. H. Cornell	109	
Congdon Howard	Assgt	"	Chas. W. Moore	116	
Cooding & Congdon	"		do	116	✓
City of Providence	Lease	"	Samuel S. Smith et al	137	
do		"	James H. Baxter	141	
Claflin Geo. L. Assignee	Release		Eliza F. Dorr	156	
Comstock Andrew et al	"		Wm. S. Merry & Chas. B. Goff	173	
Corliss Geo. H. et al	"		do do	173	
Collins Melcene A wife	by Mortgage	"	Arthur W. Dennis	176	✓
Cornell Deborah H. et al			Crawford S. Macklin	186	
Core Foundry & Machine Co.	Assgt		Geo. H. Slade	195	
Claflin Geo. L.	Trust deed		A. C. Baxter et al	221	
Cranston Marvin B.	B. Sale		Silas A. Sweet	228	
Churchill David B. et al	Assgt		Henry P. Richmond	229	
Chace James E. et al	"		do	229	✓
Chace Thomas W	"	"	Stephen G. Mason	240	
Chapin Josiah by Trustee			James L. Tourtellotte	249	✓
Capstick John by mortgagee			Malcom M. McDonald	264	
Claflin Geo. L. et al	Agreet		C. Leland & Co.	265	
Chapin Josiah by Trustee			Robert Knight	276	
Corliss Wm	Assgt		Henry W. Wilkinson	287	
Chapin Josiah by Trustee			Stephen Tourtellotte	292	
Codwell Jerome F.	B. Sale		Henry F. Hicks	294	
Cook Stephen	"		Levander Cook	305	
Cook Levander	Assgt		John Kendrick & Lorin M. Cook	306	
Cavanagh John F. et al	B. Sale		Thos. Grimes	323	
Collins Simon S. by assignee	"		Allen C. Brannan	5	
do by mortgagee			do	333	
City of Providence			Richard Davis	11	
Curry Samuel G. by mortgagee			Mary E. Hopkins	257	✓
Crocker Geo. H. et al	Trust		Edwin J. Nightingale Trustee	362	
Curran Thomas by trustee			Bussey Barbour mfr of John F. Trustee	372	
Cassell J. F.	B. Sale		J. W. Gorton	374	
Cooke John B. Jr.			Ann W. Greene	84	
Chace Thos. W. by mortgagee			Henry P. Jordan	399	✓
Citizens Sav. Bk	Release		Wm. C. Sommell	423	
Collins Simon S. by mortgagee			Walter Callender	425	
Carpenter Sturgis P. et al		"	Frank E. Richmond	441	✓
Clarke George L. Assignee		"	Horatio N. Angell	73	✓
Clear Abram H. by mortgagee		"	Rowland L. Rose	462	
Charlton John			John B. Hennessy	90	
Corcoran James J.			Thos. Furlong	495	✓

Cooke John B.		To	Ann W. Greene	104	✓
Cummings Dennis mfr by mortgagee			John Cassidy	527	
Carrigue Laura W	Agreet	"	Charles A. Cobb	542	
Cobb Charles A	"		Laura W. Carrigue	542	
do	Award of Rents		do	542	
Carrigue Laura W	"		Charles A. Cobb	542	
Cross Frances M. et al			John W. Smith	542	
Creighton James H. et al			do	542	
Creighton Johnston WB			do	543	
Creighton John O			do	544	✓
Curry Saml G. et al by Sheriff			Emily F. Webster	555	✓

C

D

Dyer Elizabeth B.	Decree of Court appointing new Trustee under Will of		158	✓	
Dexter Smith A. & Wm C. Annie W. & Robt H. by Guar. et al		Cranford S. Martin	186		
Dow Geo. S.	assgt	Geo. W. Hall	204		
Davis Lyceria		Thos. Davis 2d	207		
Dunn William et al	assgt	John D. Thurston	219	✓	
Dexter Arthur F.	"	Frances Colwell	288		
Doulon Thomas & Wm et al		Patrick Harney	319		
Duncan Alex.	Release	Chas W. Jencks & wife	329	✓	
Dunn John by Mortgagee		Mary Isabella Smith wife of Joseph	356		
Delaney Patrick H. by Mortgagee		Simon S. Lapham	371		
Daggett Lemuel M. Jr et al		Emma E. Capron	383		
Davenport Wm H. by Mortgagee		Lorenzo D. Millard	397	✓	
De Wolf Lewis C. & wife		Chas. Staples	58		
Driscol Chas.		Eliza S. Crooker wife of Josiah W.	56		
Driver Rich. et al by Atty Texas		Salmon Brown	429		
Donahoe Thomas by	dr	John B. Hennessy	431		
Donnelly John Exr of by Admr		M H Bibbe wife of Ezra	433	✓	
Donnelly Michael		Patrick Geraty	79		
Disbro Sarah A.	B. Sale	Mary A. Stone wife of Alban M.	471		
Draper ~~Robert~~ L & Al	"	~~Robt~~ M L & Draper	485		
Darby James by Guar.		Jas. A. D. Joslin	496		
Dwight Philip H. et al		Trustees Penn St. M. E. Ch.	97		
Dennis Catharine A.		Sarah J. Riley wife of Peter	99		
Dunwell James P. by Mortgagee		Charlotte S. Wardwell et al	502		
Deming Wm N.		Charles Starr	105		
Dorman Chas. H.	B. Sale	Job Harney	508	✓	
Dexter Curtis W. & wife by Mortgagee		Curtis W. Dexter	534	✓	

E

Elliott Nathaniel	Release To	Sarah C. Anthony	136	✓	
Eswald Theodor G	by mortgage "	Thomas W. Peck	194		
Eaton Sarah B. Trustee Est. of		Thomas J. Peckham & wife	225	✓	
Eddy & Rose	Lease "	Peter Brucker	255		
English Saml H. by mortgagee		Paul E. Gurney	267		
dr	"	Sarah A. Bullock	279		
English Mathew & wife et al		Patrick Harney	319	✓	
Ellis Chas. L. et al by Atty Texas		Chas. A. Leonard	422		
Emerson Stephen		Pascrag Sav. Bk	57		
Esten Saml J.		Sayles A. Esten	58		
Esten Sayles A.		Betsey A. Esten wife of Saml J.	59	✓	
Edmonds John G by mortgagee		George Dyer	482		
E. Greenwich Inst for Sav.		Simon W. Aldrich	505	✓	
Ellis Chas. L. by Mortgagee		Job A. Steere	531	✓	

F

Fales Curtis B	Trans Lease	To	Henry A. & Readfoot F. Billings	162	
do	"	"	do	"	166	✓
Fraser Alex[r]	Assgt		Chas H. Harris	181	
Furlong Thomas & wife			Jos A. D. Joslin	197	
Ford Andrew by mortgagee			John H. Sulle Jr.	218	
Fuller Mary	Lease		Arthur Hanley	227	✓
Furlong Thos.	"		Wm H. Hamilton	244	✓
French Wm E.	assgt		James C. Goff	301	
Fales Curtis B. et al	"		Chas H. Page	324	
Fitzpatrick James	"		Wm H. Vaughan	332	✓
Ferrall Thos R	B. Sale		J B. Maduell	368	
Fanning John			Asa Peck	37	
Ford Andrew by mortgagee			Stillman White	396	✓
Fallon Ellen by Admr			Mary H. Bisbee wife of Ezra	433	✓
Field John W. 2[d] by mortgagee			Sarah A. Harris wife of Chas E.	524	
Foster Horatio J. & wife by mortgage			Jeremiah G. Pearce	548	✓

G

Gilpin Wm		To	Alice H. Russell	146	
Greene Wm H et al		"	Martin V B. Darling	150	
Gray John & mortgagee	Lease		Wm J. Arnold	152	✓
Gladding Sam[l] & wife by mortgagee			Susan R. Joslin	184	✓
Greenwood Joseph	B Sale		Adolph Greenwood	234	✓
Garfield Alfred by Sheriff		"	Alfred L. Garfield	258	
~~Grand~~					
Guild George M et al Assignees			C C & H M Taber	310	
Goodwin Patrick by mortgagee			Michael Gorman	339	
Gorman Michael			Mary Goodwin	7	
Gladding Mary B. est of		Trustee appointed		343	✓
Gartlen Owen			Ann Taft wife of Peter	15	
Greene Chas & wife by mortgagee			Henry J. Hall	366	
do — do			Benj[n] B. Adams	369	
Garrick Thos. & wife			Emma L. Howard	33	
Gentle Fred[k] L.		assgt	B. B. Hammond	379	
Greene Welcome Jr by mortgagee			David H. Kellem	400	✓
Greene Chas W. by mortgagee			Albert L. Sanders	404	
Gaffney Owen by Atty Texas			Chas A. Leonard	413	
Goodwin John		"	John H. Brennan	63	
Greene Charles by mortgagee		"	2[d] National Bk	443	
Grimley Patrick & wife by mortgagee		"	Wallace E. Harris	444	✓
Greene Caleb C & wife		"	Elias B. Hathaway	66	
Goff Dra N.	B Sale	"	Chase Wiggin	459	
do	Trans Lease	"	do	459	✓
Guinness John	B. Sale		James Guinness	464	
Gerraty Patrick & wife			Michael Donnelly	78	✓
Glezen Martha L.			Edward P. Knowles	83	
Gilbride Patrick by mortgagee			Bridget Gilbride	478	
Gillen John by Sheriff			Jos Nichols	500	
Greene Oliver C & wife			John B. Cooke Jr	107	✓
Gorman Chas. E. by mortgagee			John Gray	525	
Gorham Marcy	Pa. Atty		Wm H. Crins	536	
Garfield Lizzie M	Trust		Aaron G. Cutler	537	
Guinness John by mortgage		"	Charles Ramsden	554	✓

Hunt Frank H.	Bill	To	C. H. & Sam'l Warner	144	
Hall David G. et al		"	Martin V. B. Darling	150	
Hallon Barbara	release	"	Ransom O. Peck	154	
do	"	"	do	154	
do	"	"	do	159	
do	"	"	do	174	
do	"	"	do	176	✓
Harrington Thomas H. & wife	by mortgage		Wm B. M. Stillman	187	
Hartman Fred	assgt		Joseph Schwarz	199	
High Street Bank	agent	"	Thomas Bennington	212	
Hughes Francis	by mortgage	"	Chris' Almy	226	✓
Horton Andrew et al	Lease	"	George H. Page & wife	236	
Holden Chris' L.	assgt		Wm H. Covill et al	250	✓
~~Hopkins Mary E~~		"	~~Heath' Dec'd &c~~	~~257~~	
Hilton Sam'l H. et al	agent		E. Leland & Co.	265	
Hull Wm H.	B. Sale		Wm B. C. Hull	275	
Hall Wm H.			John A. Peck	296	
Hughes John	mem of agent		Dan'l E. Mulvany	302	
Healy James		"	Alice Kelly	319	
Harrington John C.	assgt		Geo. P. Tew	331	
Hazard Jeffrey & wife			Augustus Hoffnin et al	3	✓
Hanley Michael C.	by mortgage		Bernard Mc Guinness	346	
Hall Frederick D	B. Sale		Wm H. Hall	349	
Halsey Thos L. Est of	New Trustee appointed by Court			350	
Harris Carl C.	Assgt		Robert Thompson	360	
Hull Mary A. wife of Dan'l			Phoebe C. Hull	24	
Hall Henry J.			Nathan Greene	26	
Henry Jonas R.	by Sheriff		Louis L. Angell	367	
Hunt David	assgt		Joshua Hunt	378	
Hunney James K.	"		Chas H. Page	387	✓
Hewitt Edwin P.	by Deity Treas		Stephen Emerson	411	✓
Halloran John C.	by mortgage	"	John Mc Addle	446	
Hathaway Elvin B		"	Caleb C. Greene	67	✓
Holmes Jos. B.		"	Geo. M. Bullock	470	
Healm David	by Register		R. A. Denison & Allen C. Matheson Assignees	473	
Higgney Patrick			James M. Corcoran	88	
Hall Wm H.	B. Sale		Fred. D. Hall	487	
Havens Sam'l	Lease		Dan'l Bruce Jr.	488	
Howard J. A. C. & J. H. & wife			Edwin N. Howard	96	
Hennessy John B.	Lease		Patrick A. Horn	499	
Harvey Job	B. Sale		Helen N. Dorman wife Chas H.	509	✓
Hemphreys Louis H.	Assgt		Wm S. Hayward	511	✓

Halsey Sarah et al		To	John W. Smith	542	
Halsey Thomas Le Representatives of		"	Marian M. Burgess wife of Edwin A.	546	✓

Ingraham Howard B. by mortgagee	To	J. A. D. Joslin	169	✓
Ida Adelia A. Exr of by mortgage		Wm T. Wilcox	340	✓

Joslin Jos. A.D.	To	Benj. A. Jackson Trustee	171	
Jackson John T. et al	assgt	Royal P. Gladding	172	✓
Joslin Jos. A.D.		Thomas Furlong	198	✓
Johnston James		Sarah Hughes wife of Wm	293	
Johnson James	assgt	Thos. Johnson	322	✓
Jackson Chas. by mortgagee		Eli Sylesworth	361	
do "		do	362	
Jodam Henry A. Trustee		Bussey Bastow wife of John A.	372	
Jones Timms by mortgagee		Hannah S. Brown	393	✓
Joslin Susan R.		Mary P. Holmes	403	✓
Joslin Jos. A.D.		John Bailey	497	✓

Knowles Jos B. et al Trustees	To	James + Maria Conley	111		
Knowles Jos B. et al Trustees	"	Robert Laynck	133	✓	
Kellogg John S et al	Assgt	Royal C. Gladding	172	✓	
Kerr William	"	Wm A. Champlain	186	✓	
Keene Josiah W by mortgage		Hiram C. Pierce	235	✓	
Knight Robt		Peoples Sav. Bk	278		
do		Walter S. Bunges	12	✓	
Kenyon John S mtge by Mortgagee		Harry M. Brown	391		
Kane John C		Ann J. O'Kane	44	✓	
Knowles Jos. B. et al Trustees		Michael Fogerty	424		
Kelly Ebenezer heirs of	"	Asba B. Dike et al Trustees	439	✓	
Kiernan Peter		Nelson Brown	68	✓	
Knowles Edw P. et al		Agreement	474	✓	
Kenning + Gustaf	Assigt	Wm H. Smith	516		
Knight Abby W M Estate of		Partition	549	✓	

Lynch Chas. W. by mortgage	To	Horatio N. Angell	114		
Low Wm H.	Agre't	Reups Watermon Trustee	127	✓	
Lovell Reuben P.	B. Sale	Jos F. Brown	228		
Lincoln Olive C.	Decree of Court appoy new	Trustee under will of	230	✓	
Lynch James Jr. by mortgage		Jerahmeel B. Barnaby	285		
Lewis Dexter B.	assg't	Barley H. Evans	289		
do + J. Loffitt Low	"	Henry W. Wilkinson + Jesse Metcalf	290		
Lynch Matthew by mortgage	"	William C. Chase	311		
Lincoln Geo. H.	B. Sale	Thomas W. Gorton	321		
Lyman Frank W. et al	"	Thos. Grimes	323		
Levy Benjamin	assig't	Julius Falkenberg	326	✓	
Lincoln Mfg Co	"	Thomas Lincoln	365		
Lanphear Geo W.		Mary White wife of James	29		
Long Geo F	Pr acty	Pardon Dodd	386	✓	
Leonard Kate		Henry J. Leonard	52		
Lawton Ella E by atty Jesse		Chas A. Leonard	417	✓	
Leland Leander W + Henry M	"	Jemima Collins	72		
Lindsey Henry et al	"	William Lindsey	76		
Lindsey Mary et al	"	do	76	✓	
Loffitt Chas et al	agreement		474		
Low Wm H.	Lease	Robt J. Haig	489		
Luther John A.		Carlista A. Page wife of Simon S.	101		
Loffitt Charles heirs of		Edw P. Knowles	83		
Low Chas		Naomi Deming wife of Wm N.	106	✓	
Lamb Thos.	B. Sale	John Sykes	534	✓	

Manton Amy Trustees of	To	James + Maria Conley	111		
Metcalf George et al Trustees		do	111		
Mc Nully William by Mortgagee		Joseph W Smith.	128		
Mechanics Sav' Bk release.		to Pea Sav' Bk	131		
Manton Amy Trustees of		Robert Laycock.	133		
Metcalf George et al Trustees.		do	133	✓	
Mc Nally James	Release	Sarah C. Anthony	136	✓	
Mechanics Sav' Bk	Release "	Martin V. V. Darling	151		
Mason Geo. L.	B. Sale	Horatio N. Potter	157		
Henry Wm. G. & Trustee		Geo. L. + Harriet M. Barnes	168		
Mitchell Archibald by mortgagee		Elizabeth Mitchell wife of Archibald	178	✓	
Mc Kiernan Patrick by mortgagee		Margaret Mc Kiernan	182		
Martin Elhanan + Clain H et al		Cranford S Martin	186		
Mc Cusker Thomas	B. Sale	Thomas Grimes	212		
Matthewson Geo. E.		Danl H. Matthewson	211		
Mc Carron Geo. by Sheriff		Patrick Campbell	215		
Mc Cusker Thos + wife	Agmt	Jane Neely et al	216		
Mc Alear Owen + wife	do	do	216	✓	
Mc Isley Arthur Arthur Jr + John by Sheriff		J. H. Mc Collis	233		
Miller Edwin B + wife et al	Lease "	George H. Page wife	236		
Moore Silas by mortgagee		Robert Knight	248	✓	
Mc Mann James	B. Sale	Eugene Sullivan	291		
Morris Harriet	Lease	Amos D Smith	296		
Mulvany Danl C.	Mem of Agmt	John Hughes	302		
Mansfield Wm H. wife	Trust	Chas H. Page	337		
Miller Geo. Jr		Geo. T. Long	9		
Mc Guinness Bernard		Harriet A. Swarts	10		
Morrow Robert	B. Sale	Hiram B. Aylsworth	341		
Mason Saml J.		Elizabeth C Foster wife of H. & J	13	✓	
Mc Guinness Bernard		John Mc Carron	16		
Mc Elroy Amy wife James J	Rev Pr Atty		351		
Keenan James + wife	Release	Catherine Nicklin wife of Wm	358		
Mc Caffrey Patrick		Owen Campbell	20		
Martin Elhanan		Deborah H. Connell	21		
Mc Cann James by Mortgagee		Wm R Wilbur	381		
Matthews Hebern V.	B. Sale	Chas A. Stoddard	389	✓	
Magill Robt		Patrick J Magill	45		
Magill Patrick J.		Robt Magill	46		
Martin John by Coty Treas.		Stephen Emerson	410		
Mc Guinness Arthur + wife by Coty Treas		Chas A. Leonard	420		
Manton Amey Trustees of		Michael Fogerty	424		
Metcalf Geo. et al Trustees		do	424	✓	

Mc Laulay Michael by mortgagee	To	Thos B. Bailey	434		
Martin Clain H.		Elhanan Martin	436		
Millard David	"	James R Hodges et al	62		
Mowry William G R et al	"	Frank E. Richmond	441	✓	
Mc Andle John	"	John Armstrong	65		
Mc Guinness Bernard	"	William R. Wilbur	69		
Mc Cann Winnifred	"	Thomas Mc Donough et al	74	✓	
Mc Guinness Bernard		Walter Richmond	77		
Mc Labe John J. by Mortgagee		Alfred Rockard	464		
Keller Thos.	Trans Lease	Ann J. Bligh wife of Thos.	469		
Mc Canna William	B Sale	William P. Hallihan	477		
Mayberry John Jr.	"	Saml Hedley	478		
Mc Clellan Lucy E		Nancy M Gregg	84		
Mowry Mary A by mortgagee		Samuel Ames	479		
do	" "	do	481		
Macklin John by Mortgagee		John Palmer	493		
Mc Govan Wm "	"	Jas. J. Corcoran	494		
Millard Ellery et al		Trustees Denev St. M.E. Ch.	97		
Mc Grim Bernard by Mortgagee		John Palmer	498		
Matthewson Harriette S. by Gran.		Anson W. Aldrich	504		
Manes Patrick by mortgagee		Stephen Bromell	506	✓	
Mason Trustees "	"	Sylvester Taylor	518		
Mc Cann John	B Sale	Wm H. Greene	519	✓	

Neely Jane	Agree't	To	Thos Mc Cusker & wife et al	216	✓
N. J. P. & B. R. R. Co.			Lodowick Brayton et al Trustees	327	✓
Nerberg Andrew & wife by Mortgage			Susan R. Joslin	402	✓
O'Reilly James	B. Sale	To	John Kelley	115	
Olive Branch Temple Honor No 7	Lease		Swartz Lodge No 18 I O O F.	118	
do	"		Olive Branch Lodge No 37 I.O.O.F.	119	✓
Olney Sarah A.			Acknowledgment	191	
O'Brien James	by mortgage	"	Thomas W. Peck	193	✓
Olney Sarah A. by Mortgagee			Henry H. Barnes	242	✓
O'Brady Peter heir & by Guar			Catherine Nicklin wife of Wm	342	✓
O'Connor Edward F.			Patrick J. Hayden	38	
O'Kane John			Ann F. O'Kane	44	✓
O'Halloran John by Mortgage			John Mc Ardle	446	✓
O'Reilly Owen			Harry G O'Reilly	539	✓

Perkins S. C	Bill Sale	To	S. S. Pierce	110	
Power Michael by	Mortgage		Joseph W. Smith.	129	
Proc Inst for Savings	release		William Ames.	130	✓
Pierce Daniel A et al		"	Martin V B Darling	150	
Pope Ansel B & Thomas H	Assigt.	"	Henry Whitman	155	
Price Wm M	B. Sale		Edw. R. Price	160	✓
Paine John S. Jr. by Sheriff			E. Spencer Dodge	183	
Proc Inst for Sav.	Release		~~Thomas J Hall~~ Henry Holden	204	
Peyser Simon	B. Sale		Goldberg & Caskell	255	✓
Page George H wife & R J Arnold		"	Agreement	238	
Prentice John by mortgagee			Benjamin H. Hubbard	245	✓
Phinney Zebulon M	assgt of Mages		Elwood Young	271	
Proctor Walter R	Lease	"	Arthur Greene	273	
Peoples Sav. Bk	Release		Henry Holden	274	
do	"		Michael Carter	295	
Prov. Inst. for Sav.	"		do	294	
Palmer Amelia F et al	Lease		Hope Iron Works	316	
Pierce Edw. F.	B. Sale		Thos. W. Gorton	321	
Popper Harvey W et al	assgt		Chas. H. Page	324	✓
Parker Jos. L.	"		B. B. Hammond	347	
Parks Amy L. W.	Revocation De. Atty	to	James J. Mc Elroy	351	
Peck Allen G.			James B. Peck	17	
Pearson Wm by mortgagee			Hough B. Bain	355	×
Page Simon L.			Augustus N. Wheeler	41	
do			Harris W. Aldrich	42	✓
Pearce Jeremiah G.			Archibald B. Rice	406	
Phalon Michael by City Treas.			Chas L. Leonard	419	
Potter Nathan & wife			Crispin Salisbury	426	
do			James Salisbury	427	
Peasely Wm et al by City Treas			Salmon Brown	429	
Pettis Edwin H		"	City of Providence	61	✓
Price William A.	Trans Lease		Robert E Budlong	451	
Packard Henry E by Sheriff			Anna Richmond Trustee	454	
Peck Asa			Caroline Tramum wife of John	71	✓
Paull Geo. L.	B. Sale		J. W. Gorton	466	
Pray Lydia A.			Jos. Cahrelle	82	
Peckham Edw R et al			Agreement	474	
Parker Joseph L by assignee	B. Sale	"	Edgar K Horton	476	
Palmer John			Bernard Egan	91	
Pilchforth Benj & wife			David Slingsby & wife	92	
Palmer John			Chas L. Weaver	100	
Page Chas H.			Margaret Smith wife of James Jr	103	✓

Pasbach Frank	B. Sale	To Chas. Ganch	520	
Prov. Inst for Sav. et al	Release	Thos. J. Hill	528	
Peoples Sav. Bk et al	"	do	528	
Pierce Asa Est. of	Division		529	
Pierce Wm. G. "	do		529	
Pierce Geo. A. & Arthur H. est. of	do		530	
do		Final Decree	531	✓

Quinn Ann	To	Mary Ann Mc Sorley	32	
Quinn John heirs of		do	32	✓
Quirk James Jr.		Chas. H. Doyle	102	✓

Reynolds Patrick & Armstrong		Agnet	109	✓	
Russell Elijah H. & wife by Mortgagee		Wm Gilpin	145	✓	
Reid Lewis A. & wife by Mortgagee		Seril H. Clemence	190		
Remington Thomas	agnet	Hugh Street Bank	212	✓	
Reynolds Wm H. & wife by mortgagee		Horatio N. Campbell	241	✓	
Rounds Thomas M by assignee	"	Amos W. Olney	259		
Reeve Albert J	B. Sale	Eleanor Simpson wife of John	300		
Ridge Dryfield & wife		Martin Damity & wife	304		
Rose Rowland L et al	Lease	Peter Bucken	255	✓	
Read Josephus	Trans Lease	Caroline B. Martin	349		
Rea Emma L.		Anna P. Rea	18		
~~Rondeau Henry~~	~~Bond & Lot~~	~~Swan Point Cemetery~~	~~548~~	✓	
Russell Mary E &	"	Catherine Clifford	70	✓	
Robbins Jos B.		Gilbert A. Robbins	80		
Robbins Gilbert F.		Ellen S. Robbins wife of Jos B.	81		
Remington Dan[l]	Lease	Jonathan Salisbury	472		
Rose Geo. M.	B. Sale	J. G. Eddy & Co.	490		
Rice Archibald B.		David Slingsby	94		
Raley Peter W. & wife		Catharine A. Dennis	98	✓	
Rankin James by mortgagee		Patrick Masterson	540		
Rhodes Carmelia A	Trust	Frank A Rhodes	561	✓	
Richards Geo A et al by Sheriff		Emily F. Webster	555	✓	

Smith Andrew by mortgagee	To	Pardon Angell	110		
Shea Dennis & wife	bill of sale	Michael McGeeley	133	✓	
Smith Samuel &	trans lease	Serril Munroe	140 ~~137~~	×	
Schuedel Robt. W.	Lease	Elijah E. Baker	144		
Slocum Elizabeth H & Maria	release	John Feeney & wife	153		
Sprague John L.	ass't	Wm A Sprague	171		
Slater Wm S. et al	Release	Wm A Morey & Chas B. Goff	179	✓	
Sullivan Dan[l] by mortgagee		Catherine McGann	208		
Simon Isaac	B. Sale	March Feder	231	✓	
Sutton Wm H. H.	" "	Nath[l] H. H. Sutton	261		
Simon Jos & wife	Lease	Thomas Booth	262		
Stewart Jno N & W. G.	B. Sale	Wm Sutherland	285		
Snow J. Lippitt	Ass't	H. H. Wilkinson	289		
do & D. B. Lewis	"	do & Jesse Metcalf	290		
Simpson John	B. Sale	Albert J. Reeve	299		
Slatcher John & wife by Mortgagee	"	James Healy	308		
Sherman Robert et al	Assignees	C C & H M Taber	310		
Steel Frances E. et al	Lease	Hoxie Iron Works	316		
Smith Wm D. 3[d]		Abbie L. Bradley	1		
Steere Erastus N.		Georgiana Goodhue wife of Joseph	8		
Sprague Sam[l] S.		Dan[l] E. Day	14	✓	
Sampson Chas F. by assignee et al	Trust	Edwin J. Nightingale Trustee	352		
Swan Point Cemetery		Henry Renches	363		
do		do	364		
do		do	365		
Selden Chas		Wm P. and Wm Costigan his wife	28		
Schwarz Joseph Engineer		Fred Hartman	380		
Snow Joseph T by Mortgage		Geo F Boyden	384		
Stoddard Chas A.	B. Sale	Adeline F. Matthews	390		
Stearns Francis N.		Wm H Goston	43	✓	
Sanders Albert L.		Westminster Bank	47		
Selden Chas.		Ellen M. Pearce wife Dexter D.	49		
Smith Andrew W. by mortgagee		Jeremiah G. Pearce	405		
Simms Frederick W by City Treasurer		Chas A. Leonard	416		
Staples Chas.		Rachel M. De Wolf	54	✓	
Stallad Mary et al Trustee under will of	"	Decree of Court	449		
Sullivan Thomas & Mary by mortgage		Mary E. G. Russell	453		
Steere Erastus N.	"	Sylvester K Merrill	70	✓	
Smith Chas M. by mortgagee		John Chaselton	491		
Stone Levi H.	B. Sale	Walter W. Stone	508	✓	
Sheldon Israel R. by mortgage		Israel R. Sheldon	513		
Sweeney Peter by Mortgagee		Chas. Connor	520	✓	

Sykes John	B. Sale	To Chas V. Drake	533	✓

Thompson Sally Tenslee under will of	Lease	To Wm H. Lorr	128	
Taber Chas G & Co	Release	" Joseph Lythgoe Jr	120	✓
Tillinghast James et al		" Martin V. B. Darling	160	✓
Tourtellot Chas S.	B. Sale	J. W. Carlton Jr	183	
Toolan Patrick by Mortgagee		Margaret Toolan	202	✓
Tripp Abel H.	Assgt	C. Spencer Dodge	274	
Turner Ralph		Sampson Turner	302	
Thurber Nath[l] D.	Assgt	Edwin S. Thurber	303	✓
Taft Peter by Mortgagee		Owen Carlton	345	
Thurston John B.		Wm B. Beach	375	✓

Valpey Thomas H & al	Assgt	To	Royal P. Gladding	172		✓
Vose Mary D.	appointed Trustee under will of		Alvin C. Lincoln	230		✓
Valpey Angell & Co.	by Assignee	B. Sale	Clark W. Capwell	281		✓

Wilson Geo. F.	Pr. Atty	To	Newton D. Arnold	120		
Waterman Rufus	Trustee	Lease	Wm H. Low	123		
do		agmt	do	127		✓
Winsor Seneil Jr		Trans	" Samuel Mowry	140	X	
Whitcomb Bamburge & Co		B. Sale	Cohen Brothers	159		
Walden Samuel D & wife		by mortgage	" Ebe Aylsworth	175		✓
Whipple Ezekiel D		assgt	P. H. Farrington	180		
White Isaac S. et al		"	John D. Thurston	219		
Waterman Rufus	by assignee		Cornelia B. Comstock mje of R. W.	220		✓
Whitman Ellen Admx of		Release	J. B. Barnaby	247		✓
Woods Marshall & mje		Lease	Dexter B. Lewis	268		
Wilson Samuel A et al	Assignees		" Elizabeth V & Isabella M. Smith	312		
Webster Josiah L & Charles A		Assigt	" John W. Davis	314		
Wilbur Cephas B.	by mortgagee		Peleg Brown	335		
Worrall Geo. C.			Thos. C. Gladding	344		✓
Wheeler Clara A. mje of Edwin W.		Decr	Geo. C. Patterson	27		
Waterman Rich.	Trustee		Mary A. Hickey mje of John	35		
Watkins Alvin H & al			Sumner E. Capron	383		
Woods Marshall & mje			John C. B. Woods	39		✓
Whitman Henry B.	Trustee	by City Treas.	Chas. A. Leonard	414		✓
Wiggin Chase		Sale	Joseph H. Welch	460		
do		Trans Lease	do	461		✓
White Daniel B & wife			" Charles D. White	484		
White Charles D			" Daniel B. White	486		
Williams Gardner			Edwin N. Howard	95		
Waterman Olney B		by Trustee	Olney B Waterman	89		
Waterman Francis Jr & wife			Rufus Sprague	108		✓
Warner Wm A.	by mortgagee		Wm C. Arnold	514		✓

Young Wm H. by mortgagee	To	Wm B. Spencer	112	✓
" "		Selim M. Williams	359	✓
Young Solomon W. by mortgagee	"	Robert E. Budding	450	✓

Know all Men by these Presents,

THAT I Amos D. Smith 3d of the City of Boston in the Commonwealth of Massachusetts formerly of the City of Providence in the State of Rhode Island for and in consideration of the sum of One dollars to me paid by Abbie L. Bradley of said City of Providence the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Abbie L. Bradley her 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 All those seven (7) lots of land with all the buildings and improvements thereon situate in the City of Providence aforesaid in that part called Elmwood and are laid out and designated as lots number 33 (thirty three) 34 (thirty four) 35 (thirty five) 36 (thirty six) 37 (thirty seven) 38 (thirty eight) and 39 (thirty nine) on the plat of the Locust Grove Estate belonging to A.D. & J.J. Smith surveyed and platted February 1849 by Cushing & Walling which said plat is recorded in the Town Clerks Office of the Town of Cranston in said State in book of plats No 1 (one) page 15 (fifteen) reference whereunto is hereby had

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Abbie L. Bradley her heirs and assigns forever. And I the aforenamed Amos D. Smith 3d for myself and for my heirs, executors and administrators, do covenant with the said Abbie L. Bradley her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Abbie L. Bradley her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this eighteenth day of June in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

J. G. Markland

Amos D. Smith 3d (Ls)

State of Rhode Island &c
County of Providence } In Providence in said County on this eighteenth day of June A.D. 1876 the above named Amos D. Smith 3d personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

J. G. Markland
Justice of the Peace

Recorded June 27th 1876 at 10.25 A.M. } Witness E. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Abbie L. Bradley of the City of Providence in the State of Rhode Island

for and in consideration of the sum of Care dollars to me paid by Kate R. Smith of the City of Boston in the Commonwealth of Massachusetts formerly of said City of Providence wife of Amos D. Smith 3d of said Boston formerly of said Providence the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Kate R. Smith her 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 All those seven 7 lots of land with all the buildings and improvements thereon situate in the said City of Providence aforesaid in that part called Elmwood and are laid out and designated as lots number 33 (thirty three) 34 (thirty four) 35 (thirty five) 36 (thirty six) 37 (thirty seven) 38 (thirty eight) and 39 (thirty nine) on the plat of the Locust Grove Estate belonging to A.D. & J.J. Smith surveyed and platted February 1867 by Cushing & Walling which said plat is recorded in the Town Clerks Office of the Town of Cranston in said State in book of plats No 1 (one) page 15 fifteen reference whereunto is hereby had Being the same premises conveyed to me by deed from said Amos D. Smith 3d of even date herewith

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Kate R. Smith her heirs and assigns forever. And I the aforenamed Abbie L. Bradley for myself and for my heirs, executors and administrators, do covenant with the said Kate R. Smith her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Kate R. Smith her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this eighteenth day of June in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

J. G. Markland

Abbie L. Bradley (L.S.)

State of Rhode Island &c
County of Providence ſc In Providence in said County on this eighteenth day of June A.D. 1876 the above named Abbie L. Bradley personally appeared before me and acknowledged the foregoing instrument by her signed to be her free and voluntary act and deed

J. G. Markland
Justice of the Peace

Recorded June 27th 1876 at 11.30 A. M. } Witness E. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT we Jeffrey Hazard and Annie L. wife of said Jeffrey both of the City and County of Providence and State of Rhode Island

for and in consideration of the sum of Care dollars to us paid by Augustus Hoppin Mortimer H. Hartwell S. Duncan Chapin and Jeffrey Hazard all of said City and State the receipt whereof we do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Hoppin Hartwell Chapin & Hazard their heirs and assigns forever, all the right, title, interest, property, claim and demand, which we now have, or of right ought to have or claim in and to Lots numbered 184 186 and 193 as laid out and described on a plat of land in said Providence called the East Avenue Plat platted by J.B. Cushing & Co. 1875 and recorded in the office of the Recorder of Deeds in said Providence in book of plats No 12 at page 10

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Hoppin Hartwell Chapin & Hazard and we sev'ly each to said Hartwell and Hazard their heirs and assigns forever. And we the aforenamed Jeffrey and Annie L. Hazard for ourselves and for our heirs, executors and administrators, do covenant with the said Hoppin Hartwell Chapin & Hazard their heirs and asssigns that we will warrant and defend the aforedescribed premises to the said Hoppin Hartwell Chapin & Hazard their heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under we

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this 10th day of December in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

O. P. Davis

Jeffrey Hazard (L.S.)

Annie L. Hazard (L.S.)

State of Rhode Island &c
Providence ſc In Providence this 10th day of December A.D. 1875 then Jeffrey Hazard personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed and then and there also personally appeared before me the said Annie L. Hazard wife of said Jeffrey and being by me examined privily and apart from her said husband she acknowledged the same instrument then and there shown and explained to her by me to be her free and voluntary act and deed and declared to me that she did not wish to retract the same.

Oliver P. Davis Notary Public

Recorded June 27th 1876 at 4.40 P. M. } Witness E. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Allen C. Beaman of the City of Providence in the County of Providence and State of Rhode Island for and in consideration of the sum of four hundred seventy dollars to me paid by Mary Ellen Coombs wife of Hollis M. Coombs of said City of Providence the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Mary Ellen Coombs her executors administrators 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 Store No (5) five and (7) seven on Matthewson Street in said City and the building in which said store is located and also in and to the lease of said premises and generally in and to all the property estate and interests which were conveyed to me said Allen C. Beaman by deed from Dennis Sadlier and James Sadlier dated June 20th 1876 reference to which is had for a more particular description

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Mary Ellen Coombs her executors administrators heirs and assigns forever. And I the aforenamed Allen C. Beaman for myself and for my heirs, executors and administrators, do covenant with the said Mary Ellen Coombs her executors administrators heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Mary Ellen Coombs her executors administrators heirs and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this twenty sixth day of June in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
the words "executors administrators" were interlined four times before executing hereof
Stephen Essex

Allen C. Beaman (Ls)

State of Rhode Island &c
Providence ſc In Providence this twenty sixth day of June A.D. 1876 then Allen C. Beaman personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Stephen Essex
Justice of the Peace

Recorded June 28th 1876 at 9.42 a.M. } Witness F.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Hollis M. Coombs of Providence in the County of Providence in the State of Rhode Island Assignee of Simon S. Collins in my capacity as assignee as aforesaid for and in consideration of the sum of One dollars to me paid by Allen C. Beaman of said Providence the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Allen C. Beaman his executors administrators 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 All the buildings and improvements standing upon a lot of land situated on the easterly side of Matthewson Street in said Providence and which said buildings are now No 1 (one) 3 (three) 3½ (three and a half) 5 (five) 7 (seven) on said Street and on a lot of land leased to Benjamin Bogman by lease from Anslies P. Manton and Joseph P. Manton dated July 13. 1871 on record in the Recorders Office in said Providence in book No 196 page 419 and all my right title and interest in and to said land under and by virtue of said lease and assignments thereof as appear of record

Said Conveyance is made under and by virtue of the authority vested in me by a Decree of the Supreme Court on record in the Recorders Office in book No 256 at page 461 wherein I was appointed Assignee in the place and stead of Charles Kelley

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Allen C. Beaman his executors administrators heirs and assigns forever. And I the aforenamed Hollis M. Coombs assignee for myself and for my heirs, executors and administrators, do covenant with the said Allen C. Beaman his executors administrators heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Allen C. Beaman his executors administrators heirs and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me as assignee of Simon S. Collins

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this twenty six day of June aforesaid in the year of our Lord one thousand eight hundred and seventy six in my capacity as

Signed, Sealed and Delivered in Presence of
the words "executors administrators" were interlined in four places before executing hereof Stephen Essex

Hollis M. Coombs (Ls)
Assignee of
Simon S. Collins

State of Rhode Island &c
Providence ſc In Providence this 27th day of June A.D. 1876 then Hollis M. Coombs personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed and in his capacity of Assignee of Simon S. Collins acknowledged the same to be his free and voluntary act and deed

Before me Stephen Essex
Justice of the Peace

Recorded June 28th 1876 at 9.45 a.M. } Witness F.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Allen C. Beaman of Providence in the County of Providence and State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Mary Ellen Coombs wife of Hollis M. Coombs of said Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Mary Ellen Coombs her heirs executors administrators 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 All the buildings and improvements standing upon a lot of land situate on the easterly side of Matthewson Street in said Providence and which said buildings are now N° 1 (one) 3 (three) 3½ (three and a half) 5 (five) and 7 (seven) on said Street and on a lot of land leased to Benjamin Bowman by lease from Anstiss P. Manton and Joseph P. Manton dated July 3rd 1871 on record in the Recorders Office in said Providence in book N° 190 page 419 and all my right title and interest in and to said land under and by virtue of said lease and assignments thereof as appear of record or otherwise

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Mary Ellen Coombs her heirs executors administrators and assigns forever.

And I the aforenamed Allen C. Beaman for myself and for my heirs, executors and administrators, do covenant with the said Mary Ellen Coombs her heirs executors administrators and assigns that I will warrant and defend the aforedescribed premises to the said Mary Ellen Coombs her heirs executors administrators and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this twenty seventh day of June in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
the words executors administrators were
interlined in four places before execution
hereof Stephen Essex

Allen C. Beaman (25)

State of Rhode Island &c Providence sc
In Providence this 27th day of June A.D. 1876 then
Allen C. Beaman personally appeared before me and acknowledged the within instrument
by him signed to be his free and voluntary act and deed

Stephen Essex
Justice of the Peace

Recorded June 28th 1876 at 9.48 a M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Michael Gorman of the City of Providence in the State of Rhode Island

for and in consideration of the sum of Fourteen hundred and fifty dollars to me paid by Mary Goodwin of said City widow

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Mary Goodwin her 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 That lot of land with the buildings and improvements thereon situated in the ninth ward of said City (formerly part of the Town of Cranston) on the northerly side of Clinton Street and bounded and described as follows - Said lot bounds southerly on Clinton Street on which it measures about eighty and 2/10 (80.2/10) feet easterly on land of Martin McCormick on which it measures about eighty four and 7/10 (84.7/10) feet and northerly partly on land of Dennis Berghy land now or formerly used for a gang way and in very small part on land of Martin McCormick westerly on land of Daniel Record and being and comprising those two lots of land laid out and delineated as lots numbered 90 (ninety) and 91 (ninety one) upon that plat entitled Plat of house lots in Cranston belonging to the heirs of James Pelley surveyed and platted Jan. 3rd by Atwater Schubarth and Haines copied by N.B. Schubarth Feby 1857 recorded in the Town Clerks Office in said town of Cranston in plat book N° 1 at page 43 and a copy thereof in the Office of the Recorder of Deeds in said City in plat book N° 10 at pages 20 and 21 Reference thereto being hereby made Being the same premises conveyed to me the said Michael Gorman by mortgagees deed from Dennis Lyons dated May 29th 1876 to which reference is hereby made Said premises are subject to a mortgage of five hundred dollars to Owen McKenna recorded in the office of the Recorder of Deeds in said City of Providence in real estate mortgage book N° 58 at page 225 to which reference is made

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Mary Goodwin her heirs and assigns forever, to her and their own use forever.

And I the aforenamed Michael Gorman for myself and for my heirs, executors and administrators, do covenant with the said Mary Goodwin her heirs and assigns that I will warrant and defend the aforedescribed premises to the said Mary Goodwin her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me And also covenant that I am unmarried

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this tenth day of June in the year of our Lord one thousand eight hundred and seventy six (A.D. 1876)

Signed, Sealed and Delivered in Presence of
Joseph C. Ely

Michael Gorman (25)

State of Rhode Island &c
Providence sc In Providence in said County
on this twenty ninth day of June A.D. 1876 the above named Michael Gorman personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Joseph C. Ely
Notary Public

Recorded June 29th 1876 at 1.5 P M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Erastus N. Steere of the City and County of Providence and State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Georgiana Goodline wife of Joseph Goodline of said City & County of Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the the said Georgiana Goodline her 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 One certain lot of land situated in said City of Providence in the tenth ward and is laid out and described as lot number three (3) on the E.N. Steere plat of a portion of the Youngs & Kimball land near the junction of Hinells Ave. and Manton Ave. in said City of Providence surveyed and drawn by Gladding & Reynolds July A.D. 1875 and said plat is recorded in the Land Record Office of said City Providence Reference to said plat being had for a full description of said lots of land

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Georgiana Goodline her heirs and assigns forever. And I the aforenamed E. N. Steere for myself and for my heirs, executors and administrators, do covenant with the said Georgiana Goodline her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Georgiana Goodline her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me And I Adah L. Steere wife of the said E. N. Steere for and in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said Georgiana Goodline her heirs and assigns all my right of dower and power of thirds in the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this 26th day of June in the year of our Lord one thousand eight hundred and seventy six 1876

Signed, Sealed and Delivered in Presence of
E. Ide Ham Arthur F. Lewis

Erastus N. Steere (L.S.)
Adah L. Steere (L.S.)

State of Rhode Island &c
In Providence this 26th day of June A.D. 1876 then Erastus N. Steere personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

E. Ide Ham
Justice of the Peace

Recorded June 29th 1876 at 1.25 P. M. } Witness J. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I George Miller Jr. of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to me paid by George T. Long of New Bedford in the State of Massachusetts

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said George T. Long 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 in said Providence with all the buildings and improvements thereon designated as lot "16" on an amended plat of Hebitable Arnolds land recorded in the record of deeds in said Providence in book of plats & page 22½ and bounding southerly on Fountain Street and extending back northerly ninety (90) feet holding the width of forty feet and all my right title and interest in and to the lease of said lot made by George C. Arnold to me and William Wellman by deed recorded in said records in book of deeds 193 page 505 reference thereto being had

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said George T. Long his heirs and assigns forever. And I the aforenamed George Miller Jr. for myself and for my heirs, executors and administrators, do covenant with the said George T. Long his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said George T. Long his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this twenty ninth day of June in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
C. H. Parkhurst

George Miller Jr. (L.S.)

Providence Ja
In Providence this 29th day of June A.D. 1876
George Miller Jr. personally appeared and acknowledged the foregoing instrument to be his free and voluntary act and deed
Before me Charles H. Parkhurst
Notary Public

Recorded June 29th 1876 at 1.58 P. M. } Witness J. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Bernard McGuinness of the City and County of Providence and State of Rhode Island

for and in consideration of the sum of twenty one dollars and thirty cents dollars to me paid by Harriet A. Swarts of said Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Harriet A Swarts her 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 in said Providence with all the buildings and improvements thereon laid out as lot № eighty seven (87) on a plat of Cottage and villa lots at Elmwood called Elmwood Nursery Plat № three (3) being one undivided eleventh part of lot № 597 on City Assessors Plat № 55 and the same premises to me conveyed by Benjamin Tripp City Treasurer of said Providence by deed bearing date the 2d day of August A.D. 1875 and which is recorded in the office of the Registrar of Deeds in said Providence in deed book № 253 at page 377 reference thereto being hereby had

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Harriet A Swarts her heirs and assigns forever.

And I the aforenamed Bernard McGuinness for myself and for my heirs, executors and administrators, do covenant with the said Harriet A Swarts her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Harriet A Swarts her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me the said Bernard McGuinness.

And I Mary McGuinness wife of said Bernard McGuinness in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said Harriet A Swarts her heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this twenty ninth day of June in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
John E. Davis to B. McG. the undivided eleventh part of Lot № 597 on City Assessors plat № 55 and interlined before execution hereof Edwin D. McGuinness

Bernard McGuinness (25)

Mary her X mark McGuinness (25)

State of Rhode Island &c Providence Jc

In Providence this twenty ninth day of A.D. 1876 then Bernard McGuinness personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

John Palmer
Notary Public

Recorded June 30th 1876 at 10.15 a. M. } Witness

Recorder of Deeds.

Know all Men by these Presents,

THAT The City of Providence a Municipal Corporation duly created by the General Assembly of the State of Rhode Island by Benjamin Tripp City Treasurer of said City hereunto duly authorized to make conveyance of the premises hereinafter described on behalf of said City of Providence

for and in consideration of the sum of one dollar and of other valuable considerations dollars to it paid by Richard Davis of said City of Providence

the receipt whereof it do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Richard Davis his heirs and assigns forever, all the right, title, interest, property, claim and demand, which it may now have, or of right ought to have or claim in and to

A certain strip of land on the westerly side of Benn Street in said Providence adjoining land of the said Davis on the westerly side thereof and lying between said land of said Davis and the westerly line of said Brown Street and south of Creighton Street

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Richard Davis his heirs and assigns forever.

And the aforenamed City of Providence for itself and for its successors ~~heirs, executors and administrators,~~ do covenant with the said Richard Davis his heirs and asssigns that It will warrant and defend the aforedescribed premises to the said Richard Davis his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under said City

IN TESTIMONY WHEREOF, said City of Providence has hereunto set its hand and seal, this twenty ninth day of June in the year of our Lord one thousand eight hundred and seventy six by Benjamin Tripp City Treasurer duly authorized as aforesaid

Signed, Sealed and Delivered in Presence of
J. E. Hasse

City of Providence by Benjamin Tripp City Treasurer (25)

State of Rhode Island &c Providence Jc

In the City of Providence this twenty ninth day of June A.D. 1876 then Benjamin Tripp Treasurer of the City of Providence within named personally appeared before me and acknowledged the within instrument by him signed to be the free and voluntary act and deed of the City of Providence within named and the free act and deed of himself as Treasurer thereof

Stephen A Cooke Jr.
Notary Public

Recorded June 30th 1876 at 11.30 a. M. } Witness

Recorder of Deeds.

Know all Men by these Presents,

THAT I Robert Knight of the City of Providence

for and in consideration of the sum of One dollars to me paid by Walter S Burges of said City

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Burges 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 One undivided third part of all the real estate and appurtenances conveyed to me by deed from Henry T Wilcox (dated June 1st 1876) mortgagee of Silas Moore I being the highest bidder at a public sale of the property covered by the deed of mortgage from said Moore to said Wilcox said sale being made on the 26th day of May 1876 and said deed from said Wilcox to me being duly recorded

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Burges his heirs and assigns forever.

And I the aforenamed Robert Knight for myself and for my heirs, executors and administrators, do covenant with the said Burges his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Burges his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Knight wife of said Robert Knight in consideration as aforesaid paid my s[aid] husband do hereby release unto s[aid] Burges his heirs & assigns all my right of dower in & to the premises aforesaid

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this fifth day of June in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Josephine C. Knight

Robert Knight (L.S.)
Josephine K. Knight (L.S.)

State of Rhode Island &c
Providence sc In Providence this seventh day of June A.D. 1876 then Robert Knight personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Jos. W. Lewis
Notary Public

Recorded June 30th 1876 at 3.40 P.M. } Witness G.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Samuel T. Mason of the City and County of Providence State of Rhode Island

for and in consideration of the sum of One hundred dollars to me paid by Elizabeth P Foster wife of H. G. Foster both of the City County and State aforesaid

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Elizabeth P. Foster aforesaid her 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 Two certain lots of land with all the buildings and improvements thereon situated on the south side of Peace Street in the City of Providence the same being lots number fifty eight (58) and fifty four (54) on the Benjamin Dyer Plat recorded in the Recorders Office in Providence book 9 page 15

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Elizabeth P. Foster wife of H. G. Foster her heirs and assigns forever.

And I the aforenamed Samuel T. Mason for myself and for my heirs, executors and administrators, do covenant with the said Elizabeth P Foster aforesaid her heirs and assigns that I will warrant and defend the aforedescribed premises to the said Elizabeth P. Foster her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this twenty sixth day of June in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed, Sealed and Delivered in Presence of
A. L. Andrews

Samuel T. Mason (L.S.)

State of Rhode Island &c
Providence sc In Providence this twenty sixth day of June A.D. 1876 then Samuel T. Mason personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Albert L. Andrews
Notary Public

Recorded July 1st 1876 at 10.40 a.M. } Witness G.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Samuel S. Sprague of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Daniel C. Day of said City

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Daniel C. Day 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 tract of land with all the buildings and improvements thereon situated on the easterly side of Dyer Street in said City bounding westerly on said Dyer Street southerly on lands of the devisees of Cyrus Butler easterly on Providence River and northerly in part on what was formerly Aborns gangway so called and in part on said Dyer Street as last laid out and ordered together with all my right title and interest in and to said gangway, being the same estate conveyed to the said grantor and grantee in common by deeds as follows viz One from Henry B. Metcalf recorded in the records of deeds in said City in book 175 page 15 one from Cordelia B. Spelman recorded in book 180 page 485 one from John P. Knowles Guardian recorded in said records book 179 page 476

Also all my right title and interest in & to any & all claims which I have or of right might to have as one of the owners of the above described land & estate when or against said City arising or in any way growing out of any change of grade in said Dyer Street heretofore ordered by said City

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Daniel C. Day his heirs and assigns forever.

And I the aforenamed Samuel S. Sprague for myself and for my heirs, executors and administrators, do covenant with the said Daniel C. Day his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Daniel C. Day his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Adeline T. Sprague wife of said Samuel S. for the consideration paid my said husband as aforesaid do hereby remise release & forever quitclaim unto the said Daniel C. Day all the right of dower I now or ever hereafter have or ought to have in to or out of the hereinbefore described & granted lands & their appurtenances

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this first (1st) day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
William Cooke

Samuel S. Sprague (L.S.)

Adeline T. Sprague (L.S.)

State of Rhode Island
Providence County ss. In Providence this 1st day of July 1876 then Samuel S. Sprague personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

H. A. Harrington
Notary Public

Recorded July 1st 1876 at 3.25 P. M. } Witness E. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Owen Gartlen of Providence Rhode Island

for and in consideration of the sum of One dollars to me paid by Ann Taft of said Providence wife of Peter Taft

the receipt whereof I do hereby acknowledge, have granted remised, released and forever quit-claimed, and by these presents do grant remise, release and forever QUITCLAIM, unto the said Ann Taft her 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 Those two lots of land with all the improvements thereon in said Providence (formerly North Providence) and are lots nr 84 (eighty four) and 98 (ninety three) on Sheffield Smiths Plat of house lots on the Pawtucket Road made by Lemuel Angell surveyor April A.D. 1854 and which said plat is on record in the Town Clerks Office in Pawtucket formerly North Providence

Being same premises conveyed to me by the Mortgagee of Peter Taft by deed dated June 30. 1876 and on record in said Providence

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Ann Taft her heirs and assigns forever.

And I the aforenamed Owen Gartlen for myself and for my heirs, executors and administrators, do covenant with the said Ann Taft her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Ann Taft her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Catherine wife of the said Owen Gartlen in consideration as aforesaid do hereby release and quitclaim to said Ann Taft her heirs and assigns forever all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this thirtieth day of June in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed, Sealed and Delivered in Presence of
G. A. Williamson
to both signers

Owen his X mark Gartlen (L.S.)

Catherine her X mark Gartlen (L.S.)

State of Rhode Island ss. City of Providence ss. In said Providence July 3d 1876 Then Owen Gartlen acknowledged the aforegoing to be his free act and deed Before me G. A. Williamson Justice of the Peace

Recorded July 3d 1876 at 1.15 P. M. } Witness E. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Bernard Mc Guinness of Providence Rhode Island for and in consideration of the sum of One hundred dollars to paid by John Mc Carron of said Providence the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said John Mc Carron 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 with all the buildings and improvements thereon situate on the northerly side of Whelden Street in said Providence and is laid out and delineated as follows being lot numbered 15 (fifteen) on a plat of Samuel Whelden's land surveyed and platted by H. F. Walling July 7th A.D. 1875 and recorded in the land records of Pawtucket formerly North Providence Being the same premises conveyed to this grantor by deed of even date herewith by mortgagee of Michael R. Hanley and recorded in the land records of said Providence to which reference is made

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said John Mc Carron his heirs and assigns forever. And I the aforenamed Bernard Mc Guinness for myself and for my heirs, executors and administrators, do covenant with the said John Mc Carron his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said John Mc Carron his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Mary Mc Guinness wife of Bernard Mc Guinness in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said grantee his heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this 26th day of June in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
E. R. Holden to sig of B. Mc G.
Edwin D. Mc Guinness

Bernard Mc Guinness (Ls)
Mary her X mark Mc Guinness (Ls)

State of Rhode Island &c Providence Jc In Providence this twenty sixth day of June A.D. 1876 then Bernard Mc Guinness personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed
Edwin R. Holden
Notary Public

Recorded July 3d 1876 at 3.50 P. M. } Witness F. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Allen G. Peck of the City of Providence in the State of Rhode Island for and in consideration of the sum of One dollars to me paid by James B. Peck of said Providence the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said James B. Peck 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 That lot of land with all improvements thereon situate in that part of said Providence formerly in the Town of Cranston and being lot number 144 (one hundred forty four) as laid out and delineated on the plat called "No 2 the Prospect Plat of Suburban Villa Lots surveyed and platted March 20th 1857 by N. B. Schubarth" a copy whereof may be found in the Land Records of said Providence in plat book 9 page 24 Being the same lot of land that was conveyed to said James B. Peck as Trustee for me by deed dated June 5th 1868 (see deed book 229 page 86) and by him purchased of me in 1869 this deed being made to confirm his title thereto

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said James B. Peck his heirs and assigns forever. And I the aforenamed Allen G. Peck for myself and for my heirs, executors and administrators, do covenant with the said James B. Peck his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said James B. Peck his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Sarah Peck wife of said Allen G. in consideration as aforesaid do hereby release unto said James B. Peck his heirs and assigns all my right of dower in and to said lot of land

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this fifth day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Albert F. Bradley
J. H. Lewis

Allen G. Peck (Ls)
Mrs. Sarah A. Peck (Ls)

State of Rhode Island &c Providence Jc In Providence this sixth day of July A.D. 1876 then Allen G. Peck personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed
Jos. H. Lewis
Notary Public

Recorded July 6th 1876 at 1 P. M. } Witness F. A. Williamson Recorder of Deeds.

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Know all Men by these Presents,

THAT I Emma L. Rea of Barrington in the County of Bristol in the State of Rhode Island &c

for and in consideration of the sum of One dollars to me paid by Anna P. Rea of Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Anna P. Rea her 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 with the buildings and improvements thereon situate in the northerly part of the City of Providence fronting on the north side of Olney Street bounded and described as follows- Beginning at the southwest corner of a lot of land now or formerly belonging to John F. Parks and running easterly on said Olney Street forty five feet thence northerly eighty feet thence westerly parallel with the front on Olney Street forty five feet thence southerly eighty five feet to the point of beginning being the same premises conveyed by John F. Parks to the late William Rea by deed dated Oct. 1st A.D. 1868 and recorded in the Recorders Office in said Providence in book No 183 page 43 of the land records of said Providence 199-55

Also all my right title interest property and claim in and to all and singular the personal estate goods chattels rights and credits whereof the late William Rea died seized and possessed

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Anna P. Rea her heirs and assigns forever.

And I the aforenamed Emma L. Rea for myself and for my heirs, executors and administrators, do covenant with the said Anna P. Rea her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Anna P. Rea her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this seventh day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Amasa S. Westcott

Emma L. Rea (25)

State of Rhode Island &c
Providence sc In the City of Providence this seventh day of July A.D. 1876 Then Emma L. Rea personally appeared before me and acknowledged the within instrument by her signed to be her free and voluntary act and deed

Amasa S. Westcott
Public Notary

Recorded July 7th 1876 at 9.45 A.M. } Witness E. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I William H. Barston of the City of Providence in the State of Rhode Island

for and in consideration of the sum of Nine thousand dollars to me paid by Julia G. H. Barston wife of William Barston of said City of Providence

the receipt whereof I do hereby acknowledge, have granted remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, ~~unto~~ and grant the said unto the said Julia G. H. Barston her 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 That lot of land with the buildings and improvements thereon situated in said City and bounded and described as follows- said lot bounds southerly on Point Street on which it measures about fifty and 9/10 (50.09) feet and holding the same width extends back therefrom about seventy four and 9/10 (74.08) to and bounds northerly on land of Thomas Cregore easterly on land of Edward Salisbury westerly on land of Eben Simmons being the same estate conveyed to me said William H. Barston by deed from the Trustees of William Barston (under that trust deed recorded in the Office of the Recorder of Deeds in said City in deed book No 248 at page 371) dated June 27th 1876 and to be recorded with but prior to these presents Reference to the same being hereby made

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Julia G. H. Barston her heirs and assigns forever, to her and their own use and behoove

And I the aforenamed William H. Barston for myself and for my heirs, executors and administrators, do covenant with the said Julia G. H. Barston her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Julia G. H. Barston her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this thirtieth day of June in the year of our Lord one thousand eight hundred and seventy six (A.D. 1876)

Signed, Sealed and Delivered in Presence of
Joseph C. Ely

Wm H. Barston (25)

State of Rhode Island &c
Providence sc In Providence in said County on this seventh day of July A.D. 1876 the above named William H Barston personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Joseph C. Ely
Notary Public

Recorded July 7th 1876 at 2.35 P.M. } Witness E. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Patrick Mc Caffrey of the City and County of Providence in Rhode Island

for and in consideration of the sum of One dollars to me paid by Owen Campbell of said City County and State

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Owen Campbell 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 Those two lots of land with the buildings and improvements thereon situate in said Providence and are lots number ten (10) and thirty five (35) on a plat of lots formerly owned by Charles Potter deceased and which plat is on record in the office of the Recorder of Deeds in said Providence in plat book No 1 pages 28 and 29 Being the same premises conveyed to Mary Mc Caffrey by deed on record in said office in deed book No 151 page 441

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Owen Campbell his heirs and assigns forever.

And the aforenamed for and for heirs, executors and administrators, do covenant with the said heirs and asssigns that will warrant and defend the aforedescribed premises to the said heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this eighth day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
the word "sixty" in the date being first erased G. A. Williamson

Patrick Mc Caffrey (25)

State of Rhode Island &c
Providence ſc In Providence in said County on this 8th day of July A.D. 1876 the above named Patrick Mc Caffrey personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

G. A. Williamson
Justice of the Peace

Recorded July 8th 1876 at 10.30 a. M. } Witness G A Williamson Recorder of Deeds.

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Know all Men by these Presents,

THAT I Elhanan Martin of Providence in the State of Rhode Island

for and in consideration of the sum of ten dollars to me paid by Deborah H. Cornell of said Providence in the said State of Rhode Island

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Deborah H. Cornell her 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 tract of land situated on the westerly side of the Louisquisset Pike partly in said Providence and partly in North Providence comprising about twelve house lots more or less bounded northerly by land of Susan Barnes easterly by the land of the heirs of Charles Potter southerly by land of Samuel Heedly and westerly by land of Charles Bradley

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Deborah H. Cornell her heirs and assigns forever.

And I the aforenamed grantor for myself and for my heirs, executors and administrators, do covenant with the said Deborah H. Cornell her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Deborah H. Cornell her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this tenth day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
David S. Baker Jr.

Elhanan Martin (25)

State of Rhode Island &c
ſc In Providence in said County on this tenth day of July A.D. 1876 the above named Elhanan Martin personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

David S. Baker Jr.
Public Notary

Recorded July 10th 1876 at 11.35 a. M. } Witness G A Williamson Recorder of Deeds.

N

Know all Men by these Presents,

THAT I Eli Aylesworth of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to me paid by the Mechanics Savings Bank a corporation legally incorporated and established and transacting business in the City of Providence in the State of Rhode Island the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Mechanics Savings Bank its successors 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 That lot of land with the buildings and improvements thereon situate on the southerly side of Power Street in said Providence and bounded easterly on land of Samuel M. Noyes and Wingate Hayes about 117 ft southerly on land of heirs of Samuel Carlisle 93 ft more or less and on land of said Noyes and said Hayes about 20 ft westerly on Wells Street about 155 ft and northerly on said Power Street 131 ft Being same estate conveyed to me by the Mechanics Savings Bank of even date herewith

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to it the said Mechanics Savings Bank its successors heirs and assigns forever. And I the aforenamed Eli Aylsworth for me and for my heirs, executors and administrators, do covenant with the said Mechanics Savings Banks its successors heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Mechanics Savings Bank its successors heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me And I Eliza S. Aylsworth wife of said Eli Aylsworth in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the Mechanics Savings Bank its successors and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this tenth day of July in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed, Sealed and Delivered in Presence of
Fred A. Phillips

Eli Aylsworth (Seal)
Eliza S. Aylsworth (Seal)

State of Rhode Island &c
Providence County Sc In Providence this eleventh day of July A.D. 1876 then Eli Aylsworth personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed
H. A. Harrington
Notary Public

Recorded July 11th 1876 at 12.35 P.M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Eli Aylesworth of Providence State of Rhode Island

for and in consideration of the sum of One dollars to me paid by The Mechanics Savings Bank a corporation legally incorporated and established and transacting business in the City of Providence in the State of Rhode Island the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Mechanics Savings Bank its successors 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 That lot of land with the buildings and improvements thereon situate in the easterly part of said Providence at the south west corner of Power and Benefit Streets bounded as follows easterly on Benefit Street southerly on the estate of Wingate Hayes westerly on land of Charles Jackson northerly on Power Street or bottom bounded and contains about five thousand ft. more or less Being same estate conveyed to me by the Mechanics Savings Bank of even date herewith

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to it the said Mechanics Savings Banks its successors heirs and assigns forever. And I the aforenamed Eli Aylsworth for me and for my heirs, executors and administrators, do covenant with the said Mechanics Savings Bank its successors heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Mechanics Savings Bank its successors heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me And I Eliza S. Aylsworth wife of said Eli Aylsworth in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the Mechanics Savings Bank its successors and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this tenth day of July in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed, Sealed and Delivered in Presence of
Fred A. Phillips

Eli Aylsworth (Seal)
Eliza S. Aylsworth (Seal)

State of Rhode Island &c
Providence County Sc In Providence this eleventh day of July A.D. 1876 then Eli Aylsworth personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed
H. A. Harrington
Notary Public

Recorded July 11th 1876 at 12.35 P.M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Mary A. Hull wife Daniel Hull of the City of Providence State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Phoebe C. Hull of said City and State

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Phoebe C. Hull her

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 Five certain lots of land with the dwelling house and other improvements thereon situated on the southerly side of Colfax Street in the southerly part of the City of Providence (formerly on Summer Street in the Town of Cranston) and are laid out and designated as lots numbered 1 (one) 2 (two) 3 (three) 4 (four) and 5 (five) on a plat called the Josiah King Plat which plat is on record in the Town Clerks office in said Cranston

Being the same estate conveyed to me by deed from Allen Waite dated January 12. 1861 and recorded in book N° 40 page 164 of the records of deeds for the Town of Cranston

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Phoebe C. Hull her heirs and assigns forever.

And I the aforenamed Mary A. Hull for myself and for my heirs, executors and administrators, do covenant with the said Phoebe C. Hull her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Phoebe C. Hull her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this tenth 10th day of July in the year of our Lord one thousand eight hundred and seventy six A.D. 1876

Signed, Sealed and Delivered in Presence of

Edward V. Brown
William L. Hopkins

Mary A. Hull (L.S.)

State of Rhode Island &c
In Providence this tenth 10th day of July A.D. 1876 then Mary A. Hull personally appeared before me and acknowledged the within instrument by her signed to be her free and voluntary act and deed

William L. Hopkins Justice of the Peace

State of Rhode Island &c In Providence this 13 day of July A.D. 1876 then Mary A. Hull wife of said Daniel Hull personally appeared before me and being examined by me separately and apart from her said husband she acknowledged the within instrument shown and explained to her by me to be her free and voluntary act and deed and declared to me that she did not wish to retract the same

William L. Hopkins
Justice of the Peace

Recorded July 13th 1876 at 9 a. M. } Witness G. A. Williamson Recorder of Deeds.

Recorded & examined July 14 1876 G. A. Williamson Recorder of Deeds

Know all Men by these Presents,

THAT I Henry J. Hall of the City of Providence Rhode Island

for and in consideration of the sum of One dollars to me paid by Nathan Greene of said City and State

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Nathan Greene 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 Six certain lots of land situate in the southerly part of said City of Providence and known and described as lots Nos. 75. 76. 77. 78. 83 and 85 on a plat of land belonging to Henry Holden when platted run out by S. B. Cushing 1848 on record in the office of the Recorder of Deeds in said Providence and also in the Town Clerks office of the Town of Cranston in book of plats N° 1 at page 19 reference thereto being had

Being the same premises conveyed to this grantor by deed of even date from said grantee mortgagee of Charles Greene and on record in the office of the Recorder of Deeds in said Providence

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Nathan Greene his heirs and assigns forever.

And the aforenamed for and for heirs, executors and administrators, do covenant with the said heirs and asssigns that will warrant and defend the aforedescribed premises to the said heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under

And I Belle Hall wife of said Henry J. Hall in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said grantee his heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this seventh day of July in the year of our Lord one thousand eight hundred and seventy six A.D. 1876

Signed, Sealed and Delivered in Presence of

Wm. H. Macomber as to H. J. H.
Ellen Armstrong as to B. H.

Henry J. Hall (L.S.)
Belle Hall (L.S.)

State of Rhode Island &c County of Providence &c In the City of Providence this fourteenth day of July A.D. 1876 then Henry J. Hall personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

William H. Macomber
Justice of the Peace

Recorded July 14th 1876 at 11.40 a. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Louis L. Angell of Johnston County of Providence and State of Rhode Island

for and in consideration of the sum of One dollar and other sufficient considerations dollars to me paid by Ariel K. Fletcher of Berlin in the County of Worcester and Commonwealth of Massachusetts

the receipt whereof I do hereby acknowledge, have granted remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Ariel K. Fletcher 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 Lots numbered one hundred and eighty two and thirty four upon a plan of lots recorded in the office of the Recorder of Deeds in the City of Providence in the State of Rhode Island in book 11 page 39 said plan being known as plan No 3 of house lots belonging to Sheffield Smith Providence R.I. surveyed and platted in May 1869 by A.B. Schonbarth C.E. drawn September 1874 by S.R. Sweet said lots being situated in Providence aforesaid together with all the buildings and appurtenances thereto belonging Being a part of the land to me conveyed by J. Brown Gardiner by his deed dated July 6. 1876 being a Sheriffs deed on an execution against Jonas R. Henry in favor of said Ariel K. Fletcher

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Ariel K. Fletcher and his heirs and assigns forever.

And I the aforenamed Louis L. Angell

for myself and for my heirs, executors and administrators, do covenant with the said Ariel K. Fletcher his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Ariel K. Fletcher his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me but against none other

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this fourteenth day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
C.A. Merrill

Louis L. Angell (25)

State of Rhode Island &c
Providence Sc In Providence this fourteenth day of July A.D. 1876 then Louis L. Angell personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed
Henry H. Allen
Justice of the Peace

Recorded July 14th 1876 at 1.5 P.M. } Witness J.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Clara A. Wheeler wife of Edwin H. Wheeler of the City of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to me paid by George C. Patterson of said Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said George C. Patterson 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 One certain lot of land situate on the southerly side of Wilson Street in said City of Providence and is laid out and designated as lot No 69 (sixty nine) on a plat of lots belonging to Daniel Field which plat is on record in the Recorders office in said Providence in plat book No 3 page 72. Being the same lot of land which was conveyed by my said husband and Robert Taylor Assignee to said Patterson by deed recorded in said Providence Records in deed book 248 at page 456 and this deed of release being made under section 12 chapter 152 of the General Statutes of this State

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Patterson his heirs and assigns forever.

And I the aforenamed Clara A. Wheeler

for myself and for my heirs, executors and administrators, do covenant with the said George C. Patterson his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said George C. Patterson his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this first day of July in the year of our Lord one thousand eight hundred and seventy five

Signed, Sealed and Delivered in Presence of
Jas. H. Caldwell J. Campbell

Clara A. Wheeler (25)

United States Consulate at Halifax Nova Scotia

Province of Nova Scotia
City & County of Halifax Sc

In Halifax Nova Scotia this fifteenth day of July A.D. 1875 then Clara A. Wheeler wife of Edwin H. Wheeler personally appeared before me and being by me first examined privily and apart from her said husband and having the within instrument signed by her shown and explained to her by me she being so apart declared the same to be her voluntary act and that she did not wish to retract the same Given under my hand and the seal of the United States Consulate at Halifax Nova Scotia the day & year above written
(25) N. M. Jackson
U.S. Consul at Halifax Nova Scotia

Recorded July 15th 1876 at 1.15 P.M. } Witness J.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Charles Selden of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to me paid by William P. Costigan and Ann Costigan his wife of Central Falls Town of Lincoln in said State

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto them the said William P. Costigan and Ann Costigan their

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 One certain lot of land with all the improvements thereon situated on the southerly side of Blackstone Street in said Providence laid out and designated as lot № 97 (ninety seven) on a Plat of land in Cranston belonging to the heirs of the late Gov. James Fenner surveyed and platted by B. Lockwood and H. F. Walling October 1846 and recorded in the Town Clerks office in Cranston and also in the Recorders Office in said Providence

Said lot as marked on said plat measures fifty feet on said Street and holding that width extends back southerly one hundred feet Being the same premises conveyed to me by deed of even date herewith from William P. Costigan

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to them the said William P. Costigan and Ann Costigan their heirs and assigns forever.

And I the aforenamed Charles Selden

for myself and for my heirs, executors and administrators, do covenant with the said William P. Costigan and Ann Costigan their heirs and assigns that I will warrant and defend the aforedescribed premises to the said William P. and Ann Costigan their heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Loyaia C. Selden wife of the said Charles Selden in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said grantees their heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this seventeenth day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
John C. Pinkis

Charles Selden (25)

Loyaia C. Selden (25)

State of Rhode Island &c
Providence County ſc In Providence in said County on this seventeenth day of July A.D. 1876 the above named Charles Selden personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

John C. Pinkis
Justice of the Peace

Recorded July 17th 1876 at 3 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I George W. Lanphear of Providence Rhode Island

for and in consideration of the sum of One dollars to me paid by Mary White of said Providence wife of James White

the receipt whereof I do hereby acknowledge, have granted sold remised, released and forever quit-claimed, and by these presents do grant sell remise, release and forever QUITCLAIM, unto Mary White her the said

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 That lot of land with all the improvements thereon on the southerly side of Clinton Street in said Providence and measures 40 (forty) feet on said Street and holding that width extends back therefrom on the easterly line of said lot 95 (ninety five) feet more or less and on its westerly line about 90 feet and is bounded northerly by land of Martin McCormick & P. Devlin easterly by land of Bridget Malcome and westerly by land of said McCormick and is lot № 93 (ninety three) on a Plat of house lots in Cranston belonging to the heirs of James Pettey a copy of which plat is on record in said Providence in plat book № 10 pages 20-21 Being the same premises conveyed to me by said James White by deed of even date herewith

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Mary White her heirs and assigns forever.

And I the aforenamed George W. Lanphear

for myself and for my heirs, executors and administrators, do covenant with the said Mary White her heirs and assigns that I will warrant and defend the aforedescribed premises to the said Mary White her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I the grantor covenant that I am unmarried

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this seventeenth day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
G. A. Williamson

George W. Lanphear (25)

State of Rhode Island
Providence ſc In Providence July 18. 1876
Then George W. Lanphear acknowledged the foregoing to be his free act and deed
Before me G. A. Williamson
Justice of the Peace

Recorded July 17th 1876 at 3.45 P. M. } Witness G. A. Williamson Recorder of Deeds.

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Know all Men by these Presents,

THAT I John Barbour of Peabody in the County of Essex and State of Massachusetts

for and in consideration of the sum of One dollars to me paid by Edward Perkins of Boston in the County of Suffolk and State of Massachusetts the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Edward Perkins 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 Two lots of land with all the buildings and improvements thereon situate in the southerly part of Providence in the State of Rhode Island and described as lots number (75) seventy five and (76) seventy six on a plat of house lots and Streets belonging to E. A. Nichols surveyed and platted July 1876 by H. F. Walling and recorded in the City Recorders Office in said Providence in book of plats number (One page (101) one hundred and one reference to said plat being had for a more full and perfect description

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Edward Perkins his heirs and assigns forever. And I the aforenamed John Barbour for myself and for my heirs, executors and administrators, do covenant with the said Edward Perkins his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Edward Perkins his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this eighteenth day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
J. S. G. Cobb

John Barbour (25)

State of Rhode Island &c
Providence ſc In Providence this eighteenth day of July A.D. 1876 then John Barbour personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed
J. S. G. Cobb
Justice of the Peace

Recorded July 18th 1876 at 12.50 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I George Barbour of the City and County of Providence and State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Elizabeth Perkins wife of Edward Perkins of Boston in the County of Suffolk and State of Massachusetts the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Elizabeth Perkins her heirs and assigns forever, all the right, title, interest, property, claim and demand, ~~which now have, or of right ought to have or claim in and to~~ conveyed to me by William Barbour by deed bearing date the thirteenth day of December A.D. 1871 and recorded in the Records of deeds of said Providence in deed book number (96) one hundred and ninety six at page number (123) one hundred and twenty three in and to two lots of land with all the buildings and improvements thereon situate in the southerly part of said Providence and described as lots number (75) seventy five and (76) seventy six on a plat of house lots and Streets belonging to E. A. Nichols surveyed and platted July 1876 by H. F. Walling and recorded in the City Recorders office in said Providence in book of plats number (1) one page (101) one hundred and one Reference to said plat being had for a more full and perfect description

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances ~~thereof or~~ thereunto appertaining to her the said Elizabeth Perkins her heirs and assigns forever. And I the aforenamed George Barbour for myself and for my heirs, executors and administrators, do covenant with the said Elizabeth Perkins her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Elizabeth Perkins her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this eighteenth day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Roger F. Caswell

George Barbour (25)

State of Rhode Island &c
Providence ſc Providence July 18th 1876 In Providence this eighteenth day of July A.D. 1876 then George Barbour personally appeared before me and acknowledged the above instrument by him signed to be his free and voluntary act and deed
Roger F. Caswell
Notary Public

Recorded July 18th 1876 at 12.50 A. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Ann Quinn of the City and County of Providence and State of Rhode Island mother of the Rev. John Quinn D.D. late of said Providence deceased and the only next of kin and heir at law of said decedent, widow

for and in consideration of the sum of One dollars to me paid by Mary Ann Mc Sorley of said Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Mary Ann Mc Sorley her 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 the house and lot upon which it stands being the house directly in the rear of the house numbered ten (10) B Street in said City of Providence being the same premises which was devised to the said Rev. John Quinn D.D. by the sole will of the said Mary Ann Mc Sorley and her heirs by John Mc Sorley alias John Mc Solley late of said Providence deceased the father of the said Mary Ann Mc Sorley by his last will and testament bearing date the 10th day of February A.D. 1859 and duly admitted to Probate by the Municipal Court of the City of Providence on the 12th day of April A.D. 1859 and recorded in book of wills No 18 page 416 &c

The said Rev. John Quinn D.D. having deceased on the 8th day of June A.D. 1873 in said Providence intestate

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Mary Ann Mc Sorley her heirs and assigns forever.

And I the aforenamed Ann Quinn for myself and for my heirs, executors and administrators, do covenant with the said Mary Ann Mc Sorley her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Mary Ann Mc Sorley her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this fourth day of May in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
George Fuller

her
Ann × Quinn (Ls)
mark

State of Rhode Island &c
Providence ss In Providence this fourth day of May A.D. 1876 then Ann Quinn personally appeared before me and acknowledged the within instrument by her signed to be her free and voluntary act and deed
George Fuller
Notary Public

Recorded July 19th 1876 at 11.30 A.M. } Witness G A Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT We Thomas Garrick and Ann E. Garrick his wife of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to us paid by Emma L. Howard of said Providence

the receipt whereof we do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Emma L. Howard her heirs and assigns forever, all the right, title, interest, property, claim and demand, which we now have, or of right ought to have or claim in and to A certain lot of land with all improvements thereon situate in said Providence and is laid out and designated as lot numbered seventy seven (77) on a Plat of the Almy estate belonging to J. P. Rhodes Seth Padelford William Viall and A.B. Dike surveyed and platted April 6th 1846 by Stivater and Schubarth which said plat is recorded in book of plats No 2 page 13 in the Registry of Deeds in said Providence

Said lot bounds easterly on Almy Street on which it measures forty (40) feet and holding this width extends back westerly ninety (90) feet bounding northerly on Spencer Street

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Emma L. Howard her heirs and assigns forever.

And we the aforenamed Thomas Garrick and Ann E. Garrick for ourselves and for our heirs, executors and administrators, do covenant with the said Emma L. Howard her heirs and asssigns that we will warrant and defend the aforedescribed premises to the said Emma L. Howard her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under us

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this eighth day of July in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed, Sealed and Delivered in Presence of
J. E. Spink

Thomas Garrick (Ls)

Ann E. Garrick (Ls)

State of Rhode Island &c
Providence ss In Providence this thirteenth day of July A.D. 1876 then Thomas Garrick personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed and at the same time and place personally appeared Ann E. Garrick wife of the said Thomas Garrick who being examined by me privily and apart from her said husband and having shown and explained the within deed to her while so apart acknowledged the said deed as her free and voluntary act and declared to me that she did not wish to retract the same
Before me J. E. Spink
Notary Public

Recorded July 20th 1876 at 12.15 P.M. } Witness G A Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I John B. Cooke Jr. of the City and County of Providence in the State of Rhode Island for and in consideration of the sum of ten dollars to me paid by Ann W. Greene of the City County and State aforesaid the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Ann W. Greene her 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 piece or parcel of land situated in the southwesterly part of the City of Providence with the buildings and improvements thereon standing bounded as follows viz - Beginning at an iron bolt drove into a stone post on the southwest corner of Lockwood Street and Prairie Avenue thence westerly on Lockwood Street from said Iron bolt thirty seven and 75/100 feet (37 75/100 ft) to land of the grantor thence southerly on land of the grantor one hundred feet (100 ft) to land of Windsor and Brown thence easterly partly on land of said Winsor and Brown and partly on land of William S. Slater eighty seven and 55/100 feet (87 55/100 ft) thence northerly on Prairie Avenue one hundred eleven and 62/100 feet (111 62/100 ft) to the place of beginning

Being a part of lot 61 on a plat of land called Plat of a part of the Temothy Wigjam Land and Land of Thomas Spragne belonging to John Whipple surveyed and replotted Dec'r 1855 by N.B. Schubarth and which said plat is on record in Providence in plat book No 2 page 292

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Ann W. Greene her heirs and assigns forever. And I the aforenamed John B. Cooke Jr. for myself and for my heirs, executors and administrators, do covenant with the said Ann W. Greene her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Ann W. Greene her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Sarah M. Cooke wife of the said John B. Cooke Jr. in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said Ann W. Greene her heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this twentieth day of July in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed, Sealed and Delivered in Presence of
Chester B. Greene
R. G. Place

John B. Cooke Jr. (25)
Sarah M. Cooke (25)

State of Rhode Island &c Providence County &c In Providence this twentieth day of July A.D. 1876 then John B. Cooke Jr. personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed
R. G. Place
Notary Public

Recorded July 20th 1876 at 2.45 P.M. } Witness J. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Richard Waterman of the City and County of Providence State of Rhode Island Trustee for and in consideration of the sum of ten dollars to me paid by Mary Ann Hickey wife of John Hickey of said City County and State the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Mary her 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 with the buildings and improvements thereon situated in said City of Providence on the northerly side of Vernon St. said lot being bounded and described as follows. Bounding southerly on said Vernon St. thirty seven (37) feet and extending back therefrom on the westerly line fifty three 40/100 (53.40) feet and on the easterly line about forty two 60/100 (42.60) feet more or less. Bounding westerly on land of Charles H Peck. And northerly and easterly on land of Mary E. Grant And is the same Estate conveyed to this grantor by deed of Emma A. Luther dated September 21st 1876. recorded in the office of the Recorder of Deeds for City of Providence in Deed Book No 284 at page 192. The grantee in these Presents being the cestui que trust of the grantee in said deed from said Emma A. Luther.

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Mary Ann Hickey her heirs and assigns forever. And I the aforenamed Richard Waterman Trustee for myself and for my heirs, executors and administrators, do covenant with the said Mary Ann her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Mary Ann her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me as said Trustee

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this twenty second day of July in the year of our Lord one thousand eight hundred and seventy seventy six

Signed, Sealed and Delivered in Presence of
Wm H. Douglas

Richard Waterman Trustee (L.S.)

State of Rhode Island &c Providence &c. In Providence this twenty second day of July A.D. 1876 then Richard Waterman Trustee personally appeared before me and acknowledged the within Instrument by him signed to be his free and voluntary act and deed in his said capacity
Wm H. Douglas
Justice of the Peace.

Recorded July 22d 1876 at 10 A.M. } Witness J. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I George F Boyden of the City & County of Providence and State of Rhode Island.

for and in consideration of the sum of One dollars to me paid by Erastus N Steere of the City & County of Providence and State aforesaid the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Erastus N Steere 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 One certain lot of land with all the improvements thereon situated in the westerly part of said Providence in County and State aforesaid and is laid out and described as lot Number sixty two (62) on the Training Ground Plat so called surveyed and drawn by Cushing and De Witt A. D. 1868 and said plat is recorded in the Land Record Office of said Providence in Book of Plats number 8 page number 23 reference to said plat there being had for a full description of said lot of land being the same premises conveyed to me the said Boyden by Mortgagees Deed from the said Steere bearing same date hereof.

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Erastus N Steere his heirs and assigns forever. And I the aforenamed George F. Boyden for myself and for my heirs, executors and administrators, do covenant with the said Erastus N. Steere his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Erastus N. Steere His heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me And I Sarah C Boyden wife of the said George in consideration of the said sum paid as aforesaid do hereby release and forever quit-claim unto the said Erastus N. Steere his heirs and assigns all my right of Dower in and to the afore granted premises.

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this 21st day of July in the year of our Lord one thousand eight hundred and seventy six 1876

Signed, Sealed and Delivered in Presence of
Stephen Essex to G. F. B.
Mary A. Richardson

Geo F Boyden (Ls)
Sarah C. Boyden (Ls)

State of Rhode Island &c Providence Sc In Providence this twenty second day of July A. D. 1876 then Geo F Boyden personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed.

Stephen Essex.
Justice of the Peace.

Recorded July 24th 1876 at 1.55 P M. } Witness G. A. Williamum Recorder of Deeds.

Know all Men by these Presents,

THAT I John Farnum of the City and County of Providence and State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Asa Peck of Barrington County of Bristol in said State the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Asa Peck 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 and the buildings and improvements thereon situated in the westerly part of the City of Providence on the southerly side of and adjoining Cranston Street and bounded and described as follows- Beginning at the northwest corner of said lot on Cranston Street thence southerly eighty (80) feet on land of Wheaton A. Harrington Thence east forty two (42) feet on land of said Harrington thence north eighty (80) feet on land of Asenath Rice and thence on said Cranston Street west forty two (42) feet more or less to the point of beginning. Being the interest of said John Farnum in said premises formerly the property of his deceased wife Hannah M. Farnum.

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Asa Peck his heirs and assigns forever. And I the aforenamed John Farnum for myself and for my heirs, executors and administrators, do covenant with the said Asa Peck his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Asa Peck his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this twenty fifth day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Louie L. Angell

John Farnum (Ls)

State of Rhode Island &c Providence Sc In Providence this twenty fifth day of July A. D. 1876 then the within named John Farnum personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed.

Louie L. Angell
Notary Public.

Recorded July 26 1876 at 1.45 P. M. } Witness, G. A. Williamum Recorder of Deeds.

Know all Men by these Presents,

THAT I Edward F. C. Connor of the City and County of Providence State of Rhode Island

for and in consideration of the sum of One dollars to me paid by

Patrick J. Layden of said Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-

claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said his

Patrick J. Layden

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 with the improvements thereon situated in said Providence and is laid out and described as lot number fifteen on Pleasant View Plat of house lots lying between North Main and Camp Streets belonging to Samuel Hed- by surveyed and platted May 1869 by C.E. Paine which said plat is on record in The recording office of said Providence reference to the same being had for a full description of said lot of land. Being the same premises conveyed to said Patrick J. Layden by deed from this grantor recorded in said Providence Records in Deed Book No 242 page 28 The intent and purpose of this deed is to correct a clerical error in the previous deed released to above.

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining

to him the said Patrick J. Layden his heirs and assigns forever.

And I the aforenamed Edward F. C. Connor

for myself and for my heirs, executors and administrators, do covenant with the said Patrick J. Layden

his heirs and asssigns that I will warrant and defend

the aforedescribed premises to the said Patrick J. Layden

his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Madeline F. C. Connor wife of the said Edward F. C. Connor in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said grantee his Heirs and Assigns all my right of Dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this 26th

day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Bernard McGuinness } to both signatures

Edward F. C. Connor (L.S.)

Madeline F. C. Connor (L.S.)

State of Rhode Island &c Providence &c On Providence in said county on this 26th day of July A. D. 1876 the above named Edward F. C. Connor personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed and then and there the above named Madeline F. C. Connor also personally appeared before me and being by examined privily and apart from her said husband acknowledged the same instrument shown and explained to her by me to be her free and voluntary act and deed and declared to me that did not wish to retract the same.

Bernard McGuinness
Notary Public.

Recorded July 26th 1876 at 2.05 P.M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT we Marshal Woods and Anne B. F. Woods his wife

of the City of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to me paid by

John Carter Brown Woods of said City of Providence

the receipt whereof we do hereby acknowledge, have granted remised, released and forever quit-

claimed, and by these presents do remise, release and forever QUITCLAIM, ~~unto and grant,~~ unto the said

John Carter Brown Woods his

heirs and assigns forever, all the right, title, interest, property, claim and demand, which we now have, or of right

ought to have or claim in and to That lot of land with the buildings and improvements thereon situated in said City of Providence and bounded and described as fol- lows said lot bounds westerly on Cooke Street on which it measures about fifty six and 64/100 (56.64) feet and holding the same with extends back easterly thereon to and bounds easterly on land of Amos D. Smith northerly on land of Henry B. Braston and wife southerly on land of James G. Remington

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining

to him the said John Carter Brown Woods his to his and thereon nee forever heirs and assigns forever.

And we the aforenamed Marshall Woods and Anne B. F. Woods

for ourselves and for our heirs, executors and administrators, do covenant with the said

John Carter Brown Woods his heirs and asssigns that we will warrant and defend

the aforedescribed premises to the said John Carter Brown Woods his

heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

or either of me

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this twenty sixth

day of June in the year of our Lord one thousand eight hundred and seventy six (A.D. 1876)

Signed, Sealed and Delivered in Presence of

Wm P. Webster to M.W.

Marshall Woods (25)

Anne Brown Francis Woods (25)

Consulate General of United States at Frankfort on Germany On this twelfth day of July A.D. 1876 at Frankfort on in Empire of Germany the above named Marshall Woods personally appeared before me and acknowledged the foregoing in- strument by him signed to be his free and voluntary deed and act Witness my hand and seal of Office this twelfth day of July A.D. 1876.

(25) Wm P. Webster

U.S. Consul General at Frankfort on Germany

State of Rhode Island &c Providence ss on Providence in said County on this twenty seventh day of July A.D. 1876 the above named Anne B. F. Woods wife of said Marshall Woods also personally appeared before me and being by me examined privily and apart from her said husband acknowledged the same instrument shown and explained to her by me to be her free and voluntary act and deed and declared to me that she did not wish to retract the same

James Tillinghast Justice of the Peace

Recorded July 27th 1876 at 1.55 P.M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Harry M. Broom
of Pawtucket Rhode Island
for and in consideration of the sum of One dollars to me paid by
Henry M. Angell and Mathew W. Ingraham copartners and doing business in the City of Providence
under the name of Henry M. Angell & Co.
the receipt whereof I do hereby acknowledge, have remised, released and forever quit-
claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said
Henry M. Angell & Co. their
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 One certain lot of land with all the buildings &c thereon situated on the
southerly side of Westfield Street in said Providence and laid out and described as lot No
177 on a plat of an estate belonging to Daniel Field surveyed and platted Sept. 26th 1845 by M.
water and Schubarth which said plat is recorded in the records of said Providence in plat
book No 3 at page 72 Said lot measures forty (40) feet on said Street and holding that width
extends back ninety five (95) feet Being the same premises conveyed to this grantor by
deed of even date herewith from said grantees and to be recorded in the records of deeds in
said Providence Said premises are conveyed subject to a mortgage of twenty nine
hundred ($2900) dollars

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining
to the said Henry M. Angell & Co. their heirs and assigns forever.
And the aforenamed
for and for heirs, executors and administrators, do covenant with the said
heirs and assigns that will warrant and defend
the aforedescribed premises to the said
heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under

And I Maria L. Broom wife of said Harry M. Broom in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said Henry M. Angell & Co. their heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this twenty first
day of July in the year of our Lord one thousand eight hundred and seventy six A.D. 1876

Signed, Sealed and Delivered in Presence of

Wm. F. Macomber as to H. M. B. — Harry M. Broom (L.S.)
Fred W. Usher — Maria L. Broom (L.S.)

State of Rhode Island &c County of Providence ss In the City of Providence this 27th day of July A.D. 1876 then Harry M. Broom personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Wm. F. Macomber
Justice of the Peace

Recorded July 27th 1876 at 4.15 P. M. } Witness J. W. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Simon S. Page of the City and County of Providence
in the State of Rhode Island
for and in consideration of the sum of One dollars to me paid by
Augustus M. Wheeler of said City and State
the receipt whereof I do hereby acknowledge, have remised, released and forever quit-
claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said
Augustus M. Wheeler 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 said land viz All my right title and interest in and to
that certain lot of land in the City of Providence located and delineated as follows viz Being
lots No five (5) and six (6) on a plat of house lots called the Moses Brown Farm Plat
platted by Cushing and Co. June 15 A.D. 1872 Said lots contain twenty six thousand
one hundred and eighty nine feet (26189) and are located on the easterly side of Arling-
ton Av. between Bemboldt Av. and Angell St. were deeded to the within grantor
from John S. Lynch and recorded in the Recorders Office in book No 242 page 449

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining
to him the said August M. Wheeler his heirs and assigns forever.
And I the aforenamed Simon S. Page
for myself and for my heirs, executors and administrators, do covenant with the said
August M. Wheeler his heirs and assigns that I will warrant and defend
the aforedescribed premises to the said grantee his
heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Corlista A. Page wife of the said Simon S. Page in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said grantee his heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this twenty fifth
day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Charles H. Page witness to signature of Simon S. Page
Nellie M. Page witness to C. A. Page

Simon S. Page (L.S.)
Corlista A. Page (L.S.)

State of Rhode Island &c
Providence ss In Providence in said
County on this twenty seventh day of July A.D. 1876 the above named Simon S. Page per-
sonally appeared before me and acknowledged the foregoing instrument by him sign-
ed to be his free and voluntary act and deed

Charles H. Page
Notary Public

Recorded July 27th 1876 at 5 P. M. } Witness J. W. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Simon S. Page of the City and County of Providence in the State of Rhode Island for and in consideration of the sum of ten dollars to me paid by Harris H Aldrich of said City and State the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said grantee 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 Three certain lots of land with all the buildings and improvements thereon situated on the southerly side of Broadway in the City of Providence and are laid out and designated as follows - lots No 37 (thirty seven) 44 (forty four) and 46 (forty six) on plat of Lots on Bennetts Hill belonging to Wm S Hormad surveyed and platted April 26th A D 1845 by Strater & Schubarth which said plat is on record in the Recorders Office in said Providence in plat book No 2 page 9

Being the same premises conveyed to Simon S. Page by three deeds and recorded as follows Oliver & Susan Weeks in deed book 238 page 157 A B Rice & Co. in deed book 237 page 271 and John & Joanna Gray in deed book 238 page 139

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said grantee his heirs and assigns forever. And I the aforenamed grantor for myself and for my heirs, executors and administrators, do covenant with the said grantee his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said grantee his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Corlista A Page wife of the said Simon S. in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said grantee his heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this twenty sixth (26th) day of July in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed, Sealed and Delivered in Presence of

Augustus M. Wheeler witness to both signatures

Simon S. Page (Seal)

Corlista A. Page (Seal)

State of Rhode Island &c
Providence sc In Providence in said County

on this twenty sixth day of July A D. 1876 the above named Simon S Page personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Augustus M. Wheeler
Justice of the Peace

Recorded July 27th 1876 at 5.5 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Francis N. Stearns of the City and County of Providence in the State of Rhode Island for and in consideration of the sum of One dollars to me paid by William H. Gorton of the aforesaid City County and State the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said William H. Gorton 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 lot of land with the buildings and improvements thereon situate in the westerly part of the City of Providence bounded and described as follows viz - Beginning at the southwest corner of land of Harriet N. Baker on Vinton Street running easterly by the south line of said estate ninety six (96) feet thence southerly forty (40) feet to land now or formerly of Thomas D. Thompson thence westerly by said Thompson land ninety six (96) feet to Vinton Street thence northerly by the east line of Vinton Street to the first mentioned bound

Being lot 106 (one hundred & six) on plat of house lots belonging to Darius Goff and the same lot of land conveyed to said Stearns by deed from Thomas D. Thompson recorded in deed book No 189 at page 117 in the office of the Recorder of Deeds in said City of Providence

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said William H. Gorton his heirs and assigns forever. And I the aforenamed Francis N. Stearns for myself and for my heirs, executors and administrators, do covenant with the said William H. Gorton his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said William H. Gorton his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this third day of January in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

(the word side in sixth line of description of premises being first erased)

H. J. Spooner

Francis N Stearns (Seal)

State of Rhode Island &c
Providence sc In Providence this 28th day

of July A D 1876 then the within named Francis N. Stearns personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Henry J Spooner
Justice of the Peace

Recorded July 28th 1876 at 8 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I John O'Kane of the City and County of Providence State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Ann Frances O'Kane of said Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Ann F. O'Kane her

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 with all the buildings and improvements thereon situated in said Providence on the northerly side of Oak Street and is laid out and described as lot № 32 (thirty two) on the plat of the Eagle Steam Mill Estate surveyed and platted Oct. 18. 1848 by Straton & Schubarth and is the same lot of land conveyed to this grantor by Elisha P. Evans by deed dated July 19. 1864 recorded in the records of said Providence in deed book № 169 page 51 Reference to said plat and said deed being had

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Ann F. O'Kane her heirs and assigns forever.

And I the aforenamed John O'Kane

for myself and for my heirs, executors and administrators, do covenant with the said Ann F. O'Kane her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Ann F. O'Kane her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this 29th day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Horace Clarke

John O'Kane (25)

State of Rhode Island &c
Providence Jc In Johnston this 29th day of July A.D. 1876 then John O'Kane personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Horace Clarke
Notary Public

Recorded July 29th 1876 at 3.45 P. M. } Witness J. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Robert Magill of Providence in the State of Rhode Island

for and in consideration of the sum of Ten dollars to me paid by Patrick J. Magill of said Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Patrick J. 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 Two lots of land lying on the southerly side of Branch Avenue in said Providence and known as lots fifty one (51) and fifty two (52) on a Plat of house lots belonging to the estate of Dr. Stephen Randall platted by Cushing & De Witt April 1870 and recorded in book 12 page 12 of the land records in said Providence reference to which is hereby made for a more particular description

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Patrick J. Magill his heirs and assigns forever.

And I the aforenamed Robert Magill

for myself and for my heirs, executors and administrators, do covenant with the said Patrick J. Magill his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Patrick J. Magill his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this first day of August in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
George Metcalf Jr

Robert Magill (25)

State of Rhode Island &c
Providence Jc In Providence in said County on this first day of August A.D. 1876 the above named Robert Magill personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

George Metcalf Jr.
Notary Public

Recorded August 1st 1876 at 2.45 P. M. } Witness J. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Patrick J. Magill of Providence in the State of Rhode Island

for and in consideration of the sum of Ten dollars to me paid by Robert Magill of said Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Robert 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 Two lots of land lying on the southerly side of Branch Avenue in said Providence and known as lots forty nine (49) and fifty (50) on a Plat of house lots belonging to the estate of Doct. Stephen Randall platted by Cushing & De Witt April 1870 and recorded in book 12 page 12 of the land records in said Providence reference to which is hereby made for a more particular description

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Robert Magill his heirs and assigns forever.

And I the aforenamed Patrick J. Magill for myself and for my heirs, executors and administrators, do covenant with the said Robert Magill his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Robert Magill his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Ellen Magill wife of the said Patrick J. Magill in consideration of the sum paid my said husband as aforesaid do hereby release and forever quitclaim unto the said Robert Magill his heirs and assigns forever all my right of dower in and to the above described and released premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this first day of August in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
George Metcalf Jr.
Alice McElroy

Patrick J. Magill (L.S.)
Ellen Magill (L.S.)

State of Rhode Island &c Providence ss In Providence in said County on this first day of August A.D. 1876 the above named Patrick J. Magill personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

George Metcalf Jr.
Notary Public

Recorded August 1st 1876 at 2.45 P.M. } Witness

Recorder of Deeds.

Know all Men by these Presents,

THAT I Albert L. Sanders of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to me paid by The Westminster Bank a corporation legally incorporated and established and transacting business in said City of Providence and State of Rhode Island

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Westminster Bank its successors 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 One lot of land with all the buildings and improvements thereon situated in the northwesterly part of said City of Providence and is laid out and designated as lot No (47) forty seven on a plat of house lots in the City of Providence belonging to Thomas S. Batley which plat is on record in the Recorders Office in said Providence in book of plats No 3 page 51 Said lot fronts westerly on Sutton Street on which it measures (40) forty feet and holding that width extends back easterly (100) one hundred feet and is bounded northerly by lot No (46) forty six on said plat easterly by lot No (1) one on said plat and southerly by lot No (48) forty eight on said plat

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Westminster Bank its successors heirs and assigns forever.

And I the aforenamed Albert L. Sanders for myself and for my heirs, executors and administrators, do covenant with the said Westminster Bank its successors heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Westminster Bank its successors heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Lucy B. Sanders wife of said Albert L. Sanders in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said Westminster Bank its successors and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this twenty ninth day of June in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
I. C. H. Aylesworth
A. B. Sanders

Albert L. Sanders (L.S.)
Lucie B. Sanders (L.S.)

State of Rhode Island &c Providence County ss In Providence this tenth day of July A.D. 1876 then Albert L. Sanders personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

I. C. H. Aylesworth
Notary Public

Recorded August 2d 1876 at 10.55 a.M. } Witness

Recorder of Deeds.

Know all Men by these Presents,

THAT I Frank Berry of Providence in the State of Rhode Island for and in consideration of the sum of One dollars to me paid by Margaret Berry of said Providence the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Margaret Berry her 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 lot of land with all the buildings and improvements thereon situate in said Providence bounded and described as follows - northerly on South Street easterly on land now or formerly of George W. Sautee and others southerly on Point Street and westerly on land of Michael J. McHugh

And I Ellen M. V. Berry wife of the aforenamed Frank Berry in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said Margaret Berry her heirs and assigns all my right of dower in and to the aforegranted premises

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Margaret Berry her heirs and assigns forever. And I the aforenamed Frank Berry for myself and for my heirs, executors and administrators, do covenant with the said Margaret Berry her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Margaret Berry her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this twenty fifth day of July in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed, Sealed and Delivered in Presence of
Wm H. Rackard

Frank Berry (L.S.)
Ellen M. V. Berry (L.S.)

State of Rhode Island &c
Providence Sc In Providence in said County on this thirty first day of July A.D. 1876 the above named Frank Berry personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Wm H. Rickard
Notary Public

Recorded August 3d 1876 at 10.45 a.M. } Witness H. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Charles Selden of Providence Rhode Island for and in consideration of the sum of One dollars to me paid by Ellen M. Pearce of said Providence (wife of Dexter D. Pearce) the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Ellen M. Pearce her 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 That lot of land with the buildings and improvements thereon situate on the southwesterly corner of Transit and Governor Streets in said Providence bounded and described as follows - Beginning at the corner of said Streets thence southerly on said Governor Street 80 (eighty) feet to land now or formerly of the estate of Charles Potter thence westerly on & angling with said Potter land 85 7/12 (eighty & two twelfths) feet to land now or formerly of B. F. and C. J. Cornell 2nd thence northerly with said land now or formerly of said Cornell & on a line at right angles or near by so with Transit Street 85 79/100 (eighty & fifty eight one hundredths) feet to said Transit Street and thence easterly on the southerly line of Transit Street and angling therewith to the first corner or place of beginning & containing 7102 square feet of land

Being the same premises conveyed to me the grantor by deed of even date herewith from Dexter D. Pearce

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Ellen M. Pearce her heirs and assigns forever. And I the aforenamed Charles Selden for myself and for my heirs, executors and administrators, do covenant with the said Ellen M. Pearce her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Ellen M. Pearce her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Lydia C. Selden wife of the said Charles Selden in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said Ellen M. Pearce her heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this second day of August in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
John C. Purkis

Charles Selden (L.S.)
Lydia C. Selden (L.S.)

State of Rhode Island &c
Providence County Sc In Providence in said County on this second day of August A.D. 1876 the above named Charles Selden personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

John C. Purkis
Justice of the Peace

Recorded August 3d 1876 at 11.15 a.M. } Witness H. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Louis L. Angell of Johnston County of Providence and State of Rhode Island

for and in consideration of the sum of Fifteen Hundred dollars to me paid by Benjamin N. Lapham of the City and County of Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Benjamin N. Lapham 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 all the buildings and improvements standing or being on a certain lot of land situate on the northerly side of Hickenden Street in the City of Providence Being the same lot of land leased by Martin Page to John Clark by lease dated January 1st 1858 and recorded in book No 148 page 477 in the Registry of Deeds for said City Reference is here made to said deed and also to a deed of the buildings and improvements on said lot to Wesley W. Hawkins from said John Clark dated April 4th 1864 and recorded in book 168 page 251 of said records Also in said lot of land and the lease of the same given as aforesaid and transferred by said John Clark to said Wesley W. Hawkins as appears in book No 167 at page 191 of said records

Being the same premises and estate conveyed by said Wesley W. Hawkins by attorney to this grantor as appears by a deed thereof duly recorded in said records

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Benjamin N. Lapham his heirs and assigns forever. And I the aforenamed Louis L. Angell for myself and for my heirs, executors and administrators, do covenant with the said Benjamin N. Lapham his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Benjamin N. Lapham his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this thirty first day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Andrew B. Patten

Louis L. Angell (L.S.)

State of Rhode Island &c
Providence Sc In the City of Providence this first day of August A.D. 1876 then the within named Louis L. Angell personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Herbert B. Wood
Notary Public

Recorded August 3d 1876 at 11.35 A.M. } Witness G.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT we Edward W. Billings and George L. Clarke assignee of said Billings both of the City and County of Providence and State of Rhode Island

for and in consideration of the sum of Ten dollars to us paid by Pardon Angell of the City and County of Providence aforesaid

the receipt whereof we do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Pardon Angell heirs and assigns forever, all the right, title, interest, property, claim and demand, which we or either of us now have, or of right ought to have or claim in and to Two certain lots of land with all the buildings and improvements thereon situated in the ninth ward of the City of Providence and are laid out and designated as lots numbered twenty one (21) and twenty two (22) on the Plat entitled Plat of Thurbers Avenue and adjacent house lots &c which said plat is recorded in the Recorders office in said City of Providence in plat book No 9 at page 17 Being same premises described in deed thereof to this grantor Billings recorded in said office book 250 page 196

Said premises are conveyed subject to a mortgage of $3000 to the Mechanics Savings Bank another to H. L. Aldrich (payment of which is hereby assumed by this grantee) The amount due on H. L. Aldrich mortgage is now $1000.

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Pardon Angell his heirs and assigns forever. And we the aforenamed Edward W. Billings and George L. Clarke for ourselves and for our heirs, executors and administrators, do covenant with the said Pardon Angell his heirs and asssigns that we will warrant and defend the aforedescribed premises to the said Pardon Angell his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under we or either of us

And I Hannah P. Billings wife of said Edward W. in consideration of the sum paid as aforesaid do hereby forever release and quitclaim to said Pardon Angell his heirs and assigns all my right of dower in and to the within described premises

IN TESTIMONY WHEREOF, we have hereunto set our hand and seals, this first day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
G. A. Williamson to E.W.B. & L.L.C.
Clara W. Billings as to H.P.B.

Edward W. Billings (L.S.)
Hannah P. Billings (L.S.)
George L. Clarke (L.S.)
Assignee of E.W. Billings

State of Rhode Island &c
Providence Sc In City of Providence this 29th day of July A.D. 1876 then Edward W. Billings and George L. Clarke Assignee personally appeared before me and severally acknowledged the within instrument by them signed to be their free and voluntary act and deed

G. A. Williamson
Justice of the Peace

Recorded August 3d 1876 at 3.40 P.M. } Witness G.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Kate Leonard of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Henry J Leonard of the City and County of Providence in the State of Rhode Island

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Henry J. Leonard 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 Three certain lots of land in the tenth ward in the City of Providence (formerly North Providence) two of which said lots are laid out and described as lots number twenty eight (28) & twenty nine (29) on the E. N. Steere Plat of the Rontenberg Estate drawn by Charles E. Paine October A.D. 1868 and said plat is recorded in the land record Office of North Providence reference thereto being had for a full description of said lots of land

And the other of said lots is described as lot number thirty four (34) on the Junction Plat so called belonging to the said E. N. Steere drawn by Cushing & Co. September A.D. 1872 and recorded in the land record Office of North Providence Reference to said plat being had for a more full description of said lot of land

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Henry J. Leonard his heirs and assigns forever.

And I the aforenamed Kate Leonard for myself and for my heirs, executors and administrators, do covenant with the said Henry J. Leonard his heirs and asssigns that I will warrant and defend the aforedescribed premises to him the said Henry J. Leonard his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this fifth day of August in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Margnis D. L. Morey

Kate Leonard (25)

State of Rhode Island
Providence ſc In Johnston this fifth day of August A.D. 1876 Kate Leonard personally appeared before me and acknowledged the foregoing instrument by her signed to be her free and voluntary act and deed

Margnis D. L. Morey
Notary Public

Recorded August 5th 1876 at 3 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT we Lewis C. De Wolf and Rachel M. De Wolf his wife both of the City and County of Providence and State of Rhode Island

for and in consideration of the sum of One hundred and fifty dollars to us paid by Charles Staples also of said City County and State

the receipt whereof we do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto Charles Staples his the said heirs and assigns forever, all the right, title, interest, property, claim and demand, which we now have, or of right ought to have or claim in and to A certain lot or parcel of land with two dwelling houses and other improvements thereon situated in the northerly part of said City of Providence bounded and described as follows - eighty seven feet more or less on North Main St. so called and one hundred and fourteen feet more or less on Olney Street together with all the rights privileges and appurtenances to the same belonging being the same property conveyed to Lewis C. De Wolf by Catherine R. Williams late of said Providence deceased by her last Will and Testament duly proven in the Probate Court of said City

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Charles Staples his heirs and assigns forever.

And we the aforenamed Lewis C. De Wolf and Rachel M. De Wolf for ourselves and for our heirs, executors and administrators, do covenant with the said Charles Staples his heirs and asssigns that we will warrant and defend the aforedescribed premises to the said Charles Staples his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under us

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this twelfth day of June in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Albert J. Reeve Emma L. De Shull

Lewis C. De Wolf (25)

Rachel M. De Wolf (25)

State of Rhode Island ss
Providence ſc In Providence this twelfth day of June A.D. 1876 then Lewis C. De Wolf personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed And at the same time and place personally appeared Rachel M. De Wolf wife of the said Lewis C. De Wolf and being examined by me privily and apart from said husband acknowledged and declared the above instrument shown and explained to her by me to be her voluntary act and that she did not wish to retract the same

Albert J. Reeve
Notary Public

Recorded August 7th 1876 at 11.10 A. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Charles Staples of the City and County of Providence and State of Rhode Island

for and in consideration of the sum of One hundred and seventy five dollars to me paid by Rachel M. De Wolf also of said City of Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Rachel M. De Wolf her 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 or parcel of land with the two dwelling houses and other improvements thereon situated in the northerly part of said City bounded and described as follows eighty seven feet more or less on North Main Street and one hundred and fourteen feet more or less on Olney Street so called together with all the rights and privileges and the appurtenances to the same belonging

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Rachel M. De Wolf her heirs and assigns forever.

And I the aforenamed Charles Staples for myself and for my heirs, executors and administrators, do covenant with the said Rachel M. De Wolf her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Rachel M. De Wolf her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this thirteenth day of June in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Albert J. Reeve

Charles Staples (Ls)

State of Rhode Island &c Providence Sc In the City of Providence this twenty second day of June A.D. 1876 then Charles Staples personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

William B. Beach
Notary Public

Recorded August 7th 1876 at 11.15 A. M. } Witness F. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Albert K. Barnes of Warwick County of Kent and State of Rhode Island

for and in consideration of the sum of One dollars to me paid by John De Souza of Cranston County of Providence State aforesaid

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said John De Souza 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 One certain lot of land situated in the City of Providence (formerly North Providence) and is designated as lot No (118) one hundred and eighteen on a plat of lots surveyed and platted by William S. Harris for Nelson C. Northup May 16th 1854 and which said plat is now on record among the original papers in Town Clerks Office in aforesaid North Providence Reference thereto being had for a more particular description of said lot

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said John De Souza his heirs and assigns forever.

And I the aforenamed Albert K. Barnes for me and for my heirs, executors and administrators, do covenant with the said John De Souza his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said John De Souza his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this eighth (8) day of August in the year of our Lord one thousand eight hundred and seventy

Signed, Sealed and Delivered in Presence of

Albert K. Barnes (Ls)

State of Rhode Island &
Providence Sc In Providence this eighth (8) day of August A.D. 1876 then Albert K. Barnes personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

E. H. Cook
Justice of the Peace

Recorded August 9th 1876 at 2.30 P. M. } Witness F. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Charles Driscol of Warren
Rhode Island
for and in consideration of the sum of nine thousand dollars to me paid by
Eliza S. Crooker of Providence in said State wife of Josiah W. Crooker
the receipt whereof I do hereby acknowledge, have remised, released and forever quit-
claimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said
Eliza S. Crooker her
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 One certain lot of land with all the buildings and improve-
ments thereon situated on the northerly corner of Benefit and Church Streets in said Providence
and is bounded easterly by said Benefit Street on which it measures ninety one feet six in-
ches southerly by said Church Street eighty feet ten and one half inches westerly by land
belonging to the St. Johns Church and northerly by the Sheldon Estate

Being the same premises conveyed to me the grantor by deed of even date herewith
from Josiah W. Crooker

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining
to her the said Eliza S. Crooker her heirs and assigns forever.
And I the aforenamed Charles Driscol
for myself and for my heirs, executors and administrators, do covenant with the said
Eliza S. Crooker her heirs and asssigns that I will warrant and defend
the aforedescribed premises to the said Eliza S. Crooker her
heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this twelfth
day of August in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
John C. Parkis

Charles Driscol (L.S.)

State of Rhode Island &c
Providence County ſc In Providence in said Coun-
ty on this twelfth day of August A.D. 1876 the above named Charles Driscol personally appeared
before me and acknowledged the foregoing instrument by him signed to be his free and
voluntary act and deed

John C. Parkis
Justice of the Peace

Recorded August 12th 1876 at 3.35 P. M. } Witness F. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Stephen Emerson
of Providence Rhode Island
for and in consideration of the sum of One dollars to me paid by
Pascoag Savings Bank a corporation created by the General Assembly of the State
of Rhode Island and located and doing business in the town of Burrillville in said State
the receipt whereof I do hereby acknowledge, have remised, released and forever quit-
claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said
Pascoag Savings Bank their successors
~~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 One certain lot of land with all the buildings &c thereon situated
on the easterly side of Dodge Street in said Providence and is laid out and designated
as lot Nº 29 (twenty nine) on a plat of house lots laid out by Henry Smith (deceased) surveyed
and platted February 4th A.D. 1801 said lot is bounded westerly by Dodge Street 40 feet
and holding the width of 40 feet extends back easterly from said Street 101 feet and is
bounded southerly by lot Nº 28 on said plat and northerly by lot Nº 30 on said plat

Being the same premises conveyed to this grantor by deed of even date herewith
from said grantees mortgage and to be recorded in said Providence

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining
to the said Pascoag Savings Bank their successors heirs and assigns forever.
And the aforenamed
for and for heirs, executors and administrators, do covenant with the said
heirs and asssigns that will warrant and defend
the aforedescribed premises to the said
heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under

And I Cynthia Emerson wife of said Stephen Emerson in consideration of the sum paid
as aforesaid do hereby release and forever quitclaim unto the said grantees their successors
& assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this 8th
day of August in the year of our Lord one thousand eight hundred and seventy six A.D. 1876

Signed, Sealed and Delivered in Presence of
Wm F. Macomber as to S.E.
Hannah M. Kingsley

Stephen Emerson (L.S.)
Cynthia Emerson (L.S.)

State of Rhode Island &c County of Providence ſc In the City of Providence this 10th day
of August A.D. 1876 then Stephen Emerson personally appeared before me and acknowledged
the within instrument by him signed to be his free and voluntary act and deed

Wm F. Macomber
Justice of the Peace

Recorded August 14th 1876 at 3.20 P. M. } Witness F. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

257-59

THAT I Samuel J. Esten of the City of Providence in the County of Providence State of Rhode Island

for and in consideration of the sum of Two thousand dollars to me paid by Sayles A. Esten of Providence in said County and State aforesaid

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Sayles A. Esten 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 with all the buildings and improvements thereon situated in the northerly part of said City of Providence and is bounded and described as follows to wit easterly on a lot of land formerly owned by the late Benjamin Haskill southerly on Charles Street on which it measures forty five feet thence on land of Martin Walling fifty three feet thence westerly two feet and six inches thence northeasterly to Moshassuck River on which river it bounds northeasterly and holding the width of forty five feet from Charles Street fifty three feet to the turn or jog thence forty seven feet and six inches wide to said river with the conditions and reservations about a gangway and privilege to well to get water as is named in a certain deed of Martin Walling to Willard Esten of the above named and described premises which is dated the thirteenth day of October A.D. 1845 & is recorded in book No 99 at page 78 of the Records of Deeds of the City of Providence Hereby meaning and intending to convey by this deed all the right title and interest I now have and of right ought to have in and to the above described premises under and by virtue of the last will and testament of my late father Willard Esten

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Sayles A. Esten his heirs and assigns forever.

And I the aforenamed Samuel J. Esten for myself and for my heirs, executors and administrators, do covenant with the said Sayles A. Esten his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Sayles A. Esten his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Belsey A. Esten wife of the aforenamed Samuel J. Esten in consideration of said sum of money paid my said husband do hereby release and forever quitclaim to said Sayles A. Esten his heirs and assigns forever all my right of dower and power of thirds in and to the above described premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this fourteenth day of August in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

John S. Moller
William A. Waterman
Elias M. Jenckes

Samuel J. Esten (25)

Belsey A. Esten (25)

State of Rhode Island &c Providence ſc In Providence in said County on this fourteenth day of August A.D. 1876 the above named Samuel J. Esten personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me Elias M. Jenckes
Justice of the Peace

Recorded August 16th 1876 at 11.10 a. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Sayles A. Esten of the City of Providence in the County of Providence and State of Rhode Island

for and in consideration of the sum of Two thousand dollars to me paid by Belsey A. Esten of said City County and State aforesaid wife of Samuel J. Esten

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Belsey A. Esten her 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 with all the buildings and improvements thereon situated in the northerly part of said City of Providence and is bounded and described as follows to wit easterly on a lot of land formerly owned by the late Benjamin Haskill southerly on Charles Street on which it measures forty five feet thence on land of Martin Walling fifty three feet thence westerly two feet and six inches thence northeasterly to Moshassuck River on which river it bounds northeasterly and holding the width of forty five feet from Charles Street fifty three feet to the turn or jog thence forty seven feet and six inches wide to said river with the conditions and reservations about a gangway and privilege to well to get water as is named in a certain deed of Martin Walling to Willard Esten of the above named and described premises which is dated the thirteenth day of October A.D. 1845 and is recorded in book No 99 at page 78 of the records of deeds of the City of Providence Hereby meaning and intending to convey by this deed all the right title and interest in and to the above described premises to her the said Belsey A. Esten which was conveyed to me by her ~~her~~ husband Samuel J. Esten by his deed bearing even date herewith and no more

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TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Belsey A. Esten wife of Samuel J. Esten aforesaid her heirs and assigns forever.

And I the aforenamed Sayles A. Esten for myself and for my heirs, executors and administrators, do covenant with the said Belsey A. Esten her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Belsey A. Esten her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me,

And I Alpha Esten wife of the aforenamed Sayles A. Esten in consideration of said sum of money paid my said husband do hereby release and forever quitclaim to said Belsey A. Esten her heirs and assigns forever all my right of dower and power of thirds in and to the above described premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this fourteenth day of August in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

John S. Moller
William A. Waterman
Elias M. Jenckes

Sayles A. Esten (25)

Alpha B. Esten (25)

State of Rhode Island &c Providence ſc In Providence in said County on this fourteenth day of August A.D. 1876 the above named Sayles A. Esten personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me Elias M. Jenckes
Justice of the Peace

Recorded August 16th 1876 at 11.25 a. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Thomas B. Bailey of the City of Providence in the State of Rhode Island

for and in consideration of the sum of One hundred and fifty dollars to me paid by Ann Mc Call of said City of Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Ann Mc Call her 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 That lot of land situated in the tenth ward of said City of Providence formerly North Providence being the lot laid out delineated and described as lot numbered 36 (thirty six) upon the plat entitled "Plat No 1 of land in N. Providence belonging to the estate of Mrs. Sarah B. Eaton platted Sept. 1870 by order of W. M. Bailey G.B. Douglas Amasa M. Eaton Trustees Cushing & De Witt" which said plat is filed in the Town Clerks Office of said North Providence and also a copy thereof is filed in the Office of the Recorder of Deeds in said City of Providence reference thereto being hereby made for a more particular description of said lot of land

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Ann Mc Call her heirs and assigns forever.

And I the aforenamed Thomas B. Bailey for myself and for my heirs, executors and administrators, do covenant with the said Ann Mc Call her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Ann Mc Call her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this eighteenth day of August in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed, Sealed and Delivered in Presence of

W. M. Bailey Jr. Thomas B. Bailey (25)

State of Rhode Island &c
Providence ſc In Providence this eighteenth day of August A.D. 1876 then Thomas B. Bailey personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

W. M. Bailey Jr.
Notary Public

Recorded August 18th 1876 at 12.50 P.M. } Witness G.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Ednah H. Pettis of the Town of Johnston County of Providence and State of Rhode Island

for and in consideration of the sum of One dollars to me paid by the City of Providence County and State aforesaid and for the further consideration of the remittal of a certain sewer tax assessed against said Ednah H. Pettis by said City of Providence on the property hereinafter described

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said City of Providence its 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 piece of land the same being situated on the easterly side of Prairie Avenue in the ninth ward of said City of Providence and is one half of a certain strip of land adjoining lots Nos fifty nine (59) and sixty one (61) on the plat of the heirs of James Pettey surveyed and platted by Atwater Schubarth and Haines Jan'y 18th 1849 a copy of said plat being among the records of plats of the City of Providence

Said strip of land adjoining said lots being a portion of Peace Street so called said strip being twenty feet (20 ft) wide and extending the length of said lots Nos 59 & 61 on said Peace Street

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said City of Providence its heirs and assigns forever.

And I the aforenamed Ednah H. Pettis for me and for my heirs, executors and administrators, do covenant with the said City of Providence its heirs and assigns that I will warrant and defend the aforedescribed premises to the said City of Providence its heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this 18th day of August in the year of our Lord one thousand eight hundred and seventy five

Signed, Sealed and Delivered in Presence of

Horace Martin Ednah H. Pettis (L)

State of Rhode Island &c Providence ſc In Johnston this 18th day of August A.D. 1876 then Ednah H. Pettis personally appeared before me and acknowledged the within instrument by her signed to be her free and voluntary act and deed

Horace Martin
Notary Public

Recorded August 19th 1876 at 10 A.M. } Witness G.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I David Millard of the City and County of Providence and State of Rhode Island for and in consideration of the sum of One dollars to me paid by James R Hodges and Amos M. Warner both of said City of Providence the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto them the said James R Hodges and Amos M Warner their 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 One equal undivided half part of that parcel of land with the improvements thereon standing situated at the corner of Broad and Potter Streets in the City of Providence bounded northerly on Broad Street about thirteen (13) feet westerly on Potter Street about seventy six (76) feet southerly and easterly on land known as the Potter Estate and contains about fourteen hundred and eighty one 50/100 (1481 50/100) square feet of land

Being the same property conveyed to said David Millard by deed from J Russell Bullock and other Trustees of William Barstow by deed dated August 8th 1870

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to them the said James R Hodges and Amos M Warner their heirs and assigns forever. And I the aforenamed David Millard for myself and for my heirs, executors and administrators, do covenant with the said James R Hodges and Amos M Warner their heirs and asssigns that I will warrant and defend the aforedescribed premises to the said James R Hodges and Amos M Warner their heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Hannah H Millard wife of said David Millard in consideration of the sum paid my husband as aforesaid hereby remise release and forever quit claim unto said James R Hodges and Amos M Warner their heirs and assigns forever all my right of dower in and to the above granted premises

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this 18th day of August in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Aaron B McCrillis
witness to both signatures

David Millard (L.)
Hannah H. Millard (L.)

State of Rhode Island &c Providence ss In the City of Providence this 18th day of August A.D. 1876 then the within named David Millard personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Louis L. Angell
Notary Public

Recorded August 19th 1876 at 11.50 A.M. } Witness G. H. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT John Goodwin of the City and County of Providence in the State of Rhode Island for and in consideration of the sum of One dollars to me paid by John M Brennan of said City County and State the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said John M. Brennan 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 One certain lot of land situate in Providence (formerly North Providence) and thus bounded and described Beginning at a point on the northerly line of Benon Street just one hundred and fifty nine feet westerly from the westerly line of Crawford Street and at the southwesterly corner of a lot of land heretofore conveyed by Thomas Davis to James J Nolan thence running westerly with the northerly line of Benon Street forty four feet nine inches thence northerly at right angles with said Benon Street sixty feet thence easterly on a line parallel with said Benon Street forty four feet nine inches to the northwesterly corner of said Nolans land and thence southerly sixty feet to the place of beginning Being lot No 6 on a plat of house lots belonging to Thomas Davis situate on Smiths Hill in Providence Also a lot of land situate in said Providence and thus bounded and described Beginning at a point on the southerly line of Wayne Street just six feet northerly from the northwesterly corner of land formerly of James Behan thence easterly bounding northerly on said said Street forty four feet nine inches to land of James J Nolan thence southerly bounding easterly on said Nolans land to land of James Behan sixty feet thence westerly bounding southerly on land of James Behan forty four feet nine inches to the northwesterly corner of James Behans land thence northerly a straight line to the place of beginning

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said John M Brennan his heirs and assigns forever. And I the aforenamed Grantor for myself and for my heirs, executors and administrators, do covenant with the said John M. Brennan his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Grantee his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this 21st day of August in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Charles H. Page

John Goodwin (L.)

State of Rhode Island &c Providence ss In Providence in said County on the 21st day of August A.D. 1876 the above named John Goodwin personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Charles H. Page
Notary Public

Recorded August 22nd 1876 at 9.10 A.M. } Witness G. H. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I John M. Brennan

of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to me paid by

Margaret Gordwin wife of John Gordwin of said City County and State

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Margaret Gordwin her 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 One certain lot of land situate in Providence formerly North Providence and thus bounded and described Beginning at a point on the northerly line of Vernon Street just one hundred and fifty nine feet westerly from the westerly line of Cranford Street and at the southwesterly corner of a lot of land heretofore conveyed by Thomas Davis to James J Nolan thence running westerly with the northerly line of Vernon Street forty four feet nine inches thence northerly at right angles with said Vernon Street sixty feet thence easterly on a line parallel with said Vernon Street forty four feet nine inches to the northwesterly corner of said Nolans land and thence southerly sixty feet to the place of beginning Being lot No 6 on a plat of house lots belonging to Thomas Davis on Smiths Hill in said Providence Also a lot of land situate in said Providence and thus bounded and described Beginning at a point on the southerly line of Vernon Street just sixty feet northerly from the northwesterly corner of land formerly of James Behan thence easterly bounding northerly on said Street forty four feet nine inches to land of James J Nolan thence southerly bounding easterly on said Nolans land to land of James Behan sixty feet thence westerly bounding southerly on land of James Behan forty four feet nine inches to the north westerly corner of James Behans land thence northerly a straight line to the place of beginning

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Grantee her heirs and assigns forever.

And I the aforenamed Grantor for myself and for my heirs, executors and administrators, do covenant with the said Grantee her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Grantee her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this 21st day of August in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Charles H. Page

John M. Brennan (L.S.)

State of Rhode Island &c Providence ſc In Providence in said County on this 21st day of August A.D. 1876 the above named John M. Brennan personally appeared before me and acknowledged the fregoing instrument by him signed to be his free and voluntary act and deed

Charles H. Page
Notary Public

Recorded August 22d 1876 at 9.15 A.M. } Witness

Recorder of Deeds.

Know all Men by these Presents,

THAT I John McArdle

of the City of Providence in the State of Rhode Island

for and in consideration of the sum of Ten dollars to me paid by

John Armstrong of said Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said John Armstrong 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 with all the buildings and improvements thereon situate in Providence (formerly North Providence) and delineated and described as lot number (48) forty eight on a plat entitled plat number one of land in North Providence belonging to the estate of Sarah B. Eaton platted September A.D. 1870 by order of W.W. Bailey G.B. Ruggles and Amasa M. Eaton Trustees which said plat is recorded in the Town Clerks Office in said North Providence Being the premises conveyed to me by John O. Halloran by mortgage by deed dated August 12th A.D. 1876 and recorded in the land records of said Providence

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said John Armstrong his heirs and assigns forever.

And I the aforenamed John McArdle for myself and for my heirs, executors and administrators, do covenant with the said John Armstrong his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said John Armstrong his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Agnes McArdle wife of said John McArdle in consideration of the sum paid as aforesaid do hereby release and forever quit-claim unto the said grantee his heirs and assigns all my right of dower in and to the afore-granted premises

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this twelfth day of August in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Cornelius A. White

John McArdle (L.S.)

Agnes McArdle (L.S.)

State of Rhode Island &c Providence ſc In Providence in said County on this twelfth day of August A.D. 1876 the above named John McArdle personally appeared before me and acknowledged the fregoing instrument by him signed to be his free and voluntary act and deed

Cornelius A. White
Justice of the Peace

Recorded August 24th 1876 at 11.25 A.M. } Witness

Recorder of Deeds.

Know all Men by these Presents,

THAT We Ann Frances Greene (formerly Ann Frances Bull) & Caleb C. Greene her husband of the City & County of Providence in the right of said Ann Frances Greene for and in consideration of the sum of Ten dollars to us paid by Elias B Hathaway of said City the receipt whereof We do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Elias B. Hathaway his heirs and assigns forever, all the right, title, interest, property, claim and demand, which We now have, or of right ought to have or claim in and to One lot of land situated in the City of Providence and is laid out & designated as lot number twenty five (25) on a plat of house lots belonging to John Anthony made by William J. Harris Nov 1854 Said plat is on record in the Cranston Land Records in Book of Plats No one (1) page 28 and is the same lot of land conveyed to this grantor Ann Frances Greene by her then name of Ann Frances Bull by deed from George W. Crocker and Sarah A. Crocker dated June 28th A.D. 1868 & recorded in records of the City of Providence Deed Book 182 page 486 June 27th 1868

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Elias B Hathaway his heirs and assigns forever. And We the aforenamed Ann Frances Greene & Caleb C Greene her husband for ourselves and for our heirs, executors and administrators, do covenant with the said Elias B. Hathaway his heirs and asssigns that We will warrant and defend the aforedescribed premises to the said Elias B. Hathaway his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under us or either of us

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this Fifteenth day of January in the year of our Lord one thousand eight hundred and seventy-six (A.D. 1876)

Signed, Sealed and Delivered in Presence of

Annie F. Greene (L.)

Caleb C. Greene (L.)

State of Rhode Island &c Providence ss In Providence this fifteenth day of January A.D. 1876 then Caleb C Greene personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed at the same time & place Ann Frances Greene wife of said Caleb also one of the subscribers to the foregoing instrument being examined by me privily & apart from her said husband after having said instrument shown & explained to her by me she being so apart declared the same to be her voluntary act and that she did not wish to retract the same

Before me N Van Slyck
Justice of the Peace

Recorded August 28th 1876 at 2.30 P.M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Elias B. Hathaway of the City & County of Providence in the State of Rhode Island for and in consideration of the sum of Ten dollars to me paid by Caleb C Greene of said Providence the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Caleb C. Greene 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 One lot of land situated in the City of Providence and is laid out & designated as lot number twenty five (25) on a plat of house lots belonging to John Anthony made by William J. Harris Nov 1854 Said plat is on record in the Cranston Land Records in Book of Plats No one (1) page 28 and is the same lot of land conveyed to me by deed of even date herewith from Ann Frances Greene & Caleb C. Greene

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Caleb C. Greene his heirs and assigns forever. And I the aforenamed Elias B. Hathaway for myself and for my heirs, executors and administrators, do covenant with the said Caleb C. Greene his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Caleb C. Greene his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me And I Harriet C. Hathaway for & in consideration of the sum paid my said husband do hereby remise quit-claim & release unto said Caleb C. Greene the above described premises and all my dower & right of dower therein to him his heirs and assigns forever

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this Fifteenth day of January in the year of our Lord one thousand eight hundred and seventy-six (A.D. 1876)

Signed, Sealed and Delivered in Presence of

Elias B. Hathaway (L.)

Harriet C. Hathaway (L.)

State of Rhode Island &c Providence ss In Providence this fifteenth day of January A.D. 1876 then Elias B. Hathaway personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

N Van Slyck
Justice of the Peace

Recorded August 28th 1876 at 2.35 P.M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Peter Kiernan of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Nelson Brown of said City and State

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Nelson Brown 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

One certain lot of land with one dwelling house and barn and all improvements thereon situated in Elmwood on Jessamine Street in said City of Providence Ninth Ward on a plat of land belonging to John W. Field which said plat is recorded in Providence in Book of Plats No. 10 at page 7 being the same premises conveyed to me by deed recorded in Book No. 254 page 457 for recording deeds of real estate in said Providence it being Lot No. 12 on the said John W. Field Plat being forty feet on Jessamine Street and extending back eighty feet more or less.

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Nelson Brown his heirs and assigns forever.

~~And for the aforenamed and for heirs, executors and administrators, do covenant with the said heirs and asssigns that will warrant and defend the aforedescribed premises to the said heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under~

And I Anne Jane Kiernan wife of Peter Kiernan in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said grantee his heirs and assigns all my right of dower in and to the aforegranted premises.

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this 25th day of March in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Bernard Mc Guinness to P. K.
Brigget her mark Kiernan

Peter Kiernan (L.S.)
her
Anne J × Kiernan (L.S.)
mark

State of Rhode Island &c. Providence &c.

In Providence this twenty fifth day of March A.D. 1876 then Peter Kiernan personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed.

Bernard Mc Guinness.
Notary Public.

Recorded August 26 1876 at 10,10 A.M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Bernard Mc Guinness of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of Twenty five dollars to me paid by William R Wilbur of the City County & State aforesaid

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said William R Wilbur 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 One undivided twelfth part of those two lots of land situated on Kendrick Street in said City of Providence and delineated and described as lots numbers three hundred twenty four and three hundred and five on plat sixty four of the plats made for the use of the Board of Assessors of said City and on file in the office of said Board of Assessors Being the same premises conveyed to the grantor by deed recorded in said records in Book 253 page 379

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said William R Wilbur his heirs and assigns forever.

And I the aforenamed Bernard Mc Guinness for myself and for my heirs, executors and administrators, do covenant with the said William R. Wilbur his heirs and assigns that I will warrant and defend the aforedescribed premises to the said William R Wilbur his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me And I Mary Mc Guinness wife of said Bernard Mc Guinness in consideration of the sum paid as aforesaid do hereby release and forever quit-claim unto the said grantee his heirs and assigns all my right of dower in and to the afore granted premises

IN TESTIMONY WHEREOF, We have hereunto set our hands & seals, this Twenty sixth day of August in the year of our Lord one thousand eight hundred and seventy-six

Signed, Sealed and Delivered in Presence of

John Palmer

Bernard Mc Guinness (L.S.)

Mary Mc Guinness (L.S.)

State of Rhode Island &c Providence &c In Providence this twenty sixth day of August A.D. 1876 then Bernard Mc Guinness personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

John Palmer
Notary Public

Recorded August 28th 1876 at 11.05 A.M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT Mary E J Russell

of the City and County of Providence and State of Rhode Island

for and in consideration of the sum of One dollars to me paid by

Catherine Clifford of the City and County of Providence and State of Rhode Island

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Catherine Clifford her 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 One certain lot of land with the building and improvements thereon in said Providence laid out and designated as lot twenty four (24) on plat of the Camp Hill Estate in Providence belonging to John Carter Brown and the heirs of Hope Ives deceased surveyed and platted June 1st 1867 by William S. Haines and recorded in said Providence in Book of Plats No 7 page 12 Being the same estate conveyed to Thomas and Mary Sullivan by deed from Peter Kilmartin recorded in the Recorders Office in the City of Providence in Deed Book No 238 page 406 Reference to said deed being had

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Catherine Clifford her heirs and assigns forever.

And I the aforenamed Mary E J Russell for myself and for my heirs, executors and administrators, do covenant with the said Catherine Clifford her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Catherine Clifford her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this Twenty eighth day of August in the year of our Lord one thousand eight hundred and seventy-six

Signed, Sealed and Delivered in Presence of

Charles K. Page — Mary E J Russell (L)

State of Rhode Island &c Providence sc In Providence this twenty eighth day of August A.D. 1876 then Mary E J Russell personally appeared before me and acknowledged the within instrument by her signed to be her free and voluntary act and deed

Charles K. Page
Notary Public

Recorded August 28th 1876 at 2.30 P.M. } Witness G. H. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT Asa Peck

of Barrington County of Bristol and State of Rhode Island

for and in consideration of the sum of One dollars to me paid by

Caroline Fannum wife of John Fannum of the City and County of Providence in said State

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Caroline Fannum her heirs and assigns forever, all the right, title, interest, property, claim and demand, which now have, or of right ought to have or claim in and to A certain lot of land and the buildings and improvements thereon situated in the westerly part of the City of Providence on the southerly side of and adjoining Cranston Street and bounded and described as follows

Beginning at the northwest corner of said lot on Cranston Street thence southerly eighty (80) feet on land of Wheaton A. Harrington thence east forty two (42) feet on land of said Harrington thence north eighty (80) feet on land of Asenath Rice and thence on said Cranston Street west forty two (42) feet more or less to the point of beginning

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Caroline Fannum heirs and assigns forever.

And I the aforenamed Asa Peck for myself and for my heirs, executors and administrators, do covenant with the said Caroline Fannum her heirs and assigns that I will warrant and defend the aforedescribed premises to the said Caroline Fannum her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this Twenty fifth day of July in the year of our Lord one thousand eight hundred and seventy-six

Signed, Sealed and Delivered in Presence of

Louis L. Angell — Asa Peck (2)

State of Rhode Island &c Providence sc In Providence this twenty fifth day of July A.D. 1876 then the within named Asa Peck personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Louis L. Angell
Notary Public

Recorded August 29th 1876 at 9.35 A.M. } Witness G. H. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT We Leander B. Leland and Henry M. Leland of the City of Providence in the State of Rhode Island

for and in consideration of the sum of Ten dollars to us paid by Jemima Collins of said City of Providence Widow

the receipt whereof We do hereby acknowledge, have granted bargained sold remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, ~~unto the said~~ grant bargain sell and convey unto her the said Jemima Collins her heirs and assigns forever, all the right, title, interest, property, claim and demand, which We now have, or of right ought to have or claim in and to That certain lot of land with the buildings and improvements thereon situated in said City of Providence (formerly in the Town of Cranston) on the East side of Ocean Street Being that lot of land laid out and delineated as lot numbered 26 (twenty six) on the plat of a part of the Joseph Bruges Farm in Cranston belonging to Ed R Mitchell surveyed and platted by Hewlett & Schubarth March 18th 1875 recorded in the Town Clerks Office in Cranston in Deed Book No 16 at page 575 and a copy thereof in the office of the Recorder of Deeds in said City in Plat Book No 9 at page 14 Reference being hereby made to said plat Being the same lot of land conveyed to us by deed from the said Jemima Collins dated February 24th 1873 and recorded in said office of the Recorder of Deeds in Deed Book No 238 at page 426 to which reference is also hereby made

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Jemima Collins her heirs and assigns forever.
to her and their own use forever

~~And the aforenamed for and for heirs, executors and administrators, do covenant with the said heirs and assigns that will warrant and defend the aforedescribed premises to the said heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under~~

And we Filpha S Leland wife of said Leander B and Ellen R. Leland wife of said Henry M for and in consideration of the sum paid as aforesaid do hereby release and forever quit-claim to her said Jemima Collins her heirs and assigns all our right of dower in and to said before granted premises

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this Twenty eighth day of August in the year of our Lord one thousand eight hundred and seventy-six (A.D. 1876)

Signed, Sealed and Delivered in Presence of
Joseph C. Ely

Leander B. Leland (L.)
Filpha S Leland (L.)
Henry M. Leland (L.)
Ellen R. Leland (L.)

State of Rhode Island &c Providence ss In Providence in said County on this twenty eighth day of August A.D. 1876 the above named Leander B Leland and Henry M. Leland personally appeared before me and acknowledged the fregoing instrument by them signed to be their free and voluntary act and deed

Joseph C. Ely
Notary Public

Recorded August 29th 1876 at 10.30 A.M. } Witness E. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT We Edward W Billings and George L Clarke Assignee of said Edward W Billings both of the City and County of Providence and State of Rhode Island

for and in consideration of the sum of One dollars to us paid by Horatio N Angell of said Providence

the receipt whereof We do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Horatio N Angell his heirs and assigns forever, all the right, title, interest, property, claim and demand, which We now have, or of right ought to have or claim in and to That lot of land with all the buildings and improvements thereon situated on the northerly side of Colfax Street in said City of Providence and measures forty (40) feet on said Street and holding that width extends back therefrom sixty three (63) feet and is the southerly sixty three feet of lot number fifty eight (58) on the Josiah King Plat No 2 so called a copy of which plat is on record in said Providence in Book of Plats No 9 page 11

Said premises are hereby conveyed subject to all encumbrances appears of record Being the same premises conveyed to me by said Horatio N. Angell by deed recorded in the office of Recorder of Deeds for said City of Providence in Deed Book 250 at page 175 Reference thereto being made

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Horatio N. Angell his heirs and assigns forever.

And We the aforenamed Edward W. Billings and George L. Clarke Assignee for ourselves and for our heirs, executors and administrators, do covenant with the said Horatio N. Angell his heirs and asssigns that We will warrant and defend the aforedescribed premises to the said Horatio N. Angell his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under us

And I Hannah P. Billings wife of said Edward W. Billings in consideration of the sum paid as aforesaid hereby release and forever quit-claim unto the said grantee his heirs and assigns all my right of dower in the within described premises

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this day of August in the year of our Lord one thousand eight hundred and seventy-six

Signed, Sealed and Delivered in Presence of
the words Assignee of said Edward W. Billings having been previously interlined in line three page one
Thomas Burgess witness to both signatures
J.A. Reynolds as to H.P.B

Edward W. Billings (L.)
Hannah P. Billings (L.)
Geo L. Clarke Assignee (L.)

State of Rhode Island &c Providence ss In the City of Providence this 29th day of August A.D. 1876 then the within named Edward W. Billings and George L Clarke Assignee of Edward W. Billings personally appeared before me and acknowledged the within instrument by them signed to be their free and voluntary act and deed

Thomas Burgess Notary Public

Recorded August 29th 1876 at 1.45 P.M. } Witness E. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Winnifred Mc Cann of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of One hundred dollars to me paid by Thomas Mc Donough and Ellen Mc Cann both of said City County and State

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto them the said Grantees their

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 That lot of land with the buildings and improvements thereon situate on the southerly side of Banks Street in the City of Providence (formerly North Providence) and is described as lot number (42) forty two on plat of house lots belonging to Nelson Smith in said City (formerly said Town) platted by Cushing and Fairman March 1850

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to them the said Grantees their heirs and assigns forever.

And I the aforenamed Grantor for myself and for my heirs, executors and administrators, do covenant with the said Grantees their heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Grantees their heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this 29th day of August in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

John M. Brennan

Winnifred her X mark Mc Cann (L.S.)

State of Rhode Island &c Providence sc In Providence in said County on this 29th day of August A.D. 1876 the above named Winnifred Mc Cann personally appeared before me and acknowledged the foregoing instrument by her signed to be her free and voluntary act and deed

John M. Brennan
Notary Public

Recorded August 29th 1876 at 2.45 P.M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Erastus N Steere of the City and County of Providence and State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Sylvester K Merrill of said City of Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Sylvester K. Merrill 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 The Ann Maria Codding Estate that was conveyed to me the said Steere by Charles D. Codding by deed dated April 27th A.D. 1876 and recorded in the Land Record Office of said City of Providence in Deed Book No 256 at page No 184 Reference to said deed being had for a full description of the aforesaid premises.

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Sylvester K Merrill his heirs and assigns forever.

And I the aforenamed Erastus N Steere for myself and for my heirs, executors and administrators, do covenant with the said Sylvester K. Merrill his heirs and assigns that I will warrant and defend the aforedescribed premises to the said Sylvester K. Merrill his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Adah L. Steere wife of the said E. N. Steere for and in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto him the said Sylvester K. Merrill his heirs and assigns all my right of dower & power of thirds in and to the aforegranted premises

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this 30th day of August in the year of our Lord one thousand eight hundred and seventy six 1876

Signed, Sealed and Delivered in Presence of

E. Pole Ham
Myra E. Colwell

Erastus N. Steere (L.S.)
Adah L. Steere (L.S.)

State of Rhode Island &c Providence sc } In Providence this 30th day of August A.D. 1876 then Erastus N. Steere personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

E. Pole Ham,
Justice of the Peace

Recorded August 31 1876 at 1.15 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT We Henry Lindsey and Mary Lindsey of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of Two Hundred dollars to us paid by William Lindsey of said Providence

the receipt whereof We do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do William Lindsey his remise, release and forever QUITCLAIM, unto him the said heirs and assigns forever, all the right, title, interest, property, claim and demand, which We now have, or of right ought to have or claim in and to

One certain lot of land with all the buildings and improvements thereon situated in the Westerly part of said Providence on the Southerly side of Federal Street and is the Southerly half part of the lot of land described and conveyed in and by a certain deed from Thomas Byrne and Mary Byrne of Smithfield dated Sept 13th 1867 and recorded in Book 170 page 6 of the record of deeds of said Providence reference to the same being had

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said William Lindsey his heirs and assigns forever. And We the aforenamed Henry and Mary Lindsey for ourselves and for our heirs, executors and administrators, do covenant with the said William Lindsey his heirs and asssigns that We will warrant and defend the aforedescribed premises to the said William Lindsey his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under us

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 seventy six 1876

Signed, Sealed and Delivered in Presence of
Henry J DuBois

Mary (her mark) Lindsey (ss)
Henry Lindsey (ss)

State of Rhode Island &c
Providence &c

In Providence in said County on this thirtieth day of August A.D. 1876 the above named Mary Lindsey and Henry Lindsey personally appeared before me and acknowledged the foregoing instrument by them signed to be their free and voluntary act and deed
Henry J. DuBois
Notary Public

Recorded August 30 1876 at 3.10 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Bernard McGuinness of Providence Rhode Island

for and in consideration of the sum of One dollars to me paid by Walter Richmond of said Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do Walter Richmond his remise, release and forever QUITCLAIM, unto him the said 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 One certain lot of land situated on West Elmwood Avenue in said City of Providence and delineated and described as lot number eight hundred ninety one (891) on plat number forty three (43) of the plats made for the use of the Board of Assessors of said City of Providence and on file in the office of said Board of Assessors

Being the same premises conveyed to this grantor by deed recorded in the land records of the City of Providence in deed book No 253 page 373

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Walter Richmond his heirs and assigns forever. And I the aforenamed Bernard McGuinness for myself and for my heirs, executors and administrators, do covenant with the said Walter Richmond his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Walter Richmond his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Mary McGuinness wife of Bernard McGuinness in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said grantee his heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this thirty first day of August in the year of our Lord one thousand eight hundred and seventy five

Signed, Sealed and Delivered in Presence of
John Chorlton

Bernard McGuinness (ss)
Mary McGuinness (ss)

State of Rhode Island &c
Providence &c

In Providence this thirty first day of August A.D. 1876 then Bernard McGuinness personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed
John Chorlton
Justice of the Peace

Recorded September 1st 1876 at 10.40 A. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT We Patrick Geraty and Bridget Geraty his wife both of Providence in the State of Rhode Island (in right of said Bridget Geraty) for and in consideration of the sum of One thousand dollars to us paid by Michael Donnelly of said Providence the receipt whereof we do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Michael Donnelly his heirs and assigns forever, all the right, title, interest, property, claim and demand, which we now have, or of right ought to have or claim in and to One certain lot of land with all buildings and improvements thereon situate in the southwesterly part of said Providence being a part of lot number forty three (43) on a plat of Timothy Wiggins land which plat is on record in the Recorders Office in said Providence in plat book № 2 at page 7 and is thus bounded and described beginning at a point in the north east line of Lockwood Street sixty three feet and four inches southeasterly from the underpinning of Benjamin Connells house thence running northwesterly with the line of said Street forty five feet to the northwesterly line of said lot number forty three thence northeasterly on said line on said plat forty feet and nine inches to land of Michael Dillon thence southeasterly with said Dillons land and a board fence twenty five feet and ten inches to an angle in the fence thence easterly with said Dillons land and said fence four (4) feet thence southerly with land now or formerly of Joshua A. Grinnell forty six feet to the place of beginning Being the premises conveyed to the grantor Bridget Geraty by John Whitney by deed dated August 18th A.D. 1869 and recorded in the land records of said Providence in deed book № 187 at page 223

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Michael Donnelly his heirs and assigns forever. And we the aforenamed Patrick Geraty and Bridget Geraty for ourselves and for our heirs, executors and administrators, do covenant with the said Michael Donnelly his heirs and asssigns that we will warrant and defend the aforedescribed premises to the said Michael Donnelly his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under us

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this fifth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

The name Patrick Donnelly changed to Michael Donnelly before execution
John B. Donnelly Henry B. Whitman

Patrick Geraty (as)

Bridget her × mark Geraty (as)

State of Rhode Island &c Providence ſc In Providence in said County on this fifth day of September A.D. 1876 the above named Patrick Geraty personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed And then and there the above named Bridget Geraty wife of said Patrick Geraty also personally appeared before me and being by me examined privily and apart from her said husband acknowledged the same instrument shown and explained to her by me to be her free and voluntary act and deed and declared to me that she did not wish to retract the same

Henry B. Whitman
Notary Public

Recorded September 5th 1876 at 3.50 P.M. } Witness G.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Michael Donnelly of the City of Providence in the State of Rhode Island for and in consideration of the sum of One thousand dollars to me paid by Patrick Geraty of said Providence the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Patrick Geraty 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 One certain lot of land with all improvements thereon situate in the southwesterly part of said Providence being a part of lot number forty three (43) on a plat of Timothy Wiggins land which plat is on record in the Recorders Office in said Providence in book of plats number two at page 7 and is thus bounded and described beginning at a point in the northeasterly line of Lockwood Street sixty three feet and four inches southeasterly from the underpinning of Benjamin Connells house thence running northwesterly with the line of said Street forty five feet to the northwesterly line of said lot number forty three (43) thence northeasterly on said line on said plat forty feet and nine inches to land of Michael Dillon thence southeasterly with said Dillons land and a board fence twenty five feet and ten inches to an angle in the fence thence easterly with said Dillons land and said fence four feet thence southerly with land now or formerly of Joshua A. Grinnell forty six feet to the place of beginning Being the premises this day conveyed to me by Patrick Geraty and Bridget Geraty

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Patrick Geraty his heirs and assigns forever. And I the aforenamed Michael Donnelly for myself and for my heirs, executors and administrators, do covenant with the said Patrick Geraty his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Patrick Geraty his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

The grantor is unmarried

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this fifth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Michael substituted for Patrick Donnelly before execution
Henry B. Whitman

Michael Donnelly (as)

State of Rhode Island &c Providence ſc In Providence in said County on this fifth day of September A.D. 1876 the above named Michael Donnelly personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me Henry B. Whitman
Notary Public

Recorded September 5th 1876 at 4 P.M. } Witness G.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Joseph B. Robbins of the City and County of Providence in the State of Rhode Island grantor

for and in consideration of the sum of One dollars to me paid by Gilbert F. Robbins of said Providence grantee

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Gilbert F. Robbins 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 Two (2) certain lots of land with all the buildings and improvements thereon situated in the westerly part of the City of Providence on Mashapang Street and laid out and described as lots numbered two hundred and forty two (242) two hundred and forty three (243) on the Plat of the Locust Grove Estate belonging to S.D. & J.J. Smith surveyed and platted by Cushing & Walling February A.D. 1847 said plat being recorded in the land records of said Providence Said lot number two hundred and forty two (242) being the same lot of land conveyed to this grantor by deed from Elizabeth H. Roberts dated August 14. 1869 and recorded in said Providence in deed book No 185 page 516 and said lot number two hundred and forty three (243) being the same lot of land conveyed to this grantor by deed from Marcus C. Spencer dated August 14. 1869 and recorded in said Providence in deed book No 185 page 517 Reference to said plat & deeds being hereby had

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Gilbert F. Robbins his heirs and assigns forever.

And I the aforenamed Joseph B. Robbins for myself and for my heirs, executors and administrators, do covenant with the said Gilbert F. Robbins his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Gilbert F. Robbins his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Ellen S. Robbins wife of said Joseph B. Robbins in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said grantee his heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hand & seal, this twenty fifth day of August in the year of our Lord one thousand eight hundred and seventy six (A.D. 1876)

Signed, Sealed and Delivered in Presence of
Henry Marsh Jr.

Joseph B. Robbins (L.S.)
Ellen S. Robbins (L.S.)

State of Rhode Island &c
County of Providence &c In Providence this thirty first day of August A.D. 1876 then the within named Joseph B. Robbins personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed
Henry Marsh Jr.
Notary Public

Recorded September 5th 1876 at 2 P.M. } Witness G.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Gilbert F. Robbins of the City and County of Providence in the State of Rhode Island grantor

for and in consideration of the sum of One dollars to me paid by Ellen S. Robbins wife of Joseph B. Robbins of said Providence grantee

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Ellen S. Robbins her 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 Two (2) certain lots of land with all the buildings and improvements thereon situated in the westerly part of the City of Providence on Mashapang Street and laid out and described as lots numbered two hundred and forty two (242) and two hundred and forty three (243) on the Plat of the Locust Grove Estate belonging to S.D. & J.J. Smith surveyed and platted by Cushing & Walling February A.D. 1847 said plat being recorded in the land records of said Providence Said lots numbered two hundred and forty two (242) and two hundred and forty three (243) being the same two lots of land conveyed to this grantor by deed from Joseph B. Robbins dated August 25th 1876 and recorded in the land records of said Providence Reference to said plat and deed being hereby had for a more particular description of said two lots of land

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Ellen S. Robbins her heirs and assigns forever.

And I the aforenamed Gilbert F. Robbins for myself and for my heirs, executors and administrators, do covenant with the said Ellen S. Robbins her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Ellen S. Robbins her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And Susan O. Robbins wife of said Gilbert F. Robbins in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said grantee her heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hand & seal, this twenty sixth day of August in the year of our Lord one thousand eight hundred and seventy six (A.D. 1876)

Signed, Sealed and Delivered in Presence of
Henry Marsh Jr.

Gilbert F. Robbins (L.S.)
Susan O. Robbins (L.S.)

State of Rhode Island &c
County of Providence &c In Providence this thirty first day of August A.D. 1876 then the within named Gilbert F. Robbins personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed
Henry Marsh Jr.
Notary Public

Recorded September 6th 1876 at 2.15 P.M. } Witness G.A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Lydia A Pray of New Orleans and State of Louisiana

for and in consideration of the sum of One dollars to me paid by Joseph Capwell of the City & County of Providence and State of Rhode Island

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Joseph Capwell 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 tract and parcel of land with all the building and improvement thereon situated in said Providence at the junction of Charles & Martin Street and bounded westerly on Charles Street southerly on Martin Street and westerly on H. Isherwood & wife and Patrick Kenney lands and is the same property mentioned in a certain deed from the Collector of Taxes to Lydia Capwell now deceased

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Joseph Capwell his heirs and assigns forever.

And I the aforenamed Lydia A Pray for myself and for my heirs, executors and administrators, do covenant with the said Joseph Capwell his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Joseph Capwell his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this twenty fourth day of July in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Edward A Turner

L. A. Pray (Ls)

State of Rhode Island &c
Providence County ſc In Providence this 7th day of August A.D. 1876 then said L. A. Pray personally appeared before me and acknowledged the within instrument by her signed to be her free and voluntary act and deed

Edward A. Turner
Notary Public

Recorded September 7th 1876 at 1.30 P. M. } Witness G. H. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Martha L. Glezen widow of Providence R.I. daughter and one of the two heirs at law of Charles Leffingwell late of said Providence deceased

for and in consideration of the sum of One Dollar dollars to me paid by Edward P Knowles late of Providence now of Wrentham Mass

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Edward P Knowles 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~~ at law or equity in and to that certain tract or parcel of land bounding westerly on Camp Street (formerly Green Lane) and easterly on the Providence and Pawtucket East Turnpike Road described and referred to in a certain deed from Charles Leffingwell and wife to said Knowles dated 4th of October 1848 and recorded in book 117 page 12 of Prov. Land Records as also in a certain other deed from said Leffingwell and wife to said Knowles dated the day of November 1851 recorded in book 123 page 309 of said land records to which deeds and the deeds therein referred to and to the agreement also therein referred to of which the following is a copy

Note See agreement on page 474

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Edward P. Knowles his heirs and assigns forever.

And I the aforenamed Martha L. Glezen for myself and for my heirs, executors and administrators, do covenant with the said Edward P. Knowles his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Knowles his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this seventh day of September in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed, Sealed and Delivered in Presence of
Elias M Jenckes

Martha L. Glezen (Ls)

State of Rhode Island &c
Providence ſc In Providence this seventh day of September A.D. 1876 then Martha L. Glezen personally appeared before me and acknowledged the within instrument by her signed to be her free and voluntary act and deed

Before me Elias M Jenckes
Justice of the Peace

Recorded September 8th 1876 at 3.40 P. M. } Witness G. H. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Lucy E. Mc. Clellan of the City and County of Providence and State of Rhode Island Spinster

for and in consideration of the sum of One hundred dollars to me paid by Nancy McGregg of the City and County of Philadelphia in the State of Pennsylvania Widow

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Nancy McGregg

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 together with all and singular the buildings and improvements thereon situated in the said City of Providence on the Southerly side of Waterman Street and known as Lot Number one hundred and eleven (111) on a Plat of the Waterman Land recorded in the office of the Recorder of Deeds in said City of Providence in Book of Plats No 3 page 77

Said premises are sold and conveyed subject to a mortgage of thirty five hundred dollars given to one John Orsfield which the said grantee hereby agrees to satisfy and pay

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Nancy McGregg her heirs and assigns forever. And I the aforenamed Lucy E Mc Clellan for myself and for my heirs, executors and administrators, do covenant with the said Nancy McGregg her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Nancy McGregg her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me subject however as aforesaid

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this Ninth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
W A Champlain

Lucy E Mc Clellan (m)

State of Rhode Island &c Providence &c In Providence this Ninth day of September AD 1876 then Lucy E Mc Clellan personally appeared before me and acknowledged the within instrument by her signed to be her free and voluntary act and deed

Wm A Champlain
Notary Public

Recorded September 13 1876 at 9.40 A. M. } Witness G A Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT We Samuel Ames and Abby G. H. Ames wife of the said Samuel both of the City and County of Providence in the State of Rhode Island &c

for and in consideration of the sum of One dollars to us paid by Charlotte E Mathewson of East Greenwich in the County of Kent and State aforesaid

the receipt whereof We do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Charlotte her

heirs and assigns forever, all the right, title, interest, property, claim and demand, which We now have, or of right ought to have or claim in and to

Lot Numbered (44) forty four on the Plat of the Vandenburgh Purchase on Smiths Hole in said Providence surveyed and platted by Alfred Medbury in 1856 which plat is recorded in the record office of said Providence formerly North Providence in Real Estate Mortgage Book No 75 at page 361 reference to the same being had

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Charlotte her heirs and assigns forever. And I the aforenamed Samuel for myself and for my heirs, executors and administrators, do covenant with the said Charlotte her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Charlotte her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

I Abby G H Ames wife of the said Samuel in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said Charlotte her heirs and assigns forever all my right of dower in and to the aforedescribed premises

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this twelfth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Edward C Ames

Samuel Ames (m)
Abby G. H. Ames (m)

State of Rhode Island &c Providence &c In the City of Providence this thirteenth day of September AD 1876 then Samuel Ames personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Edward C Ames
Notary Public

Recorded September 13 1876 at 10.20 A M. } Witness G A Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT We Samuel Ames and Abby G. H. Ames wife of the said Samuel both of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Charlotte E. Matteson of East Greenwich in the County of Kent and State aforesaid

the receipt whereof We do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Charlotte her heirs and assigns forever, all the right, title, interest, property, claim and demand, which We now have, or of right ought to have or claim in and to Lot numbered (42) forty two on plat of the Hardenburgh purchase on Smiths Hill in said Providence surveyed and platted by Alfred Metcalf in 1835 and recorded in the Land Records of said Providence formerly North Providence Said land is bounded easterly on Hardenburgh Street on which it measures 40 feet extends back westerly from said Street 85 feet southerly on land now or formerly belonging to John Grimly northerly on land now or formerly belonging to Fayette Hardenburgh and westerly on lot numbered eighty two on said plat

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Charlotte her heirs and assigns forever.

And I the aforenamed Samuel for myself and for my heirs, executors and administrators, do covenant with the said Charlotte her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Charlotte her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this Twelfth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Edward C. Ames

Samuel Ames (L)

Abby G. H. Ames (L)

State of Rhode Island &c Providence ſc In the City of Providence this thirteenth day of September A.D. 1876 then Samuel Ames personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Edward C. Ames
Notary Public

Recorded September 13th 1876 at 10.20 A.M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I George E. Budlong of the City of Providence in the State of Rhode Island

for and in consideration of the sum of One thousand dollars to me paid by Walter S. Angell of said Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Walter S. Angell 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 One certain lot of land with all the buildings and improvements thereon situate at the corner of Dean and Fountain Streets in said City of Providence

Being the same lot of land conveyed to Charles R. Budlong by Enoch Remington by deed dated May 23d A.D. 1863 and recorded in the Land Records of said Providence in Deed Book No 168 at page 157

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Walter S. Angell his heirs and assigns forever.

And I the aforenamed George E. Budlong for myself and for my heirs, executors and administrators, do covenant with the said Walter S. Angell his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Walter S. Angell his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this Thirteenth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Henry B. Whitman

George E. Budlong (L)

State of Rhode Island &c Providence ſc In Providence in said County on this thirteenth day of September A.D. 1876 the above named George E. Budlong personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Henry B. Whitman
Notary Public

Recorded September 13th 1876 at 12.45 P.M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Patrick Higney of Providence in the County of Providence in the State of Rhode Island for and in consideration of the sum of One dollars to me paid by James M. Corcoran of Providence in the County of Providence & State of Rhode Island the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said James M. Corcoran of Providence in said County 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 One certain lease executed on the first day of April A.D. 1875 by the said Corcoran to the said Higney and in and to the premises thereby demised to wit One certain lot of land situate in the westerly part of the City of Providence being the northerly lot of two lots conveyed to Michael Kennedy by Wm. Foster of New York by deed dated the 16th day of October A.D. 1871 and being the same premises conveyed to the said Corcoran by the said Kennedy by deed dated the 9th day of May A.D. 1873 & recorded in Providence in Deed Book 242 at page 121 & bounded as follows viz southerly by land that is or was of Michael Kennedy eighty feet westerly by Valley Street forty feet northerly by land of Abner and Sarah Shawcross eighty feet and easterly by land of forty feet together with all the buildings or other improvements thereon situated or in process of erection thereon or which may be erected thereon during the term of said lease together with all the fixtures and stock of goods contained in a store situate in a building situate on said premises Said fixtures and stock being such as usually belong and are found in a retail grocery store Being the same premises mortgaged by the said Higney to the said Corcoran by a certain deed dated the twenty first day of February A.D. 1876 & recorded in the records of land evidence in said Providence in Personal Property Mortgage Book No 19 at page 489

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said James M. Corcoran his heirs and assigns forever.

And I the aforenamed Patrick Higney for me and for my heirs, executors and administrators, do covenant with the said James M. Corcoran his heirs and assigns that I will warrant and defend the aforedescribed premises to the said James M. Corcoran his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under

And I Barbara Higney wife of said Patrick Higney in consideration of the sum paid as aforesaid do hereby release and forever quit-claim unto the said grantee his heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this twelfth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

A D Payne Witness
John Barrowman

Patrick Higney (L)

Barbara Higney (L)

State of Rhode Island &c Providence ss In Providence in said County on this twelfth day of September A.D. 1876 the above named Patrick Higney personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Arthur D Payne
Justice of the Peace

Recorded September 13th 1876 at 12.50 P.M. } Witness H. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Eli Aylesworth Trustee for Olney B. Waterman of the City and County of Providence in the State of Rhode Island for and in consideration of the sum of One dollars to me paid by Olney B. Waterman of the City County and State aforesaid the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Olney B. Waterman 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 All the real estate personal or mixed property of whatever name or nature that was conveyed to me by deed of assignment from said Olney B. Waterman dated Nov. 8. A.D. 1875 (excepting what has been sold by me as Trustee recorded in book No 255 page 316 of the records of said Providence

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Olney B. Waterman his heirs and assigns forever.

And I the aforenamed Eli Aylesworth Trustee for myself and for my heirs, executors and administrators, do covenant with the said Olney B. Waterman his heirs and assigns that will warrant and defend the aforedescribed premises to the said Olney B. Waterman his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me excepting as above

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this fourteenth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

I. C. H. Aylesworth

Eli Aylesworth (L.S.)
Trustee for Olney B. Waterman

State of Rhode Island &c Providence County ss In Providence this fourteenth day of September A.D. 1876 then Eli Aylesworth Trustee personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

I. C. H. Aylesworth
Notary Public

Recorded September 15th 1876 at 12.55 P.M. } Witness H. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I John Charlton of the City and County of Providence in the State of Rhode Island for and in consideration of the sum of two dollars to me paid by John B. Hennessy of said City and County of Providence and State aforesaid the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said John B. Hennessy 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 with all the buildings and improvements thereon situated in said City of Providence part of the same being formerly in North Providence in said State of Rhode Island being lot number nine (9) on the plat of Samuel Weldens land made by Ho. H. Walling July 7th A.D. 1845 Said lot is bounded as follows beginning at the north west corner thereof on the southerly side of Welden Street thence northerly two hundred and twenty eight feet to the Franklin Foundry & Machine Company's land thence north 76° 30' east fifty feet to lot number ten (10) on said plat thence northerly two hundred and twenty feet and six inches to said Welden Street thence westerly fifty feet to the place of beginning being the same premises conveyed to this grantor by the said John B. Hennessy as mortgagee of Charles M. Smith by deed of even date herewith

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said John B. Hennessy his heirs and assigns forever. And I the aforenamed John Charlton for myself and for my heirs, executors and administrators, do covenant with the said John B. Hennessy his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said John B. Hennessy his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this septenth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Bernard Mc Guinness

John Charlton (Seal)

State of Rhode Island &c
Providence ſc In Providence in said County on this septenth day of September A.D. 1876 the above named John Charlton personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Bernard Mc Guinness
Notary Public

Recorded September 18th 1876 at 11.15 A. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I John Palmer of Cranston County of Providence in the State of Rhode Island for and in consideration of the sum of ten dollars to me paid by Bernard Egan of said Cranston in said County and State the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Bernard Egan 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 Two certain lots of land situated in the southerly part of the City of Providence and are lots two hundred and fifty seven (257) and two hundred and fifty eight (258) on a plat of house lots on the Old Pawtuxet Road belonging to Francis Hasmill surveyed and platted June 4th 1867 by Streater and Schubarth and which plat is on record in the land records of said Providence in plat book No 10 page 15 Said lots are situated on the southerly side of Carr Street (formerly first Avenue) and are the same conveyed to John Macklin by deed from William D. Perce which deed is on record in the land records of said Providence in deed book No 185 page 332 The above described property being subject to a certain made by said John Macklin to Thomas C. Young Being the same premises conveyed to me by Bernard Egan 18th September A.D. 1876

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Bernard Egan his heirs and assigns forever. And I the aforenamed John Palmer for myself and for my heirs, executors and administrators, do covenant with the said Bernard Egan his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Bernard Egan his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this 18th day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Bernard Mc Guinness

John Palmer (Seal)

State of Rhode Island &c
Providence ſc In Providence in said County on this 18th day of September A.D. 1876 the above named John Palmer personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Bernard Mc Guinness
Notary Public

Recorded September 18th 1876 at 3.55 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT We Benjamin Pitchforth and Frances N. Pitchforth his wife in her right of the City and County of Providence State of Rhode Island

for and in consideration of the sum of One dollars to us paid by David Slingsby and Martha his wife of said Providence

the receipt whereof we do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto them the said David Slingsby and Martha Slingsby their heirs and assigns forever, all the right, title, interest, property, claim and demand, which we now have, or of right ought to have or claim in and to One certain lots of land with all the buildings and improvements thereon situated in said Providence (tenth ward) laid out and described as lots numbers 70 (seventy) and 73 (seventy three) on the E. N. Steere Plat of a portion of the Rotenberg Estate drawn by Charles E. Paine October A. D. 1868 Being the same estate conveyed to said David Slingsby and Frances N. Pitchforth (then Frances N. Slingsby) by Thomas Slingsby by deed dated June 12. 1872 recorded in North Providence Records book 60 page 570 reference to said deed and plat being had

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to them the said David and Martha Slingsby their heirs and assigns forever. And we the aforenamed Benjamin and Frances N. Pitchforth for ourselves and for our heirs, executors and administrators, do covenant with the said David and Martha Slingsby their heirs and assigns that we will warrant and defend the aforedescribed premises to the said David and Martha Slingsby their heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under us

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this Seventh day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Horace Clarke
witness to both signatures

Benjamin Pitchforth (25)

Frances A. Pitchforth (25)

State of Rhode Island &c Providence sc In Johnston this seventh day of September A.D. 1876 then Benjamin Pitchforth personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed And then and there also personally appeared before me Frances N. Pitchforth wife of the said Benjamin Pitchforth and being by me examined privily and apart from her said husband she acknowledged the same instrument then and there shown and explained to her by me to be her free and voluntary act and deed and declared to me that she did not wish to retract the same

Horace Clarke
Notary Public

Recorded September 19th 1876 at 12.45 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I John R. Balch of the City and County of Providence State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Albert C. Howard of East Providence County & State aforesaid

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Albert C. Howard 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 One certain lot of land with all the improvements and buildings thereon situated in said City and laid out and described as lot number (174) one hundred and seventy four on Plat of the Rotenberg house lots belonging to the heirs of Samuel Ward and to Richard Waterman by Cushing & Swenum 1853 and is in the tenth ward of said City Said plat is recorded in the Recorders Office of said City Reference to which is hereby had for a further description of said Lot of land The above described lot was sold and conveyed to Edwin C. Shepley on the twenty third day of May 1855 by me and the deed is lost or mislaid and not recorded

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Albert C. Howard his heirs and assigns forever. And I the aforenamed for myself and for heirs, executors and administrators, do covenant with the said heirs and asssigns that will warrant and defend the aforedescribed premises to the said heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under

& I Elizabeth C. Balch for the consideration aforesaid do hereby quitclaim yield up and surrender to the said Albert C. Howard his heirs and assigns forever all my right of dower and power of thirds in and to the within described property

IN TESTIMONY WHEREOF, we have hereunto set our hand and seal, this twenty sixth day of August in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

witness to E. C. Balch signature
Ellen E. Olmstead Chris. A. Hall
to J. R. Balch

John R. Balch (25)

Elizabeth C. Balch (25)

State of Rhode Island &c
County of Providence sc In Providence this fourteenth day of September A.D. 1876 then John R. Balch personally appeared before me and acknowledged the within instrument by him signed to be his free act and voluntary act and deed

Chris. A. Hall
Notary Public

Recorded September 19th 1876 at 1.35 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Archibald B. Price of the City and County of Providence State of Rhode Island

for and in consideration of the sum of ten dollars to me paid by David Slingsby of the City County and State aforenamed

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said David Slingsby 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 One certain lot of land with all the buildings and improvements thereon situated on Borden Street in said City of Providence and described as lot number One hundred and eighty five (185) on plat number sixty two (62) of the plats made for the use of the Board of Assessors of said City and on file in the Office of said Board

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said David Slingsby his heirs and assigns forever.

And I the aforenamed Archibald B. Price for myself and for my heirs, executors and administrators, do covenant with the said David Slingsby his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said David Slingsby his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Asenath Price wife of aforesaid Archibald B. Price in consideration of the sum paid as aforesaid do hereby release unto the aforesaid David Slingsby all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hand and seal, this twentieth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

William K. Potter
Lizzie L. Rice

Archibald B Price (25)

Asenath Price (25)

State of Rhode Island & Providence County ſc In Providence in said County on this twentieth day of September A.D. 1876 the above named Archibald B. Price personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

William K. Potter
Notary Public

Recorded September 21st 1876 at 1.10 P. M. } Witness G. H. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Gardner Williams of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of One hundred dollars to me paid by Edwin N. Howard of said City County and State

the receipt whereof I do hereby acknowledge, have remised, released and forever quit-claimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Edwin N. Howard 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 lot of land with all the buildings and improvements thereon situated on the northerly side of High Street in said Providence bounded and described as follows - Beginning at the southeasterly corner of said lot and at the south westerly corner of land belonging to the heirs of Benjamin F. Hopkins late of said Providence deceased thence westerly fifty two (52) feet bounding northerly on High Street to land of David L. Aldrich thence northerly bounding westerly on said Aldrich land two hundred (200) feet to Washington Street thence easterly bounding northerly on said Washington Street fifty two (52) feet to land of the heirs of said Hopkins thence southerly bounding easterly on said land to bound or place of beginning Being the estate formerly belonging to my late wife Sarah Williams deceased

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Edwin N. Howard his heirs and assigns forever.

And I the aforenamed Gardner Williams for myself and for my heirs, executors and administrators, do covenant with the said Edwin N. Howard his heirs and assigns that I will warrant and defend the aforedescribed premises to the said Edwin N. Howard his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this twentieth day of September in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed, Sealed and Delivered in Presence of

Wm H. Rickard

Gardner Williams (25)

State of Rhode Island & Providence ſc In Providence this twentieth day of September A.D. 1876 then Gardner Williams personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Wm H. Rickard
Notary Public

Recorded September 21st 1876 at 2.50 P. M. } Witness G. H. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT we John A. C. Howard John H. Howard and Henrietta N. Howard wife of said John H. Howard all of Providence in the State of Rhode Island

for and in consideration of the sum of One hundred dollars to us paid by Edwin N. Howard of said Providence

the receipt whereof we do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said Edwin N. Howard his heirs and assigns forever, all the right, title, interest, property, claim and demand, which we now have, or of right ought to have or claim in and to A lot of land with all the buildings and improvements thereon situated on the northerly side of High Street in said Providence bounded and described as follows Beginning at the south easterly corner of said lot and at the southwesterly corner of land belonging to the heirs of Benjamin F. Hopkins late of said Providence deceased thence westerly fifty two (52) feet bounding northerly on High Street to land of David L. Aldrich thence northerly bounding westerly on said Aldrich's land two hundred (200) feet to Washington Street thence easterly bounding northerly on said Washington Street fifty two (52) feet to land of the heirs of said Hopkins thence southerly bounding easterly on said land to point or place of beginning

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said Edwin N. Howard his heirs and assigns forever. And we the aforenamed John A. C. Howard John H. Howard and Henrietta N. Howard for ourselves and for our heirs, executors and administrators, do covenant with the said Edwin N. Howard his heirs and asssigns that we will warrant and defend the aforedescribed premises to the said Edwin N. Howard his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under us

IN TESTIMONY WHEREOF, we have hereunto set our hand and seal, this twenty first day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Wm H. Rockard
to all signatures

John A. C. Howard (L.S.)
John H. Howard (L.S.)
Henrietta N. Howard (L.S.)

State of Rhode Island &c Providence ſc In Providence this twenty first day of September A.D. 1876 then John A. C. Howard and John H. Howard personally appeared before me and severally acknowledged the within instrument by them signed to be their free and voluntary act and deed At the same time and place Henrietta N. Howard wife of the said John H. Howard also one of the subscribers to the foregoing instrument being examined by me privily and apart from her said husband having had said instrument shown and explained to her by me and being so apart declared the same to me to be her voluntary act and that she did not wish to retract the same

Wm H. Rockard Notary Public

Recorded September 21st 1876 at 2.50 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT We Philip H. Durfee and Ellery Mellard of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to us paid by The Trustees of Power Street Methodist Episcopal Church a corporation created by the General Assembly of said State of Rhode Island and located in said Providence

the receipt whereof we do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto the said The Trustees of Power Street Methodist Episcopal Church and its successors

~~heirs~~ and assigns forever, all the right, title, interest, property, claim and demand, which we now have, or of right ought to have or claim in and to A certain lot or parcel of land situate in said Providence bounded northerly on Power Street ninety eight and 24/100 feet westerly on Hope Street seventy five feet southerly on a line parallel with the southerly line of Power Street and on land of said Durfee and Mellard (the grantors) ninety two and 76/100 feet and easterly on land formerly of James H. Cooke seventy four and 74/100 feet Being part of the land which was conveyed to said grantors by Henry B. Williams and Mary B. Williams his wife

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to the said The Trustees of Power Street Methodist Episcopal Church its successors ~~heirs~~ and assigns forever. And we the aforenamed Philip H. Durfee and Ellery Mellard for ourselves and for our heirs, executors and administrators, do covenant with the said The Trustees of Power Street Methodist Episcopal Church its successors heirs and asssigns that we will warrant and defend the aforedescribed premises to the said Trustees of Power Street Methodist Episcopal Church its successors ~~heirs~~, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under us

And I Elizabeth S. Mellard wife of said Ellery Mellard in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said grantee and its assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hand and seal, this eighteenth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

C. R. Weeden

Philip H. Durfee (L.S.)
Ellery Mellard (L.S.)
Elizabeth S. Mellard (L.S.)

State of Rhode Island &c
Providence ſc In Providence this nineteenth day of September A.D. 1876 then Philip H. Durfee and Ellery Mellard personally appeared before me and acknowledged the within instrument by them signed to be their free and voluntary act and deed

A. P. S. Thomas
Notary Public

Recorded September 21st 1876 at 3 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT we Peter H. Rorley and Sarah J. Rorley his wife in the right of said wife of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to us paid by Catharine A. Dennis of said Providence

the receipt whereof we do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Catharine A. Dennis her heirs and assigns forever, all the right, title, interest, property, claim and demand, which we now have, or of right ought to have or claim in and to The westerly half of that certain lot of land situated on the northwest corner of Spruce and Acorn Streets in said Providence being a lot measuring about seventy feet on said Spruce Street and about thirty one feet on said Acorn Street and the same which was devised to the said Catharine and Sarah by their mother Ellen Dennis deceased and before the execution hereof owned by us as tenants in common together with the buildings and improvements standing upon said westerly half of said lot

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Catharine A. Dennis her heirs and assigns forever. And we the aforenamed Peter H. Rorley and Sarah J. Rorley for ourselves and for our heirs, executors and administrators, do covenant with the said Catharine A. Dennis her heirs and asssigns that we will warrant and defend the aforedescribed premises to the said Catharine A. Dennis her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this eighteenth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Charles M. Salisbury

Peter H. Rorley (25)

Sarah J. Rorley (25)

State of Rhode Island &c
Providence ss In Providence in said County on this 20 day of September A.D. 1876 the above named Peter H. Rorley personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed and then and there the above named Sarah J. Rorley also personally appeared before me and being by me examined privily and apart from her said husband acknowledged the same instrument by me explained to her by me to be her free and voluntary act and deed and declared to me that she did not wish to retract the same

Charles M. Salisbury
Notary Public

Recorded September 21st 1876 at 3.15 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Catharine A. Dennis of Providence in the State of Rhode Island single woman

for and in consideration of the sum of One dollars to me paid by Sarah J. Rorley of said Providence wife of Peter Rorley

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Sarah J. Rorley her 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 The easterly half of that certain lot of land situated on the northwest corner of Spruce and Acorn Streets in said Providence being a lot measuring about seventy feet on said Spruce Street and about thirty one feet on said Acorn Street and the same which was devised to the said Catharine and Sarah by their mother Ellen Dennis deceased and before the execution hereof owned by us as tenants in common together with the buildings and improvements standing upon said easterly half of said lot

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Sarah J. Rorley her heirs and assigns forever. And I the aforenamed Catharine A. Dennis for myself and for my heirs, executors and administrators, do covenant with the said Sarah J. Rorley her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Sarah J. Rorley her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this eighteenth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Charles M. Salisbury

Catharine A. Dennis (25)

State of Rhode Island &c
Providence ss In Providence in said on this nineteenth day of September A.D. 1876 the above named Catharine A. Dennis personally appeared before me and acknowledged the foregoing instrument by her signed to be her free and voluntary act and deed

Charles M. Salisbury
Notary Public

Recorded September 21 1876 at 3.20 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I John Palmer of Cranston Rhode Island

for and in consideration of the sum of One dollars to me paid by Charles C. Weaver of East Providence Rhode Island

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Charles C. Weaver 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 with all the improvements thereon situate on the southerly side of Atwells Avenue in the City of Providence (10th ward) formerly North Providence and is lot number 83 (eighty three) on a plat of building lots belonging to E. N. Steere surveyed and platted by W. S. Haines June 1874 Said plat is on record in the land records of North Providence (Pawtucket) in book of plats N 3 page 93

Being the same premises conveyed to this grantor by deed of even date herewith from Bernard Mc Gunn by mortgage and recorded in the land records of said Providence

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Charles C. Weaver his heirs and assigns forever.

And I the aforenamed John Palmer for myself and for my heirs, executors and administrators, do covenant with the said Charles C. Weaver his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Charles C. Weaver his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

This grantor is unmarried

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this 16th day of September in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed, Sealed and Delivered in Presence of

Bernard Mc Gunness

John Palmer (25)

State of Rhode Island &c
Providence &c In Providence this twenty second day of September A.D. 1876 then John Palmer personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Bernard Mc Gunness
Notary Public

Recorded September 22d 1876 at 5.25 P.M. } Witness

Recorder of Deeds.

Know all Men by these Presents,

259-500

THAT I John A Luther of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of ten dollars to me paid by Carlesta A Page wife of Simon S Page of said City and State

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said grantee her 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 tract or parcel of land situated in the westerly part of the City of Providence in the tenth ward and is described as follows viz Beginning at a stone on the top of the hill the dividing line between land of Elisha Brown and Solomon Brown 635 ft from Manton Av. thence running S.W. about 540 ft to the Providence & Springfield R.R. thence southerly with said railroad about 440 ft to centre of river thence easterly with said river about 420 feet to land of J.O. Waterman thence northeasterly with said Waterman to a stone on S.W. corner of H.A. Dorrance's lot thence northerly & easterly around and with said Dorrance's lot to Manton Avenue thence northerly with said Av. to land of Moses Brown thence southerly & westerly around and with said Brown to Elisha Brown and westerly with said Elisha to a stone on the westerly side of a street to be laid out thence S.W. about 407 ft to stone bound thence N.W. about 156.8 ft to place of beginning Being the same premises conveyed to one by deed from Simon S. Page dated December twenty eighth A.D. 1875

256-70

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said grantee her heirs and assigns forever.

And I the aforenamed grantor for myself and for my heirs, executors and administrators, do covenant with the said grantee her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said grantee her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Emma F. Luther wife of the said John A. Luther in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said grantee her heirs and assigns all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this twenty ninth day of December in the year of our Lord one thousand eight hundred and seventy five

Signed, Sealed and Delivered in Presence of

Charles H. Page

John A. Luther (25)

Emma F. Luther (25)

State of Rhode Island &c
Providence &c In Providence in said County on this thirtieth 30th day of December A.D. 1876 the above named John A. Luther personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Charles H. Page
State Senator

Recorded September 25th 1876 at 10.50 A.M. } Witness

Recorder of Deeds.

Know all Men by these Presents,

THAT I James Dwinks Jr. of the City and County of Providence and State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Charles H. Page of Scituate in the County of Providence and State of Rhode Island the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Charles H. Page 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 Two certain Lots of land situated in the City of Providence (9th ward) formerly Cranston and designated as Lots number eighty nine (89) and ninety (90) on Plat No 4 of house Lots in Cranston belonging to George W. Crocker surveyed and platted May 29th 1849 by Cushing & Walling on record in the Town Clerks Office in said Cranston in book of Plats No 1 Reference to said plat being had Being the same premises conveyed to this grantor by deed from James Dwinks dated August 25th 1876 recorded in the Recorders Office in the City of Providence in deed book No 259 page 161 Reference to said deed being had

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Charles H. Page his heirs and assigns forever. And I the aforenamed James Dwinks Jr. for myself and for my heirs, executors and administrators, do covenant with the said Charles H. Page his heirs and assigns that I will warrant and defend the aforedescribed premises to the said Charles H. Page his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this twenty sixth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Osmond C. Goodell

James Dwinks Jr. (Seal)

State of Rhode Island &c
Providence Sc In Providence on this 26th day of September A.D. 1876 Then James Dwinks Jr. personally appeared and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed
Before me O. C. Goodell
Notary Public

Recorded September 26th 1876 at 4.40 P. M. } Witness G. H. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Charles H. Page of Scituate in the County of Providence and State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Margaret Dwinks wife of James Dwinks Jr. of the City and County of Providence and State of Rhode Island the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Margaret Dwinks her 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 Two certain lots of land situated in the City of Providence (9th ward) formerly Cranston and designated as Lots number eighty nine (89) and ninety (90) on Plat No 4 of house lots in Cranston belonging to George W. Crocker surveyed and platted May 29th 1849 by Cushing & Walling on record in the Town Clerks Office in said Cranston in book of plats No 1 Reference to said plat being had being the same premises conveyed to this grantor by deed from James Dwinks Jr. dated September 26th 1876 recorded in the Recorders Office in the City of Providence Reference to said deed being had

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Margaret Dwinks her heirs and assigns forever. And I the aforenamed Charles H. Page for myself and for my heirs, executors and administrators, do covenant with the said Margaret Dwinks her heirs and assigns that I will warrant and defend the aforedescribed premises to the said Margaret Dwinks her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this twenty sixth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
Osmond C. Goodell

Charles H. Page (Seal)

State of Rhode Island &c
Providence Sc In Providence this twenty sixth day of September A.D. 1876 then Charles H. Page personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed
O. C. Goodell
Notary Public

Recorded September 26th 1876 at 4.45 P. M. } Witness G. H. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I John B. Cooke Senior of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of Ten dollars to me paid by Ann W. Greene of the City County and State aforesaid

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Ann W. Greene her

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 piece or parcel of land situated in the southwesterly part of the City of Providence with the buildings and improvements thereon standing bounded as follows viz Beginning at an iron bolt drove into a stone post on the south west corner of Lockwood Steet and Prairie Avenue thence westerly on Lockwood Steet thirty seven and 95/100 feet (37 95/100 ft) to a stone bound thence southerly on land of John B. Cooke Jr. one hundred feet (100 ft) to a stone bound thence easterly partly on land of Winsor and Brown and partly on land of William S. Slater eighty seven and 55/100 feet (87 55/100 ft) to a stone bound thence northerly on Prairie Avenue one hundred eleven and 62/100 feet (111 62/100 ft) to the place of beginning Being a part of lot 51 on a plot of land called plot of a part of the Timothy Wiggin land and land of Thomas Sprague belonging to John Whipple surveyed and replotted Dec. 1855 by N. B. Schubarth and which said plat is on record in Providence in Plat book No 2 page 29 1/2

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Ann W. Greene her heirs and assigns forever.

And I the aforenamed John B. Cooke Senior for myself and for my heirs, executors and administrators, do covenant with the said Ann W. Greene her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Ann W. Greene her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal, this 27th day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

R. G. Place

John B. Cooke (Seal)

State of Rhode Island &c
Providence to Sc In Providence this twenty seventh day of September A.D. 1876 then John B Cook personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

R. G. Place
Notary Public

Recorded September 27th 1876 at 2.25 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I William N. Deming of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Charles Lear of said Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Charles Lear her

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 One certain lot of land with all the buildings and improvements thereon situated in the ninth ward (formerly of the Town of Cranston) in said City of Providence and is laid out and designated as lot No eighty seven (87) on a plat of house lots belonging to N. B. Schubarth and Wm D. Pierce and measures fifty five 35/100 (52 35/100) feet on Prairie Avenue which said plat is recorded in the office of the Recorder of Deeds in said Providence Being the same premises conveyed to Wm G. R. Morey Trustee by deed from John Kenig mortgagee of Joseph W. James and Lucy C. James his wife dated July 22d 1870 and recorded in deed book No 190 at page 424 of the Records of Deeds in said City of Providence And also in consideration of said payment I do hereby grant bargain sell convey set over and deliver unto the said Charles Lear all my household furniture Pictures books musical instrument piano and all other articles of personal property situate and contained in or upon said premises hereby conveyed now in my possession

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Charles Lear his heirs and assigns forever.

And I the aforenamed William N. Deming for myself and for my heirs, executors and administrators, do covenant with the said Charles Lear his heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Charles Lear his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me

And I Naomi Deming wife of the said William N. Deming in consideration of the sum paid as aforesaid do hereby release and forever quitclaim all my right of dower in and to the aforegranted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this twenty sixth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of

Daniel W. Sink

William N. Deming (Seal)

Mrs. Naomi Deming (Seal)

State of Rhode Island &c
Providence Sc In Providence in said County on this twenty sixth day of September A.D. 1876 the above named William N. Deming personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

William B. W. Hallett
Justice of the Peace

Recorded September 27th 1876 at 3 P. M. } Witness G. A. Williamson Recorder of Deeds.

Know all Men by these Presents,

THAT I Charles Lear of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of One dollars to me paid by Naomi Deming wife of William N. Deming of said Providence

the receipt whereof I do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto her the said Naomi Deming her 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 the following described real estate situated in said Providence viz One certain lot of land with all the buildings and improvements thereon situate in the ninth ward (formerly Cranston) in said City of Providence and is laid out and designated as lot No eighty seven 87 on a plat of house lots belonging to N. B. Schubarth and Wm D. Pierce and measures fifty two 35/100 (52 35/100) feet on Prairie Avenue which said plat is recorded in the office of the Recorder of Deeds for said Providence Being the same premises conveyed to Wm G. R. Mowry Trustee by deed from John King Mortgagee of Joseph H. James and Lucy A. James and wife dated July 22nd 1870 and recorded in deed book No 190 at page 424 of the records of of deeds in said City of Providence And further in consideration of said payment I do hereby grant bargain sell and convey set over and deliver unto said Naomi Deming wife of Wm N. Deming all the household furniture pictures books musical instruments piano and all other articles of personal property contained in and upon said premises hereby conveyed and now in my possession

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to her the said Naomi Deming her heirs and assigns forever.

And I the aforenamed Charles Lear for myself and for my heirs, executors and administrators, do covenant with the said Naomi Deming her heirs and asssigns that I will warrant and defend the aforedescribed premises to the said Naomi Deming her heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under me And I Lear wife of said grantor Charles Lear in consideration of the sum paid as aforesaid do hereby release and forever quitclaim all my right of dower in and to the foregoing granted premises

IN TESTIMONY WHEREOF, we have hereunto set our hands and seals, this Twenty sixth day of September in the year of our Lord one thousand eight hundred and seventy six

Signed, Sealed and Delivered in Presence of
William B. W. Hallett

Charles Lear (25)
Sarah A. Lear (25)

State of Rhode Island &c
Providence ss In Providence in said County on this twenty sixth day of September A.D. 1876 the above named Charles Lear personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

William B. W. Hallett
Justice of the Peace

Recorded September 27th 1876 at 3.05 P.M. } Witness

Recorder of Deeds.

Know all Men by these Presents,

THAT I Oliver E. Greene and Ann W. Greene wife of the said Oliver E. in her own right both of the City and County of Providence in the State of Rhode Island

for and in consideration of the sum of Ten dollars to us paid by John B. Cooke Jr of the City County and State aforesaid

the receipt whereof We do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said John B. Cooke Jr his heirs and assigns forever, all the right, title, interest, property, claim and demand, which We now have, or of right ought to have or claim in and to A certain piece or parcel of land situated in the south westerly part of the City of Providence with the buildings and improvements thereon standing bounded as follows viz Beginning at a stone bound on Lockwood Street thence westerly on said Lockwood Street sixty two and 75/100 feet (62 75/100 ft) to land of Lydia Pease thence southerly on land of said Lydia Pease one hundred feet (100 ft) to land of Windsor and Brown thence easterly partly on land of said Windsor and Brown and partly on land of Benjamin Tanner sixty two and 75/100 feet (62 75/100 ft) to a stone set in the ground thence northerly on land of the grantors one hundred feet (100 ft) to the place of beginning Being lot 50 and part of lot 51 in a plot of land called plot of a part of the Timothy Magoon land and land of Thomas Sprague belonging to John Whipple surveyed and platted Dec. 1855 by N. B. Schubarth and which said plat is on record in Providence in Plat Book No 2 page 29 1/2

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said John B. Cooke Jr his heirs and assigns forever.

And We the aforenamed Oliver E. and Ann W. Greene for ourselves and for our heirs, executors and administrators, do covenant with the said John B. Cooke Jr his heirs and assigns that We will warrant and defend the aforedescribed premises to the said John B. Cooke Jr his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under us

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this Twentieth day of July in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed, Sealed and Delivered in Presence of
R. G. Place

Oliver E. Greene (L)
Ann W. Greene (L)

State of Rhode Island &c Providence County ss In Providence this twentieth day of July A.D. 1876 then Oliver E. Greene personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed And at the same time and place Ann W. Greene wife of said Oliver E. Greene personally appeared before me and after being examined by me privately and apart from her said husband and having said instrument shown and explained to her by me she being so apart acknowledged the same to be her free and voluntary act and deed and declared to me that she did not wish to retract the same

R. G. Place Notary Public

Recorded September 28th 1876 at 10.20 A.M. } Witness

Recorder of Deeds.

Know all Men by these Presents,

THAT We Francis F Waterman and Mary A Waterman his wife both of the City of Providence Rhode Island (in right of said Mary A Waterman)

for and in consideration of the sum of One dollars to us paid by Rufus Sprague of said Providence

the receipt whereof We do hereby acknowledge, have remised, released and forever quitclaimed, and by these presents do remise, release and forever QUITCLAIM, unto him the said Rufus Sprague his heirs and assigns forever, all the right, title, interest, property, claim and demand, which We now have, or of right ought to have or claim in and to A certain lot of land with all the buildings and improvements thereon situated in said Providence (formerly in Cranston) and is laid out and designated as lot number two (2) on a plan of house lots belonging to Rufus Sprague which said plat is on record in the Recorder's Office in said Providence in Book of Plats number eight (8) at page (48)

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereof or thereunto appertaining to him the said Rufus Sprague his heirs and assigns forever.

And We the aforenamed Grantors for ourselves and for our heirs, executors and administrators, do covenant with the said Rufus Sprague Rufus Sprague his heirs and asssigns that We will warrant and defend the aforedescribed premises to the said Rufus Sprague his heirs, and assigns, forever, against the lawful claims and demands of all persons claiming by, through or under us

IN TESTIMONY WHEREOF, We have hereunto set our hands and seals, this Twenty first day of September in the year of our Lord one thousand eight hundred and seventy-six

Signed, Sealed and Delivered in Presence of
Henry B. Whitman

Francis F. Waterman (L)

Mary A Waterman (L)

State of Rhode Island &c Providence ss In Providence in said County on this twenty first day of September A.D. 1876 the above named Francis F. Waterman personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed And then and there the above named Mary A. Waterman wife of said Francis F. Waterman also personally appeared before me and being by me examined privily and apart from her said husband acknowledged the same instrument shown and explained to her by me to be her free and voluntary act and deed and declared to me that she did not wish to retract the same

Henry B. Whitman Notary Public

Recorded September 28th 1876 at 11.05 A.M. } Witness G. A. Williamson Recorder of Deeds.

Know all men by these Presents

That we Dexter C. Cheever and Cora L. Cheever of Providence R. I. are held and firmly bound unto Charles H. Cowell administrator with the will annexed of said Providence in the sum of two thousand dollars to the payment of which to the said Cowell his successors we hereby jointly and severally bind ourselves our heirs executors and administrators firmly by these presents sealed with our seal and dated this first day of February A.D. 1876

The condition of this obligation is such that whereas the above bounden with others have this day by mortgage deed conveyed a certain lot of land with improvements thereon in said Providence to secure the payment of a certain promissory note to said Cowell in the sum of two thousand dollars

And whereas it appears by the land records of said Providence in deed book No 254 page 147 that Edson T. Cheever a minor is one of the parties in whom is vested the title to said lot of land with improvements thereon

Now therefore if Edson T. Cheever said minor shall upon his attaining his full and lawful age of twenty one years ratify and confirm his signature to said mortgage deed to said Cowell executed this day and shall acknowledge the same in due form then this obligation shall be void otherwise to be and remain in full force and virtue

In testimony whereof we have hereunto set our hands and seals the day and year above written

Sealed and delivered in the presence of Amos A. White to each signer

Dexter C. Cheever (25)

Cora L. Cheever (25)

State of Rhode Island County of Providence ss In Providence this 5th day of February A.D. 1876 personally appeared before me Dexter C. Cheever and Cora L. Cheever who subscribed to the foregoing instrument of writing and acknowledged the same to be their free and voluntary act and deed

(25) Amos A. White
Notary Public

Recorded February 7. 1876 at 9.25 a.m. } Witness G. A. Williamson
Recorder of Deeds.

Whereas I John Armstrong of Providence R. I. on the 24th day of January 1876 purchased at auction certain real estate formerly belonging to Patrick Reynolds under power of sale in a mortgage held by John B. Hennessy and have mortgaged the same to said John B. Hennessy by deed of mortgage bearing date Feb 4. 1876 I hereby agree to convey the said prop-

Fee on this deed having been paid to Cowell & Sprague
Witness my hand and seal June 12 1877
Chas H Cowell Adm with will annexed

erly to said Reynolds at any time within one year from the date hereof upon the payment by him of said mortgage & the interest thereon and all other sums of money for which I have or may become liable on account of such purchase

Providence Feb 4th 1876

John Armstrong

Recorded February 7 1876
at 11 a.m. } Witness G.A. Williamson

Recorder of Deeds.

Providence Janry 19. 1876

I have this day sold to S. A. Pierce One (1) sorrel mare One (1) silver mounted harness One (1) low gear for one hundred ($100.00) five dollars to me paid

F. E. Perkins

Recorded February 7 1876
at 12 M. } Witness G.A. Williamson

Recorder of Deeds.

Whereas Andrew H. Smith of the City and County of Providence State of Rhode Island &c executed and delivered to Horatio N. Angell of said Providence a certain mortgage deed of one certain lot of land hereinafter described which mortgage deed is dated the nineteenth day of March A.D. one thousand eight hundred and seventy two and is recorded in the land records of said Providence in mortgage book No 54 at page 457 And whereas said mortgage deed was made to secure the payment of a certain promissory note signed by said Smith for the sum of five hundred dollars bearing even date with said mortgage and made payable to the said Angell or order in one year after date with interest semi annually at eight per cent per annum the condition of said mortgage deed being that if said Smith his heirs executors administrators or assigns or any other person for him or for them should pay said note at maturity together with the interest thereon according to the tenor thereof then the said mortgage deed should be void otherwise should be and remain in full force

And whereas the said Smith in and by said mortgage deed constituted and appointed the said Angell his executors administrators and assigns the attorneys of said Smith for him and in his name or in their name or names at any time in case default should be made in the payment of said note or the semi annual interest due thereon and should continue for the term of ten days to sell at public auction said lot of land first giving after the expiration of said ten days ten days notice of such sale in some public newspaper printed in said Providence

And whereas default was made in the payment of said note and the semi annual interest thereon when the same became due and payable and such default

continued for the term of ten days and more after the maturity of said note

And whereas the said Angell after the expiration of said ten days caused said mortgaged premises to be advertised for sale at public auction for twenty days prior to the date hereof in the Rhode Island Country Journal a public newspaper printed in said Providence And whereas at a public auction held this day in pursuance of said advertisement Pardon Angell of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of three hundred and fifty dollars

Now Therefore Know all men That I the said H. N. Angell by virtue of the power given me in and by said mortgage deed and in consideration of said sum of three hundred and fifty dollars to me paid by said Pardon Angell the receipt whereof I do hereby acknowledge do hereby grant bargain sell and convey to the said Pardon Angell his heirs and assigns the said lot of land situated in said Providence with all improvements thereon in the westerly part of said City and is laid out and designated as lot No 64 sixty four on a Plat of lots belonging to the Dyeing Bleaching and Calendering Co. laid out into lots and divided among the Proprietors Oct 3. 1872 which plat is on record in Recorders Office in said Providence in book of plats No 5 page 30. Being the same premises conveyed to Andrew H. Smith by deed from John H. Potter dated March 18. 1872

To have and to hold the said premises with all the privileges and appurtenances thereof to the said Pardon Angell his heirs and assigns forever

Witness my hand and seal this eleventh day of December A.D. 1875 one thousand eight hundreds and seventy five

Executed and delivered in presence of Chris A. Hall } Horatio N. Angell (Seal)

State of Rhode Island &c Providence sc

In Providence December 28th 1875 Then Horatio N. Angell acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me

Chris A. Hall

Notary Public

Recorded February 7 1876
at 3.50 P.M. } Witness G.A. Williamson

Recorder of Deeds.

Know all men by these Presents

That we George Metcalf and Joseph B. Knowles of Providence in the State of Rhode Island Trustees appointed by deed from Amey Wanton and others bearing date December 1st 1874 and recorded in the Land Records of said Providence

deed book 251 page 285 in execution of the trusts and by virtue of the powers therein created and in consideration of twenty two hundred dollars to me paid by James Conley and Maria Conley both of Johnston in said State (the receipt whereof is hereby acknowledged) do hereby grant bargain sell convey and confirm unto the said James and Maria Conley their heirs and assigns the following described real estate situate in said Providence being part of that conveyed to me in trust by the deed aforesaid that is to say — Lot number twelve (12) on a plat of land belonging to Stephen Randall Alfred Metcalf surveyor 1850 and recorded in the land records of said Providence reference to which is hereby made bounded southerly and westerly by Pawtuxet Street and containing thirty six hundred feet (3600) more or less.

To have and to hold said granted premises with all the privileges and appurtenances thereof or thereto belonging to the said James and Maria Conley their heirs and assigns to them and their sole use forever — And we the grantors Trustees as aforesaid for ourselves and for our heirs executors and administrators do covenant and engage the above granted premises to the said grantees their heirs and assigns against the lawful claims or demands of any person or persons claiming by through or under us forever to warrant secure and defend by these presents.

In witness whereof we hereto set our hands and seals the tenth day of July in the year eighteen hundred and seventy five

Signed sealed and delivered in presence of George Metcalf Jr. — George Metcalf (25) Trustee — Joseph B. Knowles (25)

State of Rhode Island &c County of Providence sc In Providence July 12th 1875 personally appeared George Metcalf and Joseph B. Knowles Trustees and severally acknowledged the foregoing instrument to be their free act and deed as Trustees

Before me
George Metcalf Jr. Notary Public

Recorded February 7. 1876 at 10.20 a.m. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas by deed recorded in the land records of the City of Providence in the State of Rhode Island in Real Estate Mortgage Book number 55 at page 49 William H. Young of said Providence conveyed the land hereinafter described in fee and in mortgage to Stephen H. Williams of Cranston in said State to secure the payment to said Stephen H. Williams of a certain promissory note in said deed described and with power on default in such payment to sell and convey said land for the payment thereof all which by reference hereby made to said deed will more fully and at large appear

And whereas default has been made in the payment of said note and such default has continued for the space of ten days and notice of the sale of said land as hereinafter referred to has been after the expiration of said ten days given for twenty days by advertisement in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence and at sale of said land held on the twenty first day of January A.D. 1876 on the premises pursuant to said notice the same was sold to William B. Spencer of Phenix in said State who was the highest bidder therefor in the sum of nine hundred dollars. Now therefore I the said Stephen H. Williams by virtue and in exercise of the power to me granted in and by said deed and for and in consideration of said sum of nine hundred dollars to me paid by said William B. Spencer the receipt whereof is hereby acknowledged do hereby grant bargain sell and convey unto him the said William B. Spencer his heirs and assigns forever — That lot of land situated on Square Street in said Providence and is laid out and designated as lot N 12 (twelve) on a "Plat of house lots on the Nathaniel Burgess Farm in Cranston surveyed and platted May 12. 1875 by Almaten Schnbarth" a copy of which plat is on record in said Providence in plat book 1 at page 9 Being one of the lots conveyed to said William H. Young by deed from Albert C. Howard on record in said Providence Being the same lot described and conveyed in and by the deed aforesaid To have and to hold the same premises with the appurtenances unto and to the use of him the said William B. Spencer his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this twenty first day of January A.D. eighteen hundred and seventy six (1876)

Signed and sealed in presence of D. A. Waldron — Stephen H. Williams (25)

State of Rhode Island &c
Providence sc In Providence this 5 day of February A.D. 1876 Stephen H. Williams personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed

David A. Waldron
Notary Public

Recorded February 7. 1876 at 10.25 a.m. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas Charles W. Lynch of East Providence County of Providence State of Rhode Island &c did on the fifteenth day of September A.D. 1874 make and execute a certain mortgage deed to Pardon L. F. Angell of the City of Providence County and State aforesaid and recorded in the records of the said City of Providence in Real Estate Mortgage Book No 70 at page 295 of one certain lot of land with the buildings and improvements thereon situate on the westerly side of Dean Street in the City of Providence aforesaid measuring on said Street one hundred and two and sixty seven hundredths (102 67/100) feet and it is bounded south westerly partly by land of Owen Sallie and partly by land of Franklin Metcalf Trustee forty five and sixty six hundredths (45 66/100) feet and northwesterly by land of Mrs. Fitzgerald seventy eight and forty four hundredths (78 44/100) feet Said south westerly line being parallel with Spruce Street and containing twenty eight hundred and seventy six square feet (2876) of land more or less Being the same lot conveyed to Charles W Lynch by deed from Pardon L. F. Angell dated September 15th A.D. 1874 for purpose of securing the payment of one certain promissory note bearing even date with said deed of mortgage and payable in two years from the date thereof with interest at the rate of eight per cent per annum payable semi annually and payable to said Pardon L. F. Angell or order – And whereas said Charles W Lynch by the said deed of mortgage did constitute and appoint the said Pardon L. F. Angell his executors administrators and assigns his attorney irrevocable with full power of substitution and revocation for him and his name at any time in case default should be made in the payment of said note or of the semi annual interest due thereon and such default should continue for the term of ten days to sell at public auction the premises aforesaid or any part thereof 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 the City of Providence and in his name or in their name or names to make execute seal acknowledge and deliver to the purchaser there of any deed or deeds that may be necessary to vest in such purchaser a full absolute estate in fee simple therein

And whereas the semi annual interest due on said note did become due and payable and default was made in the payment thereof and such default did continue for the term of ten days and the premises and property named and described in said deed of mortgage have been after the expiration of said term of ten days advertised for sale in the Rhode Island Country Journal one of the public newspapers printed in said City of Providence for more than twenty days prior to the day of sale according to the terms of sale contained in said deed of mortgage

And whereas at the public auction held in pursuance of said advertisement on this eleventh day of December A.D. 1875 Horatio N. Angell of said City of Providence did become the purchaser thereof he being the highest bidder therefor

Now therefore know ye that I the said Pardon L. F. Angell for and in consideration of the sum of three thousand dollars to me paid by said Horatio N. Angell the receipt whereof I do hereby acknowledge being the amount by him bid for the same do by these presents give grant bargain sell convey and confirm to him the said Horatio N. Angell his heirs and assigns forever the premises aforesaid and described and conveyed in and by said deed of mortgage

To have and to hold the same to him the said Horatio N. Angell his heirs and assigns forever

In witness whereof I have hereto set my hand and seal this eleventh day of December A.D. eighteen hundred and seventy five (1875)

Signed sealed and delivered
in presence of Chris. A. Hall } Pardon L. F. Angell (Ls)

State of Rhode Island & Providence Plantations Providence ss In Providence this thirtieth day of December 1875 personally appeared before me Pardon L. F. Angell and acknowledged the aforewritten instrument by him signed to be his free and voluntary act and deed

Chris. A. Hall
Notary Public

Recorded February 7. 1876 at 3.45 P.M. } Witness T. W. Williamson

Recorder of Deeds.

Know all men by these Presents

That I James O'Reilley of the City and County of Providence and State of Rhode Island in consideration of the sum of six hundred and fifty dollars to me paid by John Kelley of Providence in the County and State aforesaid the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said John Kelley the following article of personal property and goods and chattels viz – All the stock fixtures and furniture of every description now in saloon No 131 Richmond St. in the City of Providence

To have and to hold all and singular the said goods and chattels to the said John Kelley and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the said grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said James O'Reilley have hereunto set my hand and seal this eighth day of February A.D. 1876

Signed sealed and delivered
in presence of
Charles H. Page

James O'Reilly (Ls)

State of Rhode Island &c Providence sc
In Providence on this 8th day of February A.D. 1876 then James O'Reilley personally appeared and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me Charles H. Page
Notary Public

Recorded February 8. 1876
at 3.20 P.M. } Witness G.W. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Howard Congdon of the late firm of Codding & Congdon of the City and County of Providence in the State of Rhode Island in consideration of the sum of one dollar to me paid by Charles W. Moore of said Providence the receipt whereof I do hereby acknowledge and of the uses purposes and trusts hereinafter mentioned do grant bargain sell and convey unto the said Charles W. Moore his heirs executors administrators and assigns all my lands tenements and hereditaments goods & chattels merchandise debts and every and all sums of money due owing or belonging to me and all the goods & chattels merchandise and debts belonging to the said firm of Codding & Congdon and securities taken for the same except only such property as is exempt from attachment by law.

To have and to hold the same with the appurtenances to him said Charles W. Moore his heirs executors administrators and assigns upon the special trusts nevertheless that the said Charles W. Moore shall forthwith take possession and seizen of the premises and within such convenient time as to him shall seem meet by public or private sale for the best price that can be procured shall convert all and singular the premises into money and as soon as possible collect all and singular the debts and sum and sums of money aforesaid and after deducting the costs and charges of the trusts herein mentioned shall pay and apply the moneys arising therefrom in manner following that is to say after paying the costs and charges of executing the trusts aforesaid shall apply the entire residue toward the payment of all the creditors of the said Codding & Congdon in proportion to their respective demands And I the said Howard Congdon in furtherance of the premises do hereby make constitute and appoint said Charles W. Moore my true and lawful attorney irrevocable in his name or otherwise and upon and for the trusts aforesaid to ask demand recover and receive of and from all and every person and persons all and singular goods and chattels wares and merchandise sum and

sums of money and demands due owing or belonging unto me and upon all receipts and deliveries in the premises due acquittances deeds and discharges in his name or otherwise to make execute and acknowledge and in default of delivery or payment in the premises to sue prosecute and implead for the same and to compound and agree for all or any part thereof as he may deem meet and upon such composition or other agreement to make due acquittances and releases and also for all or any of the purposes aforesaid to constitute and appoint one or more attorney or attorneys under him the said Charles W. Moore hereby giving and granting unto my said attorney and his substitute full power and authority in the premises to do all things necessary and proper for the full and complete execution of the trusts aforesaid

In witness whereof I have hereunto set my hand & seal this 7th day of February A.D. 1876.

Signed sealed and delivered
in presence of
Henry J. Dubois

Howard Congdon (Ls)
for
Codding & Congdon

Providence sc Providence February 7 A.D. 1876 personally appeared the above Howard Congdon and acknowledged the aforegoing instrument by him signed to be his free and voluntary act and deed

Before me Henry J. Dubois

And I the said Charles W. Moore for myself my heirs executors administrators and assigns do hereby covenant to and with the said Howard Congdon his heirs executors and administrators and to and with each and every creditor of the said Codding & Congdon and with his heirs executors administrators and assigns that I the said Charles W. Moore do hereby accept the trust reposed in me and will honestly faithfully and without delay execute the same according to my best skill and knowledge and will account to each and every said creditor his heirs executors administrators and assigns according to the true intent and meaning of these presents

In witness whereof I have hereunto set my hand & seal this 7th day of February A.D. 1876

Witness Henry J. Dubois } Charles W. Moore (Ls)

Recorded February 8. 1876
at 4.40 P.M. } Witness G.W. Williamson
Recorder of Deeds.

This Indenture

Made the first day of July in the year of our Lord one thousand eight hundred and seventy five between Olive Branch Temple of Honor No 7 by their Treasurer of the first part and Swarts Lodge No 18 of the Independent Order of Odd Fellows by their Treasurer of the second part each of which parties is a corporation created under the laws of the State of Rhode Island Witnesseth That the said party of the first part doth hereby grant demise and lease unto the said party of the second part the use of the large hall and ante rooms in the upper story of the building situate on the northerly side of Westminster Street and the easterly side of Union Street in the City of Providence in said State and of the fixtures and furniture therein on each and every Wednesday evening for the space of one year from the date hereof the said party of the second part yielding and paying therefor the annual rent of four hundred dollars ($400) in instalments on the first day of each month And further that they the said parties of the first part upon the desire and request of the parties of the second part shall and will grant a further lease of the aforesaid premises to the said party of the second part for the further term of two years or till the expiration of the lease of said premises now held by the said party of the first part to commence from the expiration of the term hereby granted at and under the same yearly rent and containing therein the like covenants and agreements as are herein specified

And that the said party of the second part doth hereby covenant with the said party of the first part to pay said rent monthly and to vacate said premises and surrender this lease on request if any monthly payment of rent as aforesaid shall be unpaid for one month after the expiration of the month for which the same shall be due

In witness whereof the said parties by their respective Treasurers have caused their respective corporate names to be subscribed and their corporate seals affixed hereto the day and year first above written

Signed sealed & delivered in presence of H H Grissold to — Geo H Bamee to A G Barton Treas

Swarts Lodge No 18 I O of O F (25) by Thos J Hamilton Treas.

Olive Branch Temple of Honor (25) by Treasurer A G Barton

State of Rhode Island

Providence ss In Providence this first day of July A.D. 1875 personally appeared Thomas J. Hamilton Treas of Swarts Lodge No 18 I O O F and A G Barton Treas of Olive Branch Temple of Honor above named and acknowledged the above instrument by them signed to be their free & voluntary act & deed

Before me E H Lincoln Notary Public

Recorded February 9. 1876 at 2.10 P.M. Witness J A Williamson Recorder of Deeds.

This Indenture

Made the first day of January in the year of our Lord eighteen hundred and seventy five between Olive Branch Temple of Honor No 7 of the first part and Olive Branch Lodge No 37 of the Independent Order of Odd Fellows of the second part each of said parties being a corporation created under the laws of the State of Rhode Island Witnesseth That the said party of the first part doth hereby grant demise and lease unto the said party of the second part the use of the large hall and the ante rooms in the upper story of the building situate on the northerly side of Westminster Street and the easterly side of Union Street in the City of Providence in said State and of the fixtures and furniture therein on each and every Friday until the termination of the lease of said premises now held by the said party of the first part the said party of the second part yielding and paying as rent therefor the sum of four hundred dollars for each and every year during said term

And that the said party of the second part doth hereby covenant with the said party of the first part to pay said rent in equal monthly installments and to quit said premises and surrender this lease on request if any monthly payment of rent as aforesaid shall be unpaid for one month after the expiration of the month for which the same shall be due

In witness whereof the said parties have caused their corporate names to be subscribed and their corporate seals affixed hereto by their respective Treasures and Trustees duly authorized for that purpose the day and year first above written

Executed in presence of Geo. E. Webster

A. G. Barton (25) Treasurer of Olive Branch Temple of Honor

James O. Swan, Wm H. Barron, Edwd G. Farmer (25) Trustees Olive Branch Lodge I.O.O.F.

Providence ss

In the City of Providence in said County on this eighth day of October A.D. 1875 personally appeared before me A G Barton Treasurer of Olive Branch Temple of Honor parties of the first part and James O. Swan William H. Barron and Edward G. Farmer Trustees of Olive Branch Lodge of the Independent Order of Odd Fellows and acknowledged the above to be their free and voluntary act and deed and the free and voluntary act and deed of said respective corporations whose seals are affixed hereto

Geo. E. Webster Justice of the Peace

Recorded February 9. 1876 at 2.10 P.M. Witness J A Williamson Recorder of Deeds.

Know all men by these Presents

That I Geo F. Wilcox of the Town of East Providence State of Rhode Island have made constituted and appointed and by these presents do make constitute and appoint Newton D. Arnold of said town true and lawful attorney for me and in my name place and stead to endorse every and all checks made payable to my order giving and granting unto my said attorney full power and authority to do and perform all and every act and thing whatsoever requisite to be done in and about the premises as fully to all intents and purposes as I might or could do if personally present hereby ratifying and confirming all that my said attorney shall lawfully do by virtue hereof

In witness whereof I have hereunto set my hand and seal this fifth day of February A.D. 1876

Signed sealed and delivered in the presence of Edward Lammde

Geo F. Wilcox (L.S.)

Recorded February 9th 1876 at 4.05 P.M. Witness T.A. Williamson

Recorder of Deeds.

Whereas we the undersigned have this day executed a release in the words and figures following viz: "We C.C. Taber and H.M. Taber the promisees named in the note to which this is annexed being a mortgage note for $4000 dated May 17th 1873 and payable the first day of October A.D. 1877 signed by Charles W. Richardson and Joseph Lythgoe Jr. for and in consideration of the sum of two thousand and forty nine and 30/100 dollars to us paid by said Joseph Lythgoe Jr. one of the said promissors of within or annexed note do hereby release him said Lythgoe from all liability on said note reserving however all claim for the balance of said note and interest due thereon and on the mortgage securing the same against said Charles W. Richardson the other promissor" and to which release said Richardson consented and agreed that the release should not impair our claim against him which instrument was signed and sealed by us and said Richardson And Whereas said release as is therein purported is to be annexed to said note. And Whereas said Lythgoe is desirous of holding himself a release having the same effect

Now therefore we do hereby confirm to said Lythgoe the release aforesaid upon the same terms and reservations as hereinbefore set forth and as set forth at large in the release herein referred to. Witness our hands and seals this fifth day of February A.D. 1876

Signed and sealed in presence of the words "against him first interlined" O.A. Taber

Chas Cory Taber (L.S.)
per Henry M. Taber Atty
Henry M. Taber (L.S.)

Recorded February 9th 1876 at 1.30 P.M. Witness T.A. Williamson

Recorder of Deeds.

Know all Men That I Colin C. Baker of the City of Providence in the County of Providence in the State of Rhode Island in consideration of one dollar to me paid by James Baker of Brookline in the County of Norfolk in the Commonwealth of Massachusetts and of the uses purposes and trusts hereinafter mentioned and created do grant bargain sell assign and convey unto the said James Baker his heirs executors administrators and assigns all my property and estate of every name and nature and kind and where-ever the same may be situated except what is exempt from attachment by law To have and to hold the same with the appurtenances to him said James Baker his heirs executors administrators and assigns forever But upon the Special Trust nevertheless that the said James Baker shall forthwith take possession and seizin of the same and within such reasonable time and manner as he shall deem to be best for the interest of my creditors either by public auction or private sale for cash or credit convert all of said property that is of salable nature into money and shall as soon as possible collect all sums of money due or owing to me in full if possible and if not he shall compromise the same on such terms as he may deem best for the interest of my creditors From the proceeds of such sales and collections he shall first pay the expenses of making and executing this deed of assignment and shall pay himself a reasonable compensation for his services and all the necessary and reasonable expenses by him incurred in executing the trusts herein created. The surplus remaining he shall apply to the payment of all the just debts of me the said Colin C. Baker without distinction or preference in full if sufficient if not then ratably and in proportion to said debts should any surplus remain after payment of all the debts of me said Colin C. Baker then the said James Baker shall pay said surplus to me said Colin C. Baker my executors or administrators or to such person or persons as Colin C. Baker shall in writing appoint

And I the said Colin C. Baker do hereby constitute and appoint the said James Baker my true and lawful attorney irrevocable with power of substitution in my name or in his name or otherwise as the case may require to do all such acts matters and things in the premises as the said James Baker or his substitutes shall deem necessary for the best interests of my creditors and for the execution of the trusts uses and purposes herein created as fully and effectually

as I could do the same had not this assignment been made

And I the said James Baker do hereby accept the preceding deed of assignment and do covenant to and with the said Colin C. Baker his executors administrators and assigns that I will faithfully execute the uses trusts and purposes therein created

In testimony whereof We have hereunto set our hands and seals this ninth day of February in the year of our Lord one thousand eight hundred and seventy six

Signed sealed & delivered in presence of
Stephen Essex
Charles Selden

Colin C. Baker (L.S.)

James Baker (L.S.)

State of Rhode Island Providence ss. In Providence in said County this ninth day of February A.D. 1876 Then personally appeared Colin C. Baker one of the subscribers to the foregoing and within instrument and acknowledged the same to be his free and voluntary act and deed

Before me Stephen Essex
Justice of the Peace

State of Rhode Island County of Providence ss.

On this ninth day of February A.D. one thousand eight hundred and seventy six before me Charles Selden a Commissioner for the State of California in said State of Rhode Island duly commissioned and sworn personally appeared Colin C. Baker to me personally known to be the individual described in and who executed the foregoing instrument and he acknowledged to me that he executed the same freely and voluntarily and for the uses and purposes therein mentioned

In witness whereof I have hereunto set my hand and affixed my official seal at said Providence this ninth day of February A.D. 1876.

(L.S.)
Charles Selden
A Commissioner for California

State of Rhode Island
City & County of Providence } ss. Providence February ninth A.D. 1876 personally appeared Colin C. Baker and acknowledged the foregoing instrument by him signed to be his free act and deed

(L.S.)
Before me Charles Selden
A Commissioner for Massachusetts

Recorded February 12th 1876 at 3. P. M.
Witness G. A. Williamson
Recorder of Deeds.

This Indenture NOT SEC'D TRANSFER. 354 153

Made and entered into this fifteenth day of February A.D. eighteen hundred and seventy five by and between Rufus Waterman of the City of Providence in the State of Rhode Island surviving trustee under the will of Sally Thompson late of said Providence deceased by virtue and in exercise of the power in this behalf in me vested by said will as party of the first part and William H. Low of said City of Providence as party of the second part

Witnesseth That said party of the first part in consideration of the rents covenants and agreements hereinafter reserved and contained by said party of the second part his executors administrators and assigns to be paid kept and performed does hereby lease unto said party of the second part his executors administrators and assigns That lot of land situated in said City of Providence on the southwest corner of Westminster and Dorrance Streets bounded and described as follows - Beginning at the northeasterly corner of said lot at the corner of Westminster and Dorrance Streets thence running westerly on said Westminster Street one hundred and twenty two and fifty nine one hundredths (122.59) feet from the westerly line of Dorrance Street to land of Henry T. Root thence running southerly bounding westerly on said land of said Henry T. Root fifty (50) feet to the northerly end of a gangway thence running easterly on said gangway six and fifty five one thousandths (55/1000) feet thence running southerly on the easterly line of said gangway to Middle Street thence easterly on Middle Street to Dorrance Street and thence northerly on Dorrance Street to the place of beginning Together with all my right title and interest in and to the use of said gangway and in and to the land under the same and together also with such of the buildings on said demised land as are now the property of said party of the first part with the right to said party of the second part at any time after the expiration of the first year of the term hereby granted to remove or tear down or convert the same to his own use

To have and to hold the same premises with the appurtenances unto him said party of the second part his executors administrators and assigns for and during the term of forty one years from the date of these presents

Yielding and paying as rent therefor to said Rufus Waterman party of the first part his successors heirs or assigns or other the person entitled to the reversion of said estate for the time being for the first year of said term the sum of six thousand dollars for the second year of said term the sum of eight thousand dollars for the third year of said term the sum of ten thousand dollars and for the period of the next ten years of said term the yearly sum of twelve thousand dollars and for the two periods of ten years and the period of eight years remaining of said term of forty one years such sum not less than twelve thousand dollars per year as may be fixed by the award in writing of appraisers to be chosen and to make such award in the manner hereinafter provided which rent in each and every year shall be payable in equal quarterly instalments on the fifteenth days of May August

November and February in each and every year during said term together with a proportional part of each rent for the time which may elapse between the last payment of rent as hereinbefore provided and the day on which this lease may cease or be determined under the provisions hereof.

Provided that within six months and at least three months before the expiration of each of said three periods of ten years the rent hereunder for the then next ensuing period aforesaid of ten and eight years respectively shall be fixed and determined by the award in writing of any two of three disinterested men to be chosen one by said Rufus Waterman party of the first part his successors heirs or assigns or other the person or persons for the time being entitled to the reversion of said estate one by said party of the second part his executors administrators or assigns and the choice of each to be notified to the other in writing within the above named period of three months namely the first three months of the last six months of said three periods of ten years and the third appraiser to be chosen by the two so chosen but if either party shall neglect or refuse for the above mentioned space of three months to choose an appraiser and notify the other party of such choice in writing then the party giving such notice may choose two of said appraisers and the two so chosen the third or if both neglect to choose and give notice as above within the above named period of three months then if either party shall thereafter request the other in writing to make such choice and notify him in writing of his own choice and the other shall neglect for the space of two months thereafter to make and so notify his choice then the party making such request may choose two of said appraisers as above and the two so chosen may choose the third and the award in writing of any two of the three in either way chosen shall be final and conclusive and such appraisers shall appraise the then market value of the said land hereby demised and in making such appraisal shall take into account and giving due consideration to all amounts assessed upon or in respect of said land since the last appraisal for opening widening or straightening streets or laying of sewers and shall fix said annual rent at five (5) per cent upon such market value provided that the said annual rent so fixed shall never be less than twelve thousand dollars and provided further that in case any quarterly instalments of said rent shall not be paid at the times above prescribed then if paid within ten days after the time when such payment should have been made interest at the rate of seven (7) per cent per annum shall be added thereto for such time as said rent has been due and unpaid but if any instalment of said rent shall not be paid within ten days after it becomes payable as aforesaid then the same shall carry interest at the rate of fifteen (15) per cent per annum from the time when payable as aforesaid until paid And said party of the second part for himself his heirs executors administrators and assigns hereby covenants and agrees with said party of the first part his successors heirs and assigns and other the person or persons for the time being entitled to the reversion of said estate to pay said rent as and when the same shall become payable as aforesaid to erect within four years from the commencement of this

lease at his own cost a well built substantial building of brick stone or iron or of these materials in combination covering the principal part of said lot to pay all taxes and assessments and water rates which may at any time during the continuance of this lease be laid levied or assessed upon or in respect of said premises or any part thereof and as improved by the addition of the buildings placed upon the same whether under statutes now in force or that may be enacted hereafter excepting assessments for opening widening or straightening of streets or laying of sewers also to pay six per cent per annum in equal quarterly payments at the same time and in addition to the rents hereinbefore reserved upon all assessments for street or sewers which shall be laid upon or in respect of said demised estate during the then current period aforesaid of said term and the buildings to be erected on said premises within said four years or any future building on said lot to insure and keep insured during the whole of said term against loss by fire for the benefit of the said party of the first part his successors heirs or assigns or the persons for the time being entitled to the reversion of said estate to at least fifty per cent of the value of said building and all sums paid under said insurance for partial or total loss shall be applied by said parties to repairing or rebuilding of said building unless otherwise agreed upon in writing by said parties to this lease for the time being not to assign this lease nor underlet the whole of said demised premises together without the written consent of said party of the first part his successors or assigns or other the person or persons for the time being entitled to the reversion of said estate first obtained therefor but which consent shall not be unreasonably withheld and at the expiration or other termination of this lease peaceably and quietly to leave and surrender up said premises it being hereby agreed that said building at the expiration of this lease shall become a part of the estate and belong to the party of the first part or his successors in said trusts or other the person or persons then entitled to the reversion thereof

Provided and this lease is made on the condition that if default shall be made in the payment of said rent or any part thereof at the times fixed for the payment of the same as aforesaid whether the same shall have been demanded or not or if breach shall be made of any of the covenants and agreements herein contained on the part or behalf of the said party of the second part his executors administrators or assigns to be paid kept or performed and such default or breach shall continue for six months then in either such case and so often as the same shall happen it shall be lawful for the said party of the first part his successors heirs or assigns or the person or persons for the time being entitled to the reversion of said estate to enter into and upon said demised premises and the building and improvements thereon and the same to hold possess and enjoy and to rent such portions of said building as he or they may see fit to collect all the rents and from the sums so received to make all needful repairs pay all taxes insurance money accrued and accruing rent and the interest thereon

and all other expenses attending the care and management of said premises but without being accountable for any loss of rents except from gross neglect and such possession to retain until such default or breach shall from the net of said rents or otherwise have been made good and then to be surrendered back to said party of the second part his executors administrators or assigns provided nevertheless that if such default or breach shall at any time continue for twelve months whether entry shall have been made or not then it shall be lawful for said party of the first part his successors heirs or assigns or the person or persons for the time being entitled to the reversion of said estate with or without previous entry to sell at public auction all the buildings and improvements then upon said demised land together with the then unexpired term of years hereunder but subject to all the rents conditions covenants and agreements attendant thereon under these presents including this right of reentry and sale in case of future default or breach as aforesaid first giving notice of such intended sale by advertising the same daily for at least three successive weeks in some public newspaper published in the City of Providence with power to continue or adjourn such sale from time to time and with power also to bid upon or become the purchaser at such sale and in his or their own name or names or as the attorney or attorneys of the said party of the second part his executors administrators or assigns to make and deliver the requisite conveyances thereof and from the purchase money thereof after paying therefrom all expenses incident to such sale to retain and pay all rents and other moneys whatsoever then due or owing to them under any of the provisions of this lease and the residue if any to account for and pay over to said party of the second part his executors administrators or assigns in full satisfaction cancellation and discharge of all their rights and interests under these presents

In testimony whereof said parties hereunto interchangeably set their hands and seals the day and year first herein written

Signed sealed and delivered
in presence of
Joseph C. Ely

Rufus Waterman (Ls)
surviving Trustee
William H. Low (Ls)

State of Rhode Island &c Providence ſc. In Providence this ninth day of July A.D. 1875 the above named Rufus Waterman and William H. Low personally appeared before me and severally acknowledged the foregoing instrument by them signed said Waterman as surviving Trustee under the will of Sally Thompson deceased to be their free and voluntary act and deed

Joseph C. Ely
Notary Public

Providence February 1. 1876

I William M. Bailey succeeding Rufus Waterman Trustee under the will of Sally Thompson deceased hereby consent to the record of the foregoing lease to Wm H. Low and approve and assent to the same

In presence of
Thomas B. Bailey

Wm M. Bailey
Trustee

Recorded February 15. 1876
at 11.45 a.m.
Witness G.A. Williamson
Recorder of Deeds.

Whereas Rufus Waterman as surviving Trustee under the will of Sally Thompson deceased has by indenture of even date herewith leased to William H. Low that lot of land situated on the south westerly corner of Westminster and Dorrance Streets extending southerly to Weybosset Street in the City of Providence for the term of forty one years from this date

And whereas said estates are now occupied by tenants of different portions thereof under subrentals amounting in the aggregate to the sum of six thousand ($6000) dollars

Now it is hereby agreed between said parties that the rents from said subtenants for the first year of said term to run up to the fifteenth day of February A.D. 1876 but no longer shall be collected and received by said Rufus Waterman as Trustee as aforesaid as in full payment and satisfaction of the rent and all other moneys including taxes and assessments of every nature payable under said lease for said first year thereof and that said Low his representatives or assigns shall not be accountable for any loss of said rents or to make up any deficiency thereof

In testimony whereof the said parties have hereunto set their hands and seals at Providence this fifteenth day of February A.D. 1875

In presence of
Joseph C. Ely

Rufus Waterman (Ls)
surviving Trustee
William H. Low (Ls)

State of Rhode Island
County of Providence In Providence this ninth day of July A.D. 1875 personally appeared before me the within named Rufus Waterman and William H. Low and severally acknowledged the foregoing instrument by them signed said Waterman as surviving Trustee under the Will of Sally Thompson deceased to be their free and voluntary act and deed

Joseph C. Ely
Notary Public

Recorded February 15. 1876
at 11.50 a.m.
Witness G.A. Williamson
Recorder of Deeds.

To All People to whom these Presents shall come.

Know Ye.

What whereas by Deed recorded in the Town Clerks Office of the Town of North Providence Rhode Island in Mortgage Book No 66 at Page No 97 William Mc Scully of the City of Providence in said State. conveyed the Land & Premises herein after described in fee and in Mortgage to Sheffield Smith of North Providence in said State. to secure the payment to said Sheffield Smith of a certain promissory Note in said Deed described and with powers in default in such payment to sell and convey said Land & Premises for the payment thereof All which by reference hereby made to said Deed will more fully and at large appear and whereas default has been made in the payment of said Note and Interest & notice of the sale of said Land and Premises as herein after refered to has been given by publishing the same at least twice each week for three successive weeks in the Rhode Island Country Journal one of the public News-papers printed and published in Providence Rhode Island. and at sale of said Land and Premises advertised to be held on the 12th twelfth day of February A D 1876 on the Premises the same was sold to Joseph W Smith of Providence who was the highest bidder. therefore in the sum of three dollars over and above the incumbeances, now therefore I the said Sheffield Smith by virtue and in exercise of the power granted in and by said Deed and of every other power in me here vests enabling and for and in consideration of the sum of Three Dollars to me paid by the said Joseph W Smith the receipt of which sum is hereby acknowledged do hereby Grant, Bargain, Sell, and Convey unto the said Joseph W Smith his Heirs and Assigns forever. Two (2) certain Lots of Land, situated in the 10th Ward of the City of Providence in said State and are laid out and designated as Lots No 12. twelve, and 13. thirteen, in sections B- on Kimball and Meadow Streets on a Plat of House Lots belonging to Sheffield Smith marked No 2, Surveyed and Platted by N B Schubarth May A D 1869 which said Plat is recorded in the Town Clerks Office of the Town of North-Providence in said State reference to the same being hereby made for a full description of said Lots of Land N B the 10th Ward of the City of Providence having since been set off from the Town of North Providence said Records referred to has been transfered to said City of Providence, to have and to hold the same Premises with the appurtenances thereof unto and to the use of the said Joseph W Smith his Heirs and Assignes forever. in testimony where of I have hereunto set my hand and seal this sixteenth day of Feb A D 1876 Eighteen Hundred and Seventy Six.

Signed, sealed and delivered
In presence of
Sam'l W Lewis.

Sheffield Smith. (Ls)

State of Rhode Island. Providence (S.C.)
In Providence the Sixteenth Day of February A D 1876 then Sheffield Smith personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary Act and Deed.

David Moore. Jr.
Notary Public.

Recorded February 17. 1876
At 10.45 A M.

Witness. G A Williamson
Recorder of Deeds.

To all People to whom these Presents shall come.

Know Ye. that whereas by Deed recorded in the Town Clerks Office of the Town of North Providence Rhode Island in Mortgage Book No 66 at Page No 81 Michael Power of the Town of Johnston in said state conveyed the Land and Premises herein after described in Fee and in Mortgage To Sheffield Smith of North Providence in said State to secure the payment of to said Sheffield Smith of a certain promissory Note in said Deed described and with power in default in such payment to sell and convey said Land and Premises for the payment thereof all which by reference hereby made to said Deed will more fully and at large appear and whereas default has been made in the payment of said Note and Interest and notice of the sale of said Land and Premisee as herein after refered to has been given by publishing the same at least twice each week for three successive weeks in the Rhode Island Country Journal one of the public news Papers published in said Providence Rhode Island. and at sale of said Land and Premises advertised to be held on the 12th Twelfth Day of February A D 1876 on the Premises, the same was sold to Joseph W Smith of Providence Who was the highest bidder. therefor in the sum of Two Dollars over the incumbrances on said Lots. now therefor I the said Sheffield Smith by virtue and exercise of the power granted in and by said Deed and of every other power in me here vests enabling and for and in consideration of the sum of Two Dollars to me paid by the said Joseph W Smith the receipt of which sum is hereby acknowledged do hereby. grant, bargain, sell, and convey unto the said Joseph W Smith his Heirs and assigns forever. two (2) certain lots of land situated in the 10th ward of the city of Providence in said state and are laid out and designated as lots No 136 one hundred and thirty six and 137 one hundred and thirty seven, upon a plat of house lots marked No 2, belonging to Sheffield Smith surveyed and plated May A D 1869 by N B Schubarth which said plat is recorded in the

town clerks office of the town of North Providence in said state reference to the same being hereby made for a full description of said lots of land. N.B. the 16th ward of the city of Providence having since been set off from the town of North Providence said records referred to has been transferred to said city of Providence. to have and to hold the same premises with the appurtenances thereof unto and to the use of the said Joseph W Smith his Heirs and assigns forever. in testimony whereof I have hereunto set my hand and seal this sixteenth day of February A D 1876.

Signed, sealed and delivered. Sheffield Smith. (S)

In presence of.
Sam'l W Lewis.

State of Rhode Island Providence County ss.
In Providence this sixteenth day of February A.D. 1876 then Sheffield Smith personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed.

David Moore Jr.
Notary Public.

Recorded February 17. 1876 } Witness. G A Williamson
At 11.45 A M }

Recorder of Deeds.

Know all men by these Presents

That the Providence Institution for Savings, an institution legally incorporated by the General Assembly of the state of Rhode Island, and established and doing business in the City of Providence, being the Mortagee named in a certain Mortagee deed executed by William H. Reynolds dated May 26. A.D. 1874 and recorded in real estate Mortagee book No 62 page 457 of the records of deeds in said city of Providence for and in consideration of the sum of twelve hundred dollars to it paid by William Ames of said city of Providence the receipt whereof is hereby acknowledged, does hereby release to the said William Ames from the operation of said Mortage deed all the right, title, interest, property claim and demand which the said Corporation now has or of right ought to have or claim in and to, that lot of land situated in said City on the northerly side of Potters Avenue on which it measures forty six (46) feet and holdding the same width extends back therefrom one hundred and five (105) feet bounding southerly on said Potters Avenue and easterly on Burnside street, being that lot of land laid out and delineated as lot number 88 (Thirty eight) on that plat entitled, "plat of land belonging to the ninth ward Land company made by J.B. Cushing C.E. Dec 1875" recorded in the office of the recorder of deeds in said city in plat book No 12 at page 23 reference to same being hereby made to have and to hold, the same with all the rights

privileges and appurtenances thereof or thereunto appertaining to the said William Ames his heirs and assigns forever. in testimony whereof, said corporation has caused these Presents to be signed and its corporate seal to be hereunto affixed. this twelfth day of February A.D. 1876 by H C Blodget the treasurer there of for this purpose duly authorized.

In presence of. } Providence Institution for Savings
Joseph C. Ely } H C Blodget Treasurer. (Ls)

State of Rhode Island &c Providence. ss.
In Providence, this 16th day of February A.D. 1876 personally appeared the above named H C Blodget and acknowledged the above instrument, by him executed, for and on behalf of the above named Corporation, to be its and his free and voluntary act and deed.

Joseph C Ely.
Notary Public.

Recorded February 17th 1876 } Witness. G A Williamson
At 1.45 P M }

Recorder of Deeds.

Know all men by these Presents.

The Mechanics Savings Bank of Providence an institution chartered by the General Assembly of the state of Rhode Island and doing business in said Providence for and in consideration of the sum of one dollar to us paid by the Peoples Savings Bank of Providence RI the receipt whereof is hereby acknowledged, do hereby release, and forever quit-claim to the said Peoples Savings Bank of Providence RI it successors and assigns, all the right, title, interest, property, claim and demand which the said corporation now have as Mortgagee or otherwise in and to the premises described in a Mortgage deed of Henry J Grant and Wife to the Peoples Savings Bank in Providence RI dated 7th February 1876 and to be recorded. In testimony whereof we have caused these presents to be signed and our corporate seal to be hereunto affixed this seventeenth day of February 1876 by Wm Knight, our Treasurer, for that purpose duly authorized.

Witness } Mechanics Savings Bank
H. A. Harrington } By Wm Knight. Treasurer. (Ls)

State of Rhode Island Providence County ss.
In Providence this seventeenth day of February 1876 then Wm Knight Treasurer, personally appeared before me and acknowledged the above instrument by him signed to be

his free act and deed and the free act and deed of the Mechanics Savings Bank

E. S. Harrington.
Notary Public.

Recorded February 17th 1876 }
At 3.55 P.M. } Witness. G. A. Williamson

Recorder of Deeds.

Know all Men by these Presents. That

I Frank J. Barnes of the city and county of Providence and state of Rhode Island, in consideration of the sum of three thousand five hundred dollars to me paid by Harriet M. Barnes of said Providence, and of divers other good and valuable considerations from her to me moving, the receipt whereof is hereby acknowledged, have bargained, sold, conveyed, remised, released, and forever quitclaimed and by these presents do bargain, sell, convey remise, release, and forever quitclaim unto her, the said Harriet M. Barnes her heirs, executors, administrators and assigns all my right, title, interest, claim and demand which I now have and hereafter may have by virtue of a certain deed of trust from my Mother Eliza C. Barnes to William G. R. Mowry, bearing date March 2nd A.D. 1871 and recorded in book of deeds No 173, page 442 in the office of the recorder of deeds in said Providence reference whereunto is here had, in and to all and singular the property described in said deed of trust, to have and to hold the same, with all the rights and privileges thereunto belonging, to her the said Harriet M. Barnes, her heirs executors, administrators, and assigns forever. In testimony whereof I have hereunto set my hand and seal at Providence aforesaid, this 14th day of February A.D. one thousand eight hundred and seventy-six (1876)

Signed, sealed and delivered.
In presence of
Elisha C. Mowry.

Frank J. Barnes. (L.S.)

Providence ss. in Providence this 14th day of February A.D. 1876, personally came before me Frank J. Barnes and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed.

Elisha C. Mowry.
Justice of the Peace.

Recorded February 17th 1876 }
At 2.50 P.M. } Witness. G. A. Williamson

Recorder of Deeds.

Know all Men by these Presents.

That we Dennis Shea and Catherine Shea wife of said Dennis Shea, of the city and county of Providence and state of Rhode Island, in the right of the wife in consideration of the sum of seven hundred dollars paid by Michael McCarley of the city and county of Providence and state of Rhode Island, the receipt whereof is hereby acknowledged, do hereby grant, sell, transfer and deliver unto the said Michael McCarley the following goods and chattels, namely, one bay horse, one express wagon, one harness, all the stock and fixtures of every description in store at the corner of Point and Plane streets in the city of Providence to have and to all and singular the said goods and chattels to the said Michael McCarley and his executors, administrators and assigns to their own use and behoof forever, and we hereby covenant with the grantee that we are the lawful owners of the said goods and chattels, that they are free from all encumbrances, that we have good right to sell the same as aforesaid, and that we will warrant and defend the same against the lawful claims and demands of all persons in witness whereof we the said Dennis Shea and Catherine Shea, hereunto set our hands and seals this eighteenth day of February in the year one thousand eight hundred and seventy six.

Signed sealed and delivered.
In presence of
Charles H. Page.

Dennis Shea. (L.S.)
Catherine Shea. (L.S.)

State of Rhode Island &c Providence. ss. in the city of Providence on this 18th day of February A.D. 1876 then Dennis Shea personally appeared and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed and also at the same time and place Catherine Shea wife of said Dennis Shea and also one of the subscribers to the foregoing instrument being by me examined privily and apart from her said husband acknowledged and declared the same instrument by her signed and by me then shown and explained to her to be her voluntary act and deed, and that she did not wish to retract the same.

Before me.
Charles H. Page.
Notary Public.

Recorded February 18th 1876 }
At 12.20 P.M. } Witness. G. A. Williamson

Recorder of Deeds.

Know all Men by these Presents.

That we George Metcalf and Joseph B. Kenworthy of Providence in the state of

Rhode Island trustee appointed by deed from Anney Manton and others, bearing date, December 1st 1874, and recorded in the land records of said Providence, deed book 251 page 295 in execution of the trusts and by virtue of the powers therein created, and in consideration of the sum of four hundred (400) dollars to us paid by Robert Lynch of said Providence, the receipt whereof is hereby acknowledged, do hereby grant, bargain, sell, convey and confirm unto the said Robert Lynch, his heirs and assigns, the following described real estate, situate in said Providence being part of that conveyed to us in trust by the deed aforesaid, that is to say, lot number forty eight (48) on a plat of land belonging to heirs of Dea Stephen Randall surveyed by Cushing and DeWitt, April 1870 and recorded in the land records of said Providence, reference to which is hereby made, bounded northerly on Branch Avenue on which it measures forty (40) feet, and extends back holding that width, one hundred (100) feet, be such measurements more or less. To have and to hold said granted premises, with all the privileges and appurtenances thereof, to them belonging, to the said Robert Lynch his heirs and assigns to his and their sole use forever, and we, the grantors, trustees as aforesaid for ourselves and for our heirs, executors and administrators, do covenant and engage the above granted premises to the said grantee his heirs and assigns, against the lawful claims or demands of any person or persons, claiming by, through, or under us, forever to warrant, secure and defend, by these presents. In witness whereof, we hereto set our hands and seals the 21st day of January in the year eighteen hundred and seventy six.

Signed sealed and delivered.
In presence of

Nathan Hay
George Metcalf as to signature of Joseph B Knowles

George Metcalf. (L.S.)
Trustee
Joseph B Knowles. (L.S.)

On this 21st day of January A.D. 1876 before me, the undersigned, United States deputy consul for Bermuda, personally appeared Geo. Metcalf known to me to be the person described in, and who executed, the foregoing deed and acknowledged the same to be his free act and deed, and declared that he executed the same freely and voluntarily, to the uses and for the purposes therein mentioned. In witness whereof I have hereunto set my hand and affixed the seal of the consulate at Hamilton, Bermuda, the day and year above written.

(L.S.) Wm Whitney United States deputy consul.

State of Rhode Island &c County of Providence, ss.

In Providence February 8th 1876 personally appeared Joseph B Knowles trustee, and acknowledged the foregoing instrument to be his free act and deed as trustee.

George Metcalf, jr. Notary Public.

Recorded February 19th 1876
At 10 A.M.

Witness J. O. Williamson
Recorder of Deeds.

To All People to whom these Presents shall come

We Colin L. Baker of the City of Providence in the State of Rhode Island and James Baker of Brookline in the State of Massachusetts Assignee of said Colin L. under that deed of assignment dated February 9th 1876 and recorded in the Office of the Recorder of Deeds in said Providence in Deed Book No 257 page 121 Send Greeting.

Know Ye That we the said James Baker Assignee as aforesaid by virtue of the powers to me granted under and by said deed of assignment and of every other power me hereunto enabling and said Colin L. Baker for and in consideration of the sum of Seventeen Thousand dollars to us in hand before the ensealing hereof well and truly paid by Sarah L. Anthony 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 the said Sarah L. Anthony her heirs executors and administrators for ever 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 enfeoffe convey and confirm unto the said Sarah L. Anthony (hereinafter called the grantee) her heirs and assigns forever.

That lot of land with the dwelling house and other improvements thereon situated in said City of Providence on the Southerly side of Broadway and at the South Easterly corner of said street and Marshall Street bounded and described as follows beginning at the corner of said streets thence running Easterly on said Broadway to a point nineteen and ninety two one hundredths (19.92) feet Easterly from said Marshall Street bounding Northerly on Broadway thence running Southerly at right angles with said Broadway and upon a line running through the middle of the partition wall of the house on the lot hereby conveyed and of the house on the lot next adjoining on the East and a line in continuation thereof in the same direction as said line to Dawson Street thence Westerly bounding Southerly on said Dawson Street thirty eight and fifty one one hundredths (38.51) feet to Marshall Street thence Northerly bounding Westerly on said Marshall Street to said Broadway and the place of beginning bounding Easterly on other land formerly of said Colin L. Baker being that lot of land laid out and delineated as Lot Number 6 (six) on that plat entitled "Plat of house lots belonging to Colin L. Baker surveyed and platted March 1875 by Charles E. Jones" recorded in said Office of the Recorder of Deeds in said City of Providence in Plat Book No. 12 at page 8. Reference to said plat as also to said deed of assignment being hereby made.

Said estate being subject to a mortgage for Eight thousand dollars made by said Colin L. Baker to Stephen W. Mason recorded in said Office in Real Estate Mortgage Book No. 77 at page 23 payment of which is assumed by said grantee hereby.

This conveyance being made in pursuance of an agreement made by and between said Colin L. Baker and Sarah L. Anthony dated March 23d 1875 and recorded in said Office in Deed Book 256 at page 296 to which reference is hereby made and in execution of said agreement.

And I James Mc Nally of said City of Providence in consideration of One dollar and other considerations do hereby release to said Sarah C. Anthony her heirs and assigns all my right title interest and claim by way of Mechanics Lien or right of lien or otherwise howsoever in or to said estate or upon the same.

And I Nathaniel Elliott of Woonsocket in the said State of Rhode Island for and in consideration of one dollar and other considerations to me paid by said Sarah C. Anthony do hereby release to said Sarah C. her heirs and assigns all my right title and interest and claim by way of Mechanics Lien or right of lien or otherwise howsoever in or to or upon said estate.

To have and to hold the said granted and bargained premises with all the appurtenances privileges and commodities to the same belonging or in any wise appertaining to the said grantee her heirs and assigns forever to her and their only proper use benefit and behoof forever. And I the said grantor said Colin C. Baker for myself and my heirs executors and administrators do covenant promise and grant to and with the said grantee her heirs and assigns that at and before the ensealing hereof said grantors 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 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 grantee 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 excepting said mortgage. Furthermore I the said grantor said Colin C. Baker for myself and my heirs executors and administrators do covenant and engage the above demised premises to the said grantee 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 excepting said mortgage. And I Hannah T. Baker wife of the said Colin C. Baker in consideration of the sum paid as aforesaid do hereby release and forever quitclaim unto the said grantee her heirs and assigns all my right of dower in and to the aforegranted premises.

And I James Baker Assignee as aforesaid for myself my heirs executors and administrators do hereby covenant with said Sarah C. Anthony her heirs and assigns that I will warrant and defend the aforedescribed premises to said Sarah C. Anthony her heirs and assigns forever against the lawful claims and demands of all persons claiming or to claim by through or under me or under the trusts of said deed of assignment. In testimony whereof we have hereunto set our hands and seals this seventh day of March in the year of our Lord One thousand eight hundred and seventy six (A.D. 1876)

Signed Sealed and Delivered in presence of Joseph C. Ely as to signatures of J.B., C.C.B., J. Mc N. and N.E. Abbie P. Smalley.

James Baker Assigne. (L.S.)
Colin C. Baker. (L.S.)
Hannah T. Baker. (L.S.)
James Mc Nally. (L.S.)
Nathaniel Elliott. (L.S.)

State of Rhode Island &c County of Providence &c. In Providence on this seventeenth day of March A.D. 1876 the above named James Baker Assignee Colin C. Baker James Mc Nally and Nathaniel Elliott personally appeared before me and acknowledged the foregoing instrument by them signed to be their free and voluntary act and deed.

Joseph C. Ely. Notary Public.

Recorded March 17, 1876 at 4, 35 P.M. } Witness J. A. Williamson

&c Recorder of Deeds.

Lease

This indenture of lease made and entered into this first day of May in the year of our Lord one thousand eight hundred and sixty nine by and between the City of Providence a Municipal Corporation created by the General Assembly of the State of Rhode Island and Providence plantations by its agent Benjamin Tripp City Treasurer acting under the advice and direction of Thomas A. Doyle James D. Smith Jabez C. Knight William Sheldon James H. Semington and William Binney Commissioners of the Dexter Donation of the first part lessors and Samuel S. Smith and Jerrill Winsor &c both of said Providence of the second part lessees Witnesseth That the said lessors for and in consideration of the rents and covenants hereinafter named and contained on the part of said lessees their executors administrators or assigns to be paid kept and performed do hereby demise lease and to farm let unto them the said lessees their executors administrators and assigns for and during the full and entire term of forty years from the first day of May in the year of our Lord one thousand eight hundred and sixty nine A certain lot or parcel of land lying in said City of Providence being a part of the Dexter Donation land and bounded and described as follows viz Lots numbered 93 and 94 on a plat of lots of land belonging to the Dexter Donation which plat is recorded in the office of the Recorder of Deeds in said Providence in Book of Plats 2 page 7 to which reference is hereby made

To have and to hold the same with all the rights and privileges thereof to them the said lessees their executors administrators and assigns for and during the term aforesaid they paying therefor as an annual rent the sum of Eighty dollars payable semi-annually for and during the first period of ten years of said term to wit until the first day of May in the year of our Lord one thousand eight hundred and seventy nine That at the end and expiration of the aforesaid period of ten years and of every subsequent period of ten years during the continuance of this lease in case the parties cannot agree the price or rate of rent for the then next ensuing period of ten years shall be fixed and determined by three judicious men one to be chosen by said Commissioner or their successors and one to be chosen by said lessees their executors administrators or assigns and the third by the two so chosen and all said rents accruing under this lease shall be payable at the

office of the City Treasurer of said City on the first days of November and May in each and every year of said term the first semi annual payment thereof to be made on the first day of November in the year of our Lord one thousand eight hundred and sixty nine

Provided always and this lease is made upon the express condition that the said lessees their executors administrators or assigns shall not sell or suffer to be sold upon the premises hereby leased any spiritious or intoxicating liquors and that upon any violation of said provision of this lease the said lessor shall be at liberty to terminate this lease and may lawfully immediately or at any time thereafter and without notice or demand enter into and upon said premises and repossess the same as of their former estate

It is further understood and agreed by and between the parties that on the expiration of said term of forty years the said lessors shall purchase the buildings and improvements then upon said lot at such price and upon such terms as shall be fixed and determined by three judicious and disinterested men chosen as aforesaid

And the said lessees for themselves and for their executors administrators and assigns covenant and agree that in addition to the payment of said rents as aforesaid and in further consideration of this lease they will pay annually to said lessors as much per centum upon the value of said lot as it shall stand valued upon the books of the Board of Assessors of said City in each and every respective year as the annual per centage of assessments upon the valuation of the other property in said City made by said assessors said sum to be equivalent to a City and State tax upon said lot and to be paid at the office of the City Treasurer at the time fixed in each year for the payment of the City taxes

It is further understood and agreed by and between the parties hereto that all buildings and improvements now upon said lot and all such buildings and improvements as shall be erected or placed upon said lot during the continuance of this lease are and shall be pledged for the payment of all rents and sums of money accruing or owing under this lease and that insurance against loss by fire shall be kept and maintained by said lessees upon the buildings and improvements upon the land hereby leased in a sum not less than the amount of the annual rent herein reserved and that the policy or policies of such insurance shall be assigned to said lessors and in default thereof said lessors shall be at liberty to terminate this lease

And the said lessees for themselves and for their executors administrators and assigns covenant to and with the said lessors and their successors that they will pay or cause to be paid all rents and sums of money accruing or owing under this lease that they will not assign this lease nor underlet the whole or any part of the premises to any person or persons without the consent of the said Commissioners or their successors being first obtained in writing allowing thereof and also that it shall be lawful for said Commissioners and their successors or either of them at seasonable times to enter into and upon the premises to examine the condition

thereof and further that said lessees and their representatives shall and will at the expiration of this lease peaceably yield up unto the said lessors or their successors all and singular the premises and all future erections and improvements thereon

Provided always and these presents are upon this condition that if the said rent or the payment of any money due under this lease shall be in arrear and unpaid for the term of twenty days after the same shall have become due and payable or the said lessees or their executors administrators or assigns do or shall neglect or fail to perform and observe any or either of the covenants herein before contained which are on their part to be performed then and in either of said cases the said lessors may lawfully and immediately or at any time thereafter and while such neglect or default continues terminate this lease and without further notice or demand enter into and upon the said premises or any part thereof in the name of the whole and repossess the same as of their former estate and expel the said lessees and those claiming under them and remove their effects (forcibly if necessary) without being taken or deemed guilty of any manner of trespass and without prejudice to any remedies which might otherwise be used for arrears of rent or money or preceding breach of covenant

In testimony whereof the said City of Providence have hereunto caused their corporate seal to be affixed by Benjamin Tripp City Treasurer duly authorized for that purpose and the said lessees have hereunto set their hands and seals the day and year first above written

Signed sealed and delivered in presence of

G A Williamson

Benjamin Tripp City Treas. (LS)

Samuel S. Smith (LS)

Serril Winsor Jr (LS)

State of Rhode Island Providence sc.

In the City of Providence on this first day of June A D 1869 then personally appeared the above named Benjamin Tripp City Treasurer as aforesaid and acknowledged the preceding instrument by him executed in behalf of the City of Providence to be his free and voluntary act and deed and the free and voluntary act and deed of said City and at the same time and place personally appeared the above named Samuel S Smith and Serill Winsor Jr and acknowledged the preceding instrument by them subscribed to be their free and voluntary act and deed

Before me G A Williamson
Justice of the Peace

May 4th 1872

I hereby consent to the transfer of the easterly one half part of each lot to Samuel S Smith

Thos A Doyle Chairman. Commrs Dex Donation

Recorded April 8th 1876 at 10.50 A M.

E Melvers, G A Williamson
Recorder of Deeds.

office of the City Treasurer of said City on the
each and every year of said term the first sem
on the first day of November in the year of our
sixty nine

Provided always and this lease is
the said lessees their executors administrators or
sold upon the premises hereby leased any spirit
upon any violation of said provision of this leas
terminate this lease and may lawfully immed
without notice or demand enter into and upo
same as of their former estate

It is further understo
parties that on the expiration of said term of fou
chase the buildings and improvements then upo
such terms as shall be fixed and determined by t
chosen as aforesaid

And the said lessees for themse
trators and assigns covenant and agree that th
rents as aforesaid and in further consideration of
to said lessees as much per centum upon the valu
valued upon the books of the Board of Assessors of sai
year as the annual per centage of assessments upon
in said City made by said assessors said sum to b
upon said lot and to be paid at the office of the
each year for the payment of the City taxes

It is further understood and ag
to that all buildings and improvements now upo
and improvements as shall be erected or placed upo
of this lease are and shall be pledged for the payme
accruing or owing under this lease and that insuran
and maintained by said lessees upon the buildings
hereby leased in a sum not less than the amount of
and that the policy or policies of such insurance sh
and in default thereof said lessors shall be at liber

And the said lessees for themselves
istrators and assigns covenant to and with the sa
that they will pay or cause to be paid all rents and
ering under this lease that they will not assign
or any part of the premises to any person or persons
Commissioners or their successors being first obtained
that it shall be lawful for said Commissioners and
at seasonable times to enter into and upon the pre

Know all Men by these Presents

That I M

Samuel J Smith in consideration of One dollar to me paid by the
Minsor Jr the receipt of which is hereby acknowledged do hereby as
over to him the said Minsor his executors administrators and ass
of the westerly one half part of the lot herein described

To have and to hold the same to his
for and during the unexpired term of said lease and to his exe
and assigns he the said Minsor keeping and performing all the
lease which I the said Smith am by said lease required to keep

Witness my hand and seal the eighth day of
Hayton H Randolph Witness

Sam

State of Rhode Island Providence sc

In the City of Provid

of April A D 1876 then personally appeared Samuel J Smith and
within transfer and assignment by him subscribed to be his
act and deed

Before m

The above transfer assented to

Geo L Cl

Commissioner

Recorded April 8th 1876 at 10.50 A M. E E E Witness G A Williamson

Know all men

That I Cecil Minsor Jr one of the Less
the City of Providence to myself and Samuel J Smith dat
bered 93 and 94 on a plat of lots of land belonging to the D
plat is on record in the Land Records of said Providence
consideration of One dollar to me paid by Samuel Mowry of
assign transfer and convey to said Samuel Mowry the ea
part of the lot in said lease described with all buildings a

The interest of said Samuel J Smith in the
quitclaimed to me by transfer dated February 8th 1870

To have and to hold the same to him
executors administrators and assigns for and during t

owry & his executors &c Keeping & performing all the covenants in said lease
id Minsor are by said lease required to keep & perform

Witness my hand and seal this 11th day of March A D 1876

Cecil Minsor Jr (L9)

State of California

In County of Alameda this 11th day of March 1876
nsor Jr acknowledged the foregoing to be his free act and deed

(L9) Before me A D Webster

Notary Public

I hereby consent to the transfer of the westerly one half of lots 93 & 94 of the
enter Donation as within described

Thos A Doyle Chairman
Dex. Dn. Commrs

April 8th 1876 E E E
20 A M Witness, G A Williamson

Recorder of Deeds.

indenture of lease made and entered into this first day of February in the year of
ne thousand eight hundred and seventy by and between the City of Providence a
Corporation created by the General Assembly of the State of Rhode Island and
Plantations by its agent Benjamin Tripp City Treasurer acting under the advice
on of George L Clarke James V Smith Jabez C Knight Thomas A Doyle William
d James V Armington Commissioners of the Dexter Donation of the first part lessors
& H Baxter of said Providence of the second part lessee Witnesseth That
essors for and in consideration of the rents and covenants hereinafter named
ained on the part of said lessee his executors administrators or assigns to be paid
performed do hereby demise lease and to farm let unto him the said lessee his
administrators and assigns for and during the full and entire term of forty
the first day of February in the year of our Lord one thousand eight hundred
ety A certain lot or parcel of land lying in said City of Providence
est of the Dexter Donation land and bounded and described as follows viz lots
and forty one (41) on a plat of lots of land belonging to the Dexter Donation re-
the office of the Recorder of Deeds in said City of Providence in book of plats 2 page 7

To have and to hold the same with all the rights and privilege thereof
said lessee his executors administrators and assigns for and during the term
ee or they paying therefor as an annual rent the sum of One hundred dollars
mi-annually for and during the first period of ten years of said term to end

Know all men by these Presents

That I the within named Samuel J Smith in consideration of One dollar to me paid by the within named Lerril Minsor Jr the receipt of which is hereby acknowledged do hereby assign transfer and set over to him the said Minsor his executors administrators and assigns the within lease of the westerly one half part of the lots hereon described

To have and to hold the same to him the said Minsor for and during the unexpired term of said lease and to his executors administrators and assigns he the said Minsor keeping and performing all the covenants in said lease which I the said Smith am by said lease required to keep and perform

Witness my hand and seal the eighth day of February A D 1870

Stanton H Randolph Witness

Samuel J Smith (L.S.)

State of Rhode Island Providence sc

In the City of Providence on this fifth day of April A D 1876 then personally appeared Samuel J Smith and acknowledged the within transfer and assignment by him subscribed to be his free and voluntary act and deed

Before me Danl R Ballou
Notary Public

The above transfer assented to

Geo L Clarke Chairman (L.S.)
For
Commissioners of Dexter Donation

Recorded April 8th 1876 at 10.50 A M. Witness Chas G A Williamson
Recorder of Deeds.

Know all men

That I Lerril Minsor Jr one of the Lessees named in a Lease from the City of Providence to myself and Samuel J Smith dated May 1 1869 of the lots numbered 93 and 94 on a plat of lots of land belonging to the Dexter Donation and which plat is on record in the Land Records of said Providence in Plat Book No 2 page 7 in consideration of One dollar to me paid by Samuel Mowry of Providence R I do hereby grant assign transfer and convey to said Samuel Mowry the said lease of the westerly one half part of the lots in said lease described with all buildings and improvements thereon

The interest of said Samuel J Smith in the premises hereby conveyed being quitclaimed to me by transfer dated February 8th 1870

To have and to hold the same to him the said Samuel Mowry his executors administrators and assigns for and during the unexpired term of said lease

he the said Mowry & his executors &c keeping & performing all the covenants in said lease which I the said Minsor are by said lease required to keep & perform

Witness my hand and seal this 11th day of March A D 1876

In presence of
A B Webster

Lerril Minsor Jr (L.S.)

State of California

In County of Alameda this 11th day of March 1876 then Lerril Minsor Jr acknowledged the foregoing to be his free act and deed

(L.S.) Before me A B Webster
Notary Public

April 1st 1876

I hereby consent to the transfer of the westerly one half of lots 93 & 94 of the plat of the Dexter Donation as within described

Thos A Doyle Chairman
Dex. Don. Commrs

Recorded April 8th 1876 at 11.20 A M. Witness, Chas G A Williamson
Recorder of Deeds.

Lease

This indenture of lease made and entered into this first day of February in the year of our Lord one thousand eight hundred and seventy by and between the City of Providence a Municipal Corporation created by the General Assembly of the State of Rhode Island and Providence Plantations by its agent Benjamin Tripp City Treasurer acting under the advice and direction of George L Clarke James Y Smith Jabez C Knight Thomas A Doyle William Binney and James H Armington Commissioners of the Dexter Donation of the first part lessor and James H Baxter of said Providence of the second part lessee Witnesseth That the said lessors for and in consideration of the rents and covenants hereinafter named and contained on the part of said lessee his executors administrators or assigns to be paid kept and performed do hereby demise lease and to farm let unto him the said lessee his executors administrators and assigns for and during the full and entire term of forty years from the first day of February in the year of our Lord one thousand eight hundred and seventy A certain lot or parcel of land lying in said City of Providence being a part of the Dexter Donation land and bounded and described as follows viz lots forty (40) and forty one (41) on a plat of lots of land belonging to the Dexter Donation recorded in the office of the Recorder of Deeds in said City of Providence in book of plats 2 page 7

To have and to hold the same with all the rights and privilege thereof to him the said lessee his executors administrators and assigns for and during the term aforesaid he or they paying therefor as an annual rent the sum of One hundred dollars payable semi-annually for and during the first period of ten years of said term to wit

until the first day of February in the year of our Lord one thousand eight hundred and eighty

That at the end and expiration of the aforesaid period of ten years and of every subsequent period of ten years during the continuance of this lease in case the parties cannot agree the price or rate of rent for the then next ensuing period of ten years shall be fixed and determined by three judicious men one to be chosen by said Commissioners or their successors and one to be chosen by said lessee his executors administrators or assigns and the third by the two so chosen and all said rents accruing under this lease shall be payable at the office of the City Treasurer of said City on the first days of August and February in each and every year of said term the first semi-annual payment thereof to be made on the first day of August in the year of our Lord one thousand eight hundred and seventy

Provided always and this lease is made upon the express condition that the said lessee his executors administrators or assigns shall not sell or suffer to be sold upon the premises hereby leased any spiritous or intoxicating liquors and that upon any violation of said provision of this lease the said lessors shall be at liberty to terminate this lease and may lawfully immediately or at any time thereafter and without notice or demand enter into and upon said premises and repossess the same as of their former estate

It is further understood and agreed by and between the parties that on the expiration of said term of forty years the said lessors shall purchase the buildings and improvements then upon said lot at such price and upon such terms as shall be fixed and determined by three judicious and disinterested men chosen as aforesaid

And the said lessee for himself and for his executors administrators and assigns covenant and agree that in addition to the payment of said rents as aforesaid and in further consideration of this lease he or they will pay annually to said lessors as much per centum upon the value of said lot as it shall stand valued upon the books of the Board of Assessors of said City in each and every respective year as the annual percentage of assessment upon the valuation of the other property in said City made by said assessors said sum to be equivalent to a City and State tax upon said lot and to be paid at the office of the City Treasurer at the times fixed in each year for the payment of the City taxes

It is further understood and agreed by and between the parties hereto that all buildings and improvements now upon said lot and all such buildings and improvements as shall be erected or placed upon said lot during the continuance of this lease are and shall be pledged for the payment of all rents and sums of money accruing or owing under this lease and that insurance against loss by fire shall be kept and maintained by said lessee upon the buildings and improvements upon the land hereby leased in a sum not less than the amount of the annual rent herein reserved and that the policy or policies of such insurance shall be assigned to said lessors and in default thereof said lessors shall be at liberty to terminate this lease

And the said lessee for himself and for his executors administrators and assigns covenant to and with the said lessors and their successors that he or they will pay or cause to be paid all rents and sums of money accruing or owing under this lease that he or they will not assign this lease nor underlet the whole or any part of the

premises to any person or persons without the consent of the said Commissioners or their successors being first obtained in writing allowing thereof and also that it shall be lawful for said Commissioners and their successors or either of them at reasonable times to enter into and upon the premises to examine the condition thereof and further that said lessee and his representatives shall and will at the expiration of this lease peaceably yield up unto the said lessors or their successors all and singular the premises and all future erections and improvements thereon

Provided always and these presents are upon this condition that if the said rent or the payment of any money due under this lease shall be in arrear and unpaid for the term of twenty days after the same shall have become due and payable or the said lessee or his executors administrators or assigns do or shall neglect or fail to perform and observe any or either of the covenants herein before contained which are on his or their part to be performed then and in either of said cases the said lessors may lawfully and immediately or at any time thereafter and while such neglect or default continues terminate this lease and without further notice or demand enter into and upon the said premises or any part thereof in the name of the whole and repossess the same as of their former estate and expel the said lessee and those claiming under him and remove their effects (forcibly if necessary) without being taken or deemed guilty of any manner of trespass and without prejudice to any remedies which might otherwise be used for arrears of rent or money or preceding breach of covenant

In testimony whereof the said City of Providence have hereunto caused their corporate seal to be affixed by Benjamin Tripp City Treasurer duly authorized for that purpose and the said lessee has hereunto set his hand and seal the day and year first above written

Signed sealed and delivered in presence of
J C Hidden

City of Providence (L.S.)
By
Benjamin Tripp. City Treasurer
J H. Baxter (L.S.)

State of Rhode Island Providence sc

In the City of Providence on this seventh day of February A.D. 1870 then personally appeared the above named Benjamin Tripp City Treasurer as aforesaid and acknowledged the preceding instrument by him executed in behalf of the City of Providence to be his free and voluntary act and deed and the free and voluntary act and deed of said City and at the same time and place personally appeared the above named James H Baxter and acknowledged the preceding instrument by him subscribed to be his free and voluntary act and deed

Before me James C Hidden
Justice of the Peace

Recorded April 11th A.D. 1876 at 10.40 A.M.
E Wilmot.

J A Williamson
Recorder of Deeds.

Know all men by these Presents

That I Frank H. Hunt of the City and County of Providence & State of Rhode Island in consideration of Eleven hundred dollars paid by Charles H. Warner and Samuel Warner of said Providence the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Charles H and Samuel Warner the following goods and chattels namely

All of the stock and fixtures of every kind and description now contained in a Grocery Store and Meat Market situate at Numbers four hundred & nineteen (419) and four hundred & twenty five (425) on Pine Street in said Providence

Also one black horse one market wagon one harness and one horse blanket

To have and to hold all and singular the said goods and chattels to the said Charles H and Samuel Warner & their executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantees that I am the lawful owner of the said goods and chattels that they are free from all incumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said Frank H. Hunt hereunto set my hand and seal this thirteenth day of April in the year one thousand eight hundred and seventy six.

Signed sealed and delivered in presence of } Frank H Hunt (L.S.)
J. S. G. Cobb

Recorded April 14. 1876 at 4. P.M. } 2 Witness
Geo. A. Williamson
80 Recorder of Deeds.

This Indenture

Made the first day of April in the year of our Lord one thousand eight hundred and seventy six Witnesseth

That Robert W. Scheedel of Providence State of Rhode Island do hereby lease demise and let unto Elijah E. Baker of said Providence

One cottage house and barn situate on Matilda Street in the Tenth Ward of the City of Providence together with all the land belonging to the lessor

The conditions of this lease is that for the first year the rent shall be fifteen dollars a month payable once a quarter the second year and third years sixteen dollars a month payable quarterly the fourth year seventeen dollars a month payable quarterly and the fifth year eighteen dollars per month payable quarterly and if the lessor should dispose of the premises during the said term of five years he is to pay the lessee the sum of two hundred and fifty dollars the said lessee to make his own repairs and

move no improvements from said premises when he quits the same but the said lessee is to have the privilege of buying the same for the sum of five thousand five hundred dollars To hold for the term of five years from the first day of April 1876 yielding and paying therefor the rent of as above stated

And the said lessee do promise to pay the said rent in manner aforenamed and to quit and deliver up the premises to the lessor or his attorney peaceably and quietly at the end of the term in as good order and condition reasonable use and wearing thereof fire and other unavoidable casualties excepted as the same now are or may be put into by the said lessor and to pay the rent as above stated and also the rent as above stated for such further time as the lessee may hold the same and not make or suffer any waste thereof nor lease nor underlet nor permit any other person or persons to occupy or improve the same or make or suffer to be made any alteration therein but with the approbation of the lessor thereto in writing having been first obtained and that the lessor may enter to view and make improvements and expel the lessee if he shall fail to pay the rent as aforesaid or make or suffer any strip or waste thereof. Said lessee has a privilege to let any part of said premises as long as he occupies a part of this same.

In witness whereof the said parties have hereunto interchangeably set their hands and seals the day and year first above written.

Sealed Signed and Delivered in presence of
Bernard Mc Guinness
Frank Ricketts

Robert W. Scheedel (L.S.)
Anna E. Scheedel (L.S.)
Elijah E. Baker (L.S.)

Recorded April 17, 1876 at 10, 10 a m } Witness
Geo. A. Williamson
80 Recorder of Deeds.

Whereas

Elijah H. Russell and Sarah E. Russell his wife on the tenth day of July 1871 executed to Alice H. Russell of Newport Rhode Island a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of three thousand dollars bearing even date with said deed of mortgage and made by said Elijah H. Russell payable to said Alice H. Russell or order in one year after date with interest at the rate of seven per cent per annum and in which said deed of mortgage were certain powers of sale in case of default in the payment of said note reference to said deed of mortgage being had see book No. 51 page 127 of the records of mortgages of real estate in the City of Providence and Whereas default was made in the payment of said note and said default continued for more than ten days and

Whereas said Alice H. Russell advertised said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and Whereas at the public auction held in pursuance of said advertisement on the twenty seventh day of March 1876 William Gilpin of said Newport being the highest bidder for the said mortgaged premises became the purchaser thereof for thirty two hundred and twenty five dollars Now therefore I the said Alice H. Russell for and in consideration of said sum of thirty two hundred and twenty five dollars to me paid by said William Gilpin the receipt whereof I hereby acknowledge hereby grant bargain sell and convey to said William Gilpin his heirs and assigns forever

Three lots of land with all the improvements thereon situated in said Providence laid out and designated as lots numbered Nineteen (19) Twenty (20) and Twenty one 21 on plat of Cottage and Villa lots belonging to Hiram Kendall & G W Crocker surveyed and platted July 1852 by Alvater & Schubarth which plat is on record in the Recorders Office in said Providence in Plat Book No 2 page 26. Said lot No 19 is situated on the Easterly side of Ware Street No 20 on the Easterly corner of Ware & Superior Streets and No 21 on the Northerly side of Superior Street being the same premises conveyed to the mortgagor by deed from John D. Cranston & Aldridge B. Gardner by deed recorded in said Office in Deed Book No 186 page 89. Said premises are conveyed subject to a mortgage given to secure the payment of a note of seventy five hundred dollars & interest.

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said William Gilpin his heirs and assigns forever.

In testimony whereof I have hereunto set my hand and seal this thirty first day of March Eighteen hundred and seventy six.

Signed Sealed & Delivered in presence of Charles B. Marsh — Alice H. Russell (L.S.)

State of Rhode Island &c Newport ſc. In the City of Newport this third day of April 1876 then & there Alice H. Russell acknowledged the aforegoing to be her free act & deed

Before me Charles B. Marsh. Notary Public.

Recorded April 17, 1876 at 1,35 P.M. } Witness G. A. Williamson Recorder of Deeds.

Know All Men by these Presents

That I William Gilpin of the City and County of Newport and State of Rhode Island for and in consideration of the sum of one dollar and other good considerations to me paid by Alice H. Russell of said Newport widow the receipt of which is hereby acknowledged have bargained sold

remised released and forever quitclaimed and by these presents do bargain sell remise release and forever quitclaim unto her the said Alice H. Russell all my right title interest property claim and demand which I have in and to

Three certain lots of land with all the improvements thereon standing situate in the City of Providence and are laid out and designated as Lots No. 19 (nineteen) 20 (twenty) and 21 (twenty one) on a Plat of Cottage and Villa Lots belonging to Hiram Kendall and G. W. Crocker surveyed and plotted July 1852 by Alvater & Schubarth and which plat is recorded in the Recorders Office in Providence in Plat Book No. 2 page 26. Lot No. Nineteen is situated on the Easterly side of Ware Street No. Twenty on the Easterly corner of Ware and Superior Streets and Lot No. Twenty one on the Northerly side of said Superior Street. Being the same premises that were conveyed to Elijah H. Russell and Sarah B. Russell by deed from John D. Cranston and Aldridge B. Gardner dated March 30 1869 and recorded in Book 186 page 89 Land Evidence of said Providence. Said premises are subject to a mortgage to secure the payment of seven thousand five hundred dollars and interest

To have and to hold the above described premises with the privileges and appurtenances thereto belonging to her the said Alice H. Russell her heirs and assigns forever to her and their use and benefit forever

In witness whereof I the said William Gilpin and Harriet H. Gilpin his wife in token of her release of all her dower rights in and to said described premises have hereunto set our hands and seals this third day of April A.D. 1876.

Executed in presence of Charles B. Marsh — Wm. Gilpin. (L.S.) Harriet H. Gilpin. (L.S.)

Newport ſc. Newport April 3d 1876 Then and there personally appeared the above named William Gilpin and acknowledged this instrument to be his voluntary act and deed.

Before me Charles B. Marsh. Notary Public.

Recorded April 17, 1876 at 1,40 P.M. } Witness G. A. Williamson Recorder of Deeds.

To all People to whom these Presents shall come

We Samuel Allen Trustee for Juliet A Allen Sylvester Allen Sarah A Allen Henry W Allen Esther A Allen Stella C Allen and Eunice B Allen under the last will and testament of Willard J Allen deceased and the said Juliet A. Sylvester Sarah A. Henry W. Esther A. Stella C and Eunice B. all of the City and County of Providence State of Rhode Island hereinafter called the grantors

Send Greeting Know Ye That we the said grantors for and in consideration of the sum of One hundred dollars to us in hand before the ensealing hereof well and truly paid by Mary Anna Snow wife of Joseph T Snow hereinafter called the grantee 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 grantee 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 the said grantee her heirs and assigns forever

Six certain lots of land situate in the ninth ward (formerly in Cranston) in said City of Providence and are laid out and described as lots numbers (134) one hundred thirty four (135) one hundred thirty five (136) one hundred thirty six (137) one hundred thirty seven (138) one hundred thirty eight (139) and one hundred thirty nine on a plat of lots in Cranston formerly belonging to Francis Hasvill surveyed and platted September 24th 1847 by Cushing and Walling and recorded in the Town Clerks Office in Cranston in Book of Plats No 2 page 12 Being the same lots conveyed to Willard J Allen by William D. Pierce & Joseph B. Mathewson by deed on record in Book No 237 page 181 in the Recorders Office in said City of Providence

Said lots are conveyed subject to a mortgage of Two thousand two hundred and fifty dollars Three hundred twenty five of which has been paid the payment of which is hereby assumed by the said Mary Anna Snow and Joseph T Snow

Also six certain lots of land located and designated as lots numbered 90 (ninety) 91 (ninety one) 92 (ninety two) 93 (ninety three) 94 (ninety four) and 95 (ninety five) on the Francis Hasvill plat by Cushing and Walling Sept. 24th 1847 Being the same lots conveyed to Willard J Allen by deed from William D Pierce and Joseph B. Mathewson dated Aug. 19th 1872 on record in the Recorders Office in said Providence in Book 238 page 140 Said lots are conveyed subject to a mortgage of Two thousand five hundred dollars Three hundred and twenty five of which has been paid the payment of which is hereby assumed by the said Mary Anna Snow and Joseph T Snow

Also those four lots of land situate in said Providence and are laid out and designated as lots No 39 (thirty nine) 40 (forty) 41 (forty one) and 42 (forty two) on a plat of house lots in Cranston belonging to Francis Hasvill surveyed and platted by Cushing & Walling September 24th 1847 a copy of which plat is on record in the office of Recorder of Deeds in said Providence in Plat Book No 10 pages 11 & 12 Being the same premises conveyed to Willard J Allen by Elkanah Ingalls by deed January 30th 1873 and on record in said office in Deed Book No 238 page 363 Said lots are conveyed subject to a mortgage of Eighteen hundred dollars the payment of which is hereby assumed by the said Mary Anna Snow and Joseph T Snow

Also that lot of land situate in said Providence (formerly in Cranston and is lot No 180 (one hundred eighty) on a plat called Plat of house lots on the old Pawtuxet Road belonging to Francis Hasvill surveyed and platted June 4th 1847 by Atwater and Schubarth a copy of which plat is on record in the office of Recorder of Deeds in said Providence in Book of Plats No 10 page 15 Being the same lot conveyed to Willard J Allen by Elkanah Ingalls by deed January 1 1873 and on record in said office in Deed Book No 238 page 313 Said lot is

conveyed subject to a mortgage of Four hundred dollars the payment of which is hereby assumed by the said Mary Anna Snow and Joseph T Snow

Also three three lots of land situated on Carr Street in said Providence and designated as lots No 284 (two hundred eighty four) 285 (two hundred eight five) 286 (two hundred eighty six) on the plat of house lots on the old Pawtuxet Road belonging to Francis Hasvill surveyed and platted by Atwater & Schubarth June 4th 1847 a copy of which plat is on record in the office of Recorder of Deeds in said Providence in Plat Book No 10 page 15 Being the same lots conveyed to Edwin C Budlong & Willard J Allen by Elkanah Ingalls by deed on record in said office in Deed Book 238 page 99 and by deed from Edwin C Budlong of his interest in said lots Aug 26th 1873 on record in said office in Deed Book No 242 page 350 Said lots are conveyed subject to a mortgage of One thousand six hundred and fifty dollars the payment of which is hereby assumed by the said Mary Anna Snow and Joseph T Snow

Also that lot of land situate in said Providence (formerly in Cranston) and is lot 203 (two hundred three) on a plat of house lots on the old Pawtuxet Road belonging to Francis Hasvill surveyed and platted June 4th 1847 by Atwater and Schubarth a copy of which plat is on record in the office of Recorder of Deeds in said Providence in Plat Book No 10 page 15

Being the same lot conveyed to Willard J Allen by deed from Edwin C Budlong dated August 26th 1873 and on record in said office in Deed Book 242 page 349

To have and to hold the said granted and bargained premises with all the appurtenances privileges and commodities to the same belonging or in any wise appertaining to the said grantee her heirs and assigns forever to her and their only proper use benefit and behoof forever And we the said grantors for ourselves and our heirs executors and administrators do covenant promise and grant to and with the said grantee her 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 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 and convey and confirm the said bargained premises in manner aforesaid And that the said grantee 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 manner or degree obstruct or make void this present deed except as aforesaid

Furthermore we the said grantors for ourselves and for our heirs executors and administrators do covenant and engage the above demised premises to the said grantee 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 except as aforesaid

And we Esther W Allen wife of said Samuel Allen Ida E. Allen wife of Sylvester Allen and Clara Allen wife of Henry W Allen in consideration of the sum paid as aforesaid do hereby release and forever quit claim unto the said grantee her heirs and assigns

all our right of dower in and to the aforegranted premises

In witness whereof we have hereunto set our hands and seals this thirteenth day of April in the year of our Lord one thousand eight hundred and seventy-six (A.D. 1876)

Signed sealed and delivered

in presence of

John H. Bongartz

Samuel Allen Trustee (LS)
Juliet A. Allen (LS)
Sylvester Allen (LS)
Sarah A. Allen (LS)
Henry W. Allen (LS)
Esther A. Allen (LS)
Stella C. Allen (LS)
Eunice F. Allen (LS)
Esther W. Allen (LS)
Ida F. Allen (LS)
Clara Allen (LS)

State of Rhode Island &c Providence sc In the City of Providence on this fifteenth day of April A.D. 1876 Then & there Samuel Allen Juliet A. Allen Sylvester Allen Sarah A. Allen Henry W. Allen Esther A. Allen Stella C. Allen and Eunice F. Allen personally & severally appeared before me and severally acknowledged the foregoing instrument by them signed to be their free and voluntary act & deed

John H. Bongartz
Notary Public

Recorded April 19th 1876 at 1 45 P.M. E E Witness G.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I George H. Browne of the City and County of Providence in the State of Rhode Island &c Trustee under and by the provisions of a deed from the Mechanics Savings Bank to me the said Browne dated the 6th day of October A.D. 1875 and recorded in the records of Land Evidence for said City Deed Book 255 page 298

Reference to which deed is hereby made for greater certainty & by virtue thereof and of every other deed power and authority in me vested and me hereto enabling and in consideration of Seventeen thousand two hundred & fifty (17250) dollars to me paid by Martin V. B. Darling of said City the receipt whereof is hereby acknowledged do hereby grant bargain sell and convey unto him the said Darling his heirs and assigns

326-339
329-220

That lot or parcel of land lying on the southerly side of and adjoining to Point Street in said City bounding northerly on said Point Street on which it measures about one hundred & fifty one & sixty two one hundredths (151 62/100) feet westerly on land now of the City aforesaid known as the Point Street School-house lot on which it measures about two hundred

& thirty one & thirteen hundredths (231 13/100) feet southerly on Langley Street on which it measures about eighty four & seventeen one hundredths (84 17/100) feet easterly on land of Albert H. Manchester on which it measures about two hundred and forty eight and sixty one hundredths (248 61/100) feet to said Point Street Being the lot numbered as Lot (113) on Plat 22 of the Plats of Assessors of Taxes in their office in said City & the same that was conveyed to me said Browne by said deed from said Bank 255 248

To have and to hold the above granted and bargained property premises and lands & their appurtenances to him the said Martin V. B. Darling his heirs and assigns forever

And we George H. Browne James Tillinghast Daniel A. Peirce and William H. Greene all of said City and David G. Hall of Warwick in the County of Kent in said State for ourselves and for our heirs executors and administrators do covenant promise and agree to and with the said Darling his heirs and assigns that we will & they shall warrant and defend the herein before granted & bargained premises & lands and their appurtenances to him and them against the lawful claims and demands of any & all persons whatsoever

And the Mechanics Savings Bank a Corporation Chartered by the General Assembly of said State and organized under said Charter and doing business in said City in consideration of Ten (10) dollars to it paid by said Martin V. B. Darling does hereby release and forever quit-claim to said Darling his heirs and assigns forever all the right title and interest said Bank has or of right ought to have in to or right of said granted and bargained land and its appurtenances

In testimony whereof we (said Bank acting herein by & through its duly authorized agents) have hereto this 19th day of April A.D. 1876 set our hands and seals

Signed sealed & delivered

in presence of

William G. Roelker witness as to all

Daniel G. Wood witness to William Knight Treas.

Geo. H. Browne Trustee (LS)
James Tillinghast (LS)
Daniel A. Peirce (LS)
Wm H. Greene (LS)
David G. Hall (LS)
Mechanics Savings Bank (LS)
By Wm Knight Treas.

Providence sc In Providence in said County on this nineteenth day of April in the year of our Lord one thousand eight hundred and seventy six Then personally appeared George H. Browne Trustee subscriber to the foregoing instrument and acknowledged the same to be his free and voluntary act and deed in his capacity as Trustee and individually and also then and there personally appeared before me James Tillinghast Daniel A. Peirce William H. Greene and David G. Hall subscribers to the foregoing instrument and severally acknowledged the same to be their free and voluntary act and deed

Before me. William G. Roelker
Notary Public

Providence sc In Providence in said County on this nineteenth day of April in

the year of our Lord one thousand eight hundred and seventy six Then personally appeared William Knight Treasurer of the Mechanics Savings Bank subscriber to the forgoing instrument and acknowledged the same to be his free and voluntary act and deed and the free and voluntary act and deed of the Mechanics Savings Bank

Before me. Daniel G. Wood
Notary Public

Recorded April 19th 1876
at 2.50 P.M. Witness G. A. Williamson
Recorder of Deeds.

This Indenture of Lease

Made and entered into by and between John Gray Lessor and Burrows & Kenyon firm composed of Caleb G. Burrows and James S. Kenyon mortgagees of the first part and William J. Arnold of the second part all of the City of Providence County of Providence and State of Rhode Island Witnesseth That said party of the first part in consideration of the rents to be paid as hereinafter mentioned by said party of the second party doth hereby demise and lease unto the party of the second part his heirs executors administrators and assigns for and during the residue and remainder of the term of a certain Lease made to the said Gray by William U. Arnold and others date Mar. 15th A.D. 1872 to wit from the day of the date hereof until the 31st day of March A.D. 1897 the right and privilege to use and occupy the space or passage way now open upon the Westerly side of the shop of said lessor on the Southerly side of Fountain Street standing on Lot No. 143 upon the plat of Mehitable Arnold's lands and the shop of said lessee standing on Lot No. 144 upon said plat being a space of ten feet in width from the front to the rear of said Lot No. 143 for the purpose of driving in and out with horses carriages and teams from the rear part of said Lessee's lot No. 144 and said lessee for himself his heirs executors administrators and assigns hereby agrees to pay unto said lessor his heirs executors administrators and assigns as rent for the privilege aforesaid the sum of one eighth (1/8) of the rent and taxes of said Lot No. 143 per year at the end of each year during the continuance of this lease.

In witness whereof we the parties aforesaid have hereunto set our hands and affixed our seals at the City of Providence this first day of April A.D. 1876. in duplicate.

Signed Sealed and Delivered
in the presence of
Stephen C. Arnold

John Gray (L.S.)
C. G. Burrows (L.S.)
James S. Kenyon (L.S.)
Wm. J. Arnold (L.S.)

Providence ss.

In the City of Providence this eighteenth day of April A.D. 1876 personally appeared the aforesaid John Gray Caleb G. Burrows James S. Kenyon and William J. Arnold & severally acknowledge the aforesaid instrument by them signed to be their free and voluntary act and deed.

Before me
Stephen C. Arnold Notary Public

Recorded April 20, 1876
at 11,25 a.m. Witness G. A. Williamson
Recorder of Deeds.

State of New York County of Albany ss

We hereby certify That a certain indenture of mortgage bearing date the twelfth day of December one thousand eight hundred and seventy four made and executed by John Feeney & Elizabeth Feeney his wife and recorded in the office of County of in Book No. 72 of mortgages page 7 on the sixteenth day of December in the year one thousand eight hundred and seventy four at o'clock minutes M is with the bond accompanying it fully paid and satisfied And I do hereby consent that the same be discharged of record dated the nineteenth day of April 1876

In presence of

Elizabeth K. Storrs (24)
Maria Storrs (24)

State of New York County of Albany ss

On the 19th day of April in the year one thousand eight hundred and seventy six before me came Elizabeth K. Storrs to me known to be one of the individuals described in and who executed the above certificate and acknowledged that she executed the same

Leonard Kip
Commissioner of Deeds

State of Rhode Island County of Providence

On the 20th day of April A.D. 1876 to me came Maria Storrs to me known to be one of the individuals described in and who executed the above certificate and acknowledged that she executed the same

Thomas Burgess
Notary Public

Recorded April 20th 1876
at 1.15 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Barbara Hallon of Providence R.I. mortgagee of a certain lot of land situated on the easterly side of Hallon Street in said Providence and laid out and designated as lot No 34 on a plat of land owned by Wm A. Taft Providence R.I. surveyed and drawn by Edwin A Chase Jan'y 1874 and recorded in Plat Book No 11 at page 22 in the office of the Recorder of Deeds in said Providence For and in consideration of the sum of One dollar to me paid by Hanson O. Peck of Johnston R.I. the receipt said sum is hereby acknowledged do hereby release remise and forever quit-claim unto him said Hanson O. Peck his heirs and assigns all my right title interest claim and demand in and to the above described premises either as mortgagee or otherwise

As witness my hand and seal March 21st 1876

In presence of
Wm F. Macomber

Barbara Hallon (L.S.)

State of Rhode Island &c In the City of Providence this 21st day of March 1876 Barbara Hallon acknowledged the above instrument by her signed to be her free and voluntary act and deed

Before me Wm F. Macomber
Justice of the Peace

Recorded April 21st 1876
at 1.02 P.M.

E E Witness

J.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Barbara Hallon of Providence R.I. mortgagee of a certain lot of land situated on the westerly side of Hallon Street in said Providence and laid out and designated as lot No 41 on a plat of land owned by William A Taft Providence R.I. surveyed and drawn by Edwin A Chase January 1874 and recorded in Plat Book No 11 at page 22 in the office of the Recorder of Deeds in said Providence For and in consideration of the sum of One dollar to me paid by Hanson O. Peck of Johnston R.I. the receipt of which said sum is hereby acknowledged do hereby release remise and forever quit-claim unto the said Hanson O. Peck his heirs and assigns all my right title interest claim and demand in and to the above described premises either as mortgagee or otherwise

As witness my hand and seal this 21st day of March A.D. 1876

In presence of Wm F. Macomber

Barbara Hallon (L.S.)

State of Rhode Island &c. In City of Providence this 21st day of March A.D. 1876 Barbara Hallon acknowledged the above instrument by her signed to be her free and voluntary act and deed

Before me Wm F. Macomber Justice of the Peace

Recorded April 21st 1876
at 1.02 P.M.

E E Witness

J.A. Williamson
Recorder of Deeds.

This Indenture made this twenty first day of April in the year A.D. 1876 between Ansel W. Pope and Thomas K. Pope Copartners under name of A.W. Pope & Son of Providence in the State of Rhode Island of the first part and Henry Whitman of Cranston in said State of the second part Witnesseth Whereas the said A.W. Pope & Son are justly indebted in sundry large sums of money and are unable to pay and discharge the same with punctuality and in full and are desirous of making a fair and equitable distribution of their property and effects among their creditors

Now therefore this indenture witnesseth that the said parties of the first part in consideration of the premises and of the sum of One dollar to them in hand paid by the party of the second part the receipt whereof is hereby acknowledged have granted bargained sold assigned transferred and set over and by these presents do grant bargain and sell assign transfer and set over unto the said party of the second part his heirs and assigns forever all and singular their lands tenements and real estate and all their goods chattels effects and things in action of every name nature and description of which they are now lawfully possessed both individually and as copartners as aforesaid and to which they may be entitled saving and excepting only such articles and effects as are exempt by law from seizure and sale under execution (except debts secured by bills of exchange or negotiable promissory notes)

To have and to hold the same unto the said party of the second part his heirs and legal representatives

In trust however and upon the following uses and trusts that is to say The said party of the second part shall take immediate possession of all property and effects hereby assigned and as fast as he conveniently can he shall sell and dispose of the same and convert the same into money either at public or private sale in his discretion and with the proceeds thereof shall first pay and discharge all the reasonable costs charges and expenses of and incident to the preparation of these presents and the execution of the trusts hereby created including a reasonable compensation to the said party of the second part and his successors for the time being under this instrument for services and counsel fees in and about the execution of said trusts and all rents taxes assessments and other charges and expenses that may be or become necessary to keep and protect from sacrifice the assigned property and with the residue the said party of the second part shall first pay and discharge in full the several and respective debts bonds notes and sums of money due and to grow due from the parties of the first part to such creditors of the parties of the first part as shall within six months from date hereof release and forever quit-claim unto the said parties of the first part all and all manner of actions and causes of action debts dues claims and demands both at law and in equity which they the said creditors their several heirs and legal representatives or either or any of them now have or can or ought to have against the said parties of the first part for or by reason of any matter or thing covenant or agreement whatsoever to the day of date hereof and if the assigned effects are insufficient to pay all such sums in full then to pay the same pro rata as far as said assigned effects and their proceeds will go All such payments however to be made in the order and manner hereinafter mentioned in section third of this instrument

Second By and with the residue and remainder of the said net proceeds

and avails if any there shall be the said party of the second part shall pay and discharge all the other debts dues and liabilities of the said parties of the first part provided such remainder shall be sufficient for that purpose and if insufficient then to apply the same pro rata so far as the same will go in order and manner hereinafter mentioned in section third

Third said party of the second part shall first apply the fund arising from proceeds of copartnership property in his hands for payment of creditors to payment of copartnership debts and with and out of the residue and remainder of the net proceeds if any shall remain after payment of all copartnership debts the party of the second part shall pay and discharge all the private and individual debts of the parties of the first part or either of them whether due or to grow due provided the respective amounts of the individual debts of each of said parties does not exceed his portion of the surplus that may remain after paying all the said copartnership debts and if it should then his interest in said surplus is to be divided pro rata among his individual creditors in proportion to their respective demands and no part of the surplus which will or may belong to each of said individual parties of the first part respectively after payment of copartnership debts is to be made liable for the individual debts of the other of them and the individual property of each is to be applied toward payment of their individual debts respectively

Lastly The said party of the second part shall return the surplus of the said net proceeds and avails if any there shall be to the parties of the first part their executors administrators or assigns And for the better execution of these presents and of the trusts hereby reposed the said parties of the first part hereby make constitute and appoint the party of the second part their true and lawful attorney irrevocable with full power and authority to do and transact all matters and things necessary in the premises as fully and completely as the said parties of the first part or either or both of them might or could do were these presents not executed and attorneys one or more under him to make constitute and appoint with full power of substitution and revocation hereby ratifying and confirming all matters and things whatsoever that said attorney shall lawfully do or cause to be done in the premises

And the said party of the second part hereby accepts this assignment and the trusts thereby reposed and covenants with the parties of the first part to execute the same according to the best of his knowledge and ability In testimony of all which the parties hereunto set their hands and seals the day and year above written

Witness Henry B. Whitman

Ansel B. Pope (24)
Thomas H. Pope (24)
Henry Whitman (24)

State of Rhode Island

Providence ss In Providence this twenty first day of April A.D. 1876 Then Ansel B. Pope and Thomas H. Pope personally appeared and severally acknowledged the foregoing instrument by them signed to be their free and voluntary act and deed both individually and as copartners as aforesaid Before me Henry B. Whitman Notary Public

Recorded April 21st 1876 at 2.55 P.M. E. Witness G. A. Williamson Recorder of Deeds.

Know all men by these Presents

That for and in consideration of ten dollars received of Eliza F. Dorr of the City and County of Providence and State of Rhode Island I George L. Claflin of said City County and State hereby bargain sell assign set over and deliver unto the said Eliza F. Dorr all the within described property and all my right title and interest therein To have and to hold the same to her the said Eliza F. Dorr her heirs executors administrators and assigns forever

In testimony whereof I have hereunto set my hand and seal at said Providence this 21st day of April A.D. 1876

Geo. L. Claflin (20)

In presence of
B. B. Hammond

Recorded April 22. 1876 at 10.5 a.m. Witness G. A. Williamson Recorder of Deeds.

Held the deed on Book 203 page 235

Know all men by these Presents

That I George L. Mason of the City and County of Providence State of Rhode Island in consideration of three thousand dollars paid by Horatio W. Potter of Warwick County of Kent in said State the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Horatio W. Potter the following goods and chattels namely One pair of rolls one drop press one screw press one polishing lathe & six heads one drilling lathe two counter shafts three driving pulleys all the belting two bench vises one anvil one pair L. shears one pair rolling shears one grind stone one nutting machine one setting cutter one cast dust box with steam pipe coil one sink two tubs with pipes &c four forge hammers six forge tongs three ingot moulds one stone anvil block six wash basins ten acid bottles one eight day clock three hundred & twenty three (323) dies & cutters belonging to them one hundred & five (105) cutters two sets tools forty eight set sweedging tools two stoves & pipes one die rack one cutter cupboard two stock cupboards twenty nine pans & drawers thirty five gas brackets all the gas pipe in the shops & office twenty five chairs & stools sixty five arbors and all the shop tools all the bench tools consisting of twenty five pairs of shears twenty five blow pipes fifty pairs plyers fifty pairs tweezers twenty five pairs cutting plyers twenty five hones forty two tin pans one pair scales & weights one hand saw one vitriol pan two stone jars one tool box & cutter all the fixtures consisting in part of partitions shelving &c one melting ring one large tin oil can one safe sixty green stock boxes all the packing boxes all tissue paper & twine one black walnut desk one black walnut top counter one lounge two office chairs two office stools two card racks one chandelier with shades one mirror all the finished

goods all stones mounted or unmounted all the stock of every description on hand raw or in process of manufacture & all stock manufactured meaning & intending to include herein all the property at No 30 Page St. in said City of Providence of which the grantor is the owner whether hereinbefore specially enumerated and set forth or not.

To have and to hold all and singular the said goods and chattels to the said Horatio W. Potter and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the said grantee that I am the lawful owner of the said goods and chattels that they are free from all incumbrance that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said George L. Mason hereunto set my hand and seal this twenty fourth day of April in the year one thousand eight hundred & seventy six

Signed sealed and delivered
in presence of
O. E. Fitzgerald

Geo. L. Mason (Ls)

Recorded April 24. 1876 at 11 A.M. } Witness G. A. Williamson
Recorder of Deeds.

Providence Jc Supreme Court March Term A.D. 1876

In Re Elizabeth B. Dyers Will
Petition of Benjamin B. Dyer & others for appointment of new trustee in place of James J. Smith deceased } In Equity

The above named petition of Benjamin B. Dyer & others came on to be heard on this twenty first day of April A.D. 1876 and thereupon upon a full consideration thereof it is ordered adjudged and decreed that Elisha S. Aldrich named in said petition be appointed trustee under the trusts of the last Will and testament of Elizabeth B. Dyer in said petition mentioned in the place and stead of James J. Smith Trustee deceased

Entered as the Decree of Court 22d day M. T. 1876 (April 21st 1876)

By order Charles Blake Clerk

State of Rhode Island and Providence Plantations

Providence Jc Clerks Office Supreme Court Providence April 21st 1876

I Charles Blake Clerk of the Supreme Court of said State within and for the County of Providence do hereby certify that the foregoing is a true copy of the original final decree of said Court entered by order thereof on the 22d day of the March term A.D. 1876 to wit April 21st A.D. 1876 in the matter of the petition of Benjamin B. Dyer and others for the appointment of a new trustee in place of James J. Smith deceased as appears by the files and records in said Clerks office now remaining

In testimony whereof I hereto subscribe my name and affix the seal of said Court this 21st day of April A.D. 1876

(Ls) Charles Blake Clerk

Recorded April 24. 1876 at 11.10 a.m. } Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Barbara Hallon of Providence R. I. mortgagee of a certain lot of land situated on the westerly side of Hallon Street in said Providence and laid out and designated as lot No 43 on a plat of land owned by William A. Taft Providence R. I. surveyed and drawn by Edwin A. Chase January 1874 and recorded in plat book No 11 at page 22 in the Office of the Recorder of Deeds in said Providence for and in consideration of the sum of one dollar to me paid by Ransom O. Peck of Johnston R. I. the receipt of which said sum is hereby acknowledged do hereby release remise and forever quitclaim unto the said Ransom O. Peck his heirs and assigns all my right title interest claim and demand in and to the above described premises either as mortgagee or otherwise

As witness my hand and seal this 21st day of March A.D. 1876

In presence of
Wm F. Macomber

Barbara Hallon (Ls)

State of Rhode Island &c In City of Providence this 21st day of March A.D. 1876 Barbara Hallon acknowledged the above instrument by her signed to be her free and voluntary act and deed Before me

Wm F. Macomber Justice of the Peace

Recorded April 24. 1876 at 12 M. } Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That we Bambridge A Whitcomb Henry J. Fiske Geo. S. Fiske Nathaniel J Spink Robert Fessenden Frank C Balcom all of Providence R. I. copartners as B. A. Whitcomb & Co. in consideration of Two thousand dollars to us paid by Casper Cohen and Louis Cohen of Providence R. I. copartners as Cohen Brothers the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Cohen Brothers the following goods and chattels namely All of the mens and

boys clothing hats caps and gents furnishing goods now contained in store number three (3) and ninety six (96) North Main St Providence

To have and to hold all and singular the said goods and chattels to the said Cohen Brothers and their executors administrators and assigns to their own use and behoof forever And we hereby covenant with the grantees that we are the lawful owners of the said goods and chattels that they are free from all incumbrances that we have good right to sell the same as aforesaid and that we will warrant and defend the same against the lawful claims and demands of all persons

In witness where of we the said B. A. Whitcomb & Co. have hereunto set our hands and seals this twenty first day of April in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Wm. B. Bromwell

B. A. Whitcomb & Co. (Seal)

Recorded April 24. 1876 at 3.40 P.M. Witness G. M. Williamson Recorder of Deeds.

Know all men by these Presents

That I William M. Price of the City and County of Providence State of Rhode Island in consideration of one thousand dollars to me paid by Edward R. Price of Attleboro in the Commonwealth of Massachusetts the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Edward R. Price the following goods and chattels namely All the furniture fixtures and stock in trade including goods manufactured and unmanufactured stock now in store N° 120 North Main Street in the City of Providence including all personal property now in said store belonging to me To have and to hold all and singular the said goods and chattels to the said Edward R. Price and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all incumbrances except a certain mortgage given to this grantee that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said William M. Price have hereunto set my hand and seal this twenty first day of April in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Chas F. Baldwin

William M. Price (Seal)

Recorded April 24. 1876 at 4.20 P.M. Witness G. M. Williamson Recorder of Deeds.

This Indenture

Made and executed this twenty sixth day of February A.D. 1870 by and between Eliza G. Barnes of Smithfield County of Providence and State of Rhode Island of the first part and Curtis B. Fales of the City of Providence in County and State aforesaid of the second part Witnesseth That said Eliza G. Barnes for and in consideration of the rents and covenants herein reserved and contained on the part of said Curtis B. Fales to be paid and performed doth hereby demise lease and to farm let unto said Fales his executors administrators and assigns One certain lot of land on the southerly side of Worcester Street (so called) in said City being lot number nineteen (19) on the plat of the James Aborn Estate made by Cushing & Walling in July 1847 and recorded in the Clerks Office of said City to which plat reference is hereby made

To have and to hold the same with the privileges and appurtenances thereto belonging to him the said Curtis B. Fales his executors administrators and assigns for the term of ten years from and including the first day of June 1870 yielding and paying therefor the annual rent of three hundred dollars for the first period of five years of said term in equal and successive quarter yearly instalments the first instalment to become due and payable on the first day of September 1870 and also paying quarter yearly for the second period of five years of said term such an annual rent as shall be agreed upon by the parties hereto or as shall be fixed as hereinafter provided Provided however that if said rent or any part thereof shall be unpaid for thirty days after the same shall be due and payable or breach shall be made of any of the covenants of the said Curtis B. Fales his executors administrators or assigns hereinafter contained it shall be lawful for the said Eliza G. Barnes her heirs or assigns to re enter upon and take possession of said premises and terminate this lease without prejudice to her or their other rights and remedies hereunder That he the said Curtis B. Fales for himself his executors administrators and assigns do hereby covenant with the said Eliza G. Barnes her heirs and assigns that he will pay the rent above reserved at the times and in the sums above specified that he will not set over assign underlease or underlet the said premises or in any other way part with the possession or occupation of the same or of any part thereof without the special license of said Eliza G. Barnes her heirs or assigns in writing first had and obtained That he will not erect or cause to be erected any barn or sell or permit to be sold any spirituous or intoxicating liquors upon said premises That the building put or erected thereon as also the buildings now standing on said lot together with all improvements by the said Curtis B. Fales his executors administrators or assigns made shall be holden for the payment of the rents aforesaid with interest on such as shall be in arrear That he said Curtis B. Fales will permit the said Eliza G. Barnes her heirs or assigns at all reasonable times to enter said premises to view the condition thereof and will at the determination hereof from any cause surrender the same in as good condition as the same now are or may hereafter be put ordinary wear and tear and damage by fire or other casualty not their fault only excepted

And said parties do hereby for themselves and their legal representatives

covenant and agree each with the other that in case they cannot agree upon the amount of the annual rent for said second period of five years of said term such rent shall be fixed and determined by three judicious and disinterested persons one to be chosen by each party and the third by the two so chosen and their decision or the decision of either two of them (agreeing) shall be binding and conclusive upon the parties hereto

And the said Eliza G. Barnes for herself her heirs and assigns doth covenant with said Curtis B. Fales his executors administrators and assigns that he and they truly performing all his covenants aforesaid shall quietly occupy and enjoy said premises during said term without lawful let or hindrance from any person

In witness whereof said parties have hereunto and to a duplicate hereof set their hands and seals the day and year first before written

Signed sealed and delivered in presence of — Eliza G. Barnes (as)

Frank J. Barnes Harry W. Pepper — Curtis B. Fales (as)

State of Rhode Island &c County of Providence ſc In Cowesett in said County on the 26th day of February A.D. 1870 Then personally appeared Eliza G. Barnes subscriber to the foregoing instrument and acknowledged the same to be her free and voluntary act and deed before me

Charles Staples Public Notary

State of Rhode Island &c

County of Providence ſc In Providence in said County on this 26th day of February A.D. 1870 Then personally appeared Curtis B. Fales subscriber to the foregoing instrument and acknowledged the same to be his free and voluntary act and deed

Before me Charles Staples

Justice of the Peace

We George L. Barnes and Harriet M. Barnes do hereby agree that the the assignee of this lease Henry A. and Bradford F. Billings may erect a brick barn on the within demised premises without prejudice to their rights under the within lease Providence April 22nd 1876

Attest E. C. Morry — George L. Barnes

Harriet M. Barnes

Know all men That I Curtis B. Fales of the City and County of Providence and State of Rhode Island the lessee within named in consideration of the sum of one dollar to me paid by Henry A. Billings and Bradford F. Billings both of said Providence the receipt whereof is hereby acknowledged do hereby grant assign transfer and set over to the said Henry A. Billings and Bradford F. Billings their executors administrators and assigns the within described premises for and during the remainder of the term therein mentioned To have and to hold the same with the privileges and appurtenances thereof to said Henry A. Billings and Bradford F. Billings their executors administrators and assigns in as ample a manner as the same is conveyed to me or as I might hold and enjoy the same by the within lease they said Henry

A. and Bradford F. Billings their executors administrators and assigns paying and performing the rents and covenants therein provided to be paid and performed

And I do covenant with the said Curtis B. Fales his executors administrators and assigns that I have good right to assign said premises for and during the residue of the term aforesaid and that they the said Henry A. & Bradford F. Billings their executors administrators and assigns may at all times during the residue of said term hold and enjoy the same without any legal let or hindrance of me my executors and administrators or of any person claiming by through or under me or them

In witness whereof I have hereunto set said Providence this 24th day of April A.D. one thousand eight hundred and seventy six (1876) set my hand and seal

Signed & sealed in presence of — Elisha C. Morry — Curtis B. Fales (as)

Providence ſc In the City of Providence this 24th day of April A.D. 1876 personally came before me Curtis B. Fales and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Elisha C. Morry Justice of the Peace

Recorded April 25. 1876 at 10. a.m. — Witness G. W. Williamson

Recorder of Deeds.

Know all men by these Presents

That we George L. Barnes and Harriet M. Barnes both of the City and County of Providence and State of Rhode Island have let and demised and by these presents do let and demise unto Henry A. Billings and Bradford F. Billings both of said Providence their executors administrators and assigns A certain lot of land situate at the corner of Union and Worcester Streets in the City of Providence aforesaid bounding northerly on Worcester Street on which it measures one hundred and forty five (145) feet more or less southerly on lots Nos thirteen (13) fourteen (14) and fifteen (15) as delineated and numbered on a Plat of the westerly part of the James Aborn Estate laid out and platted July 10th 1867 by Cushing and Walling (which plat is on record in the Office of the Recorder of Deeds in said Providence in book of plats No 3 at page 68) upon all of which it measures one hundred forty five (145) feet more or less easterly by other land of the lessors on which it measures one hundred & ten (110) feet more or less and westerly on said Union Street on which it measures one hundred & ten (110) feet more or less

Said lot of land hereby leased includes the entire area of lots laid out and designated as lots Nos. sixteen (16) seventeen (17) eighteen (18) and nineteen (19) on said plat

To have and to hold the said premises with all the rights privileges and appurtenances thereof to them the said Henry A. Billings and Bradford F. Billings

their executors administrators and assigns for the term of twenty (20) years from and after the first day of April A.D. 1880 on condition of the payment of a rent therefor as follows viz at the rate of twenty two hundred dollars per annum for and during the first five (5) years of said term and at such rates per annum for and during the several succeeding periods of five (5) years each during said term as at or prior to the commencement of said periods shall be agreed upon by the parties hereto. Provided that if the parties hereto cannot agree upon the amount of the annual rent for such period or for any of them such rent shall be fixed and determined by three (3) judicious and disinterested men one to be chosen by the lessors one by the lessee and the third by the two (2) so chosen and their decision or the decision of any two (2) of them agreeing shall be binding and conclusive upon the parties hereto that the annual rent hereinbefore named and the annual rents to be fixed and determined as hereinbefore provided shall be paid in equal successive quarter yearly installments on the last day of each quarter year during said term that the buildings and improvements that may be thereon or that may be put or built thereon by the lessee their executors administrators or assigns at any time during said term shall be holden for the payment of the rents aforesaid and interest at the rate of seven (7) per cent on such as shall be in arrear and that for rent in arrear for more than thirty (30) days or for other breach of the conditions hereof the lessors their heirs or assigns (as choosing) may enter upon and take possession of said premises and terminate this lease without prejudice to their other rights and remedies hereunder

And we Henry A. Billings and Bradford F. Billings for ourselves our heirs executors administrators and assigns do covenant with the grantors their heirs and assigns to accept the demise and observe and perform the conditions aforesaid and on the entry of the grantors their heirs or assigns for condition broken or on the expiration of the full term aforesaid which-ever shall first happen to surrender peaceable possession of the premises in as good order and condition as when received common wear excepted

In witness whereof we have hereunto at said Providence this twenty second day of April A.D. one thousand eight hundred and seventy six (1876) set our hands and seals

Signed sealed and delivered
in presence of
Elisha C. Morry

George L. Barnes (LS)
Harriet M. Barnes (LS)
Henry A. Billings (LS)
Bradford F. Billings (LS)

Providence ſc

In the City of Providence this 22d day of April A.D. 1876 personally came before me George L. Barnes and Harriet M. Barnes and severally acknowledged the foregoing instrument by them signed to be their free and voluntary act and deed

Elisha C. Morry Justice of the Peace

Recorded April 25. 1876
at 10. A.m.
Witness G. W. Williamson

Recorder of Deeds.

We George L. Barnes Frank J. Barnes and Harriet M. Barnes all of Smithfield in the County of Providence and State of Rhode Island have let and demised and do hereby let and demise unto Curtis B. Hale of the City of Providence in said County and State his heirs and assigns

A certain lot of land on the southerly side of Worcester Street (so called) in said City being lot numbered eighteen (18) on a plat of the James Steere estate made by Cushing and Walling in July 1847 and recorded in the City Recorder's Office in said City to which plat reference is had for a particular description of said lot

To have and to hold the said premises with the privileges and appurtenances thereof to him the said Curtis B. Hale his heirs and assigns for the term of ten (10) years next after the first day of April A.D. 1876 on condition of the payment of rent therefor at the rate of three hundred dollars ($300.) for each year during the first period of five (5) years of said term in equal and successive quarter-yearly installments the first whereof to be due and payable on the first day of July A.D. 1876 and also paying quarter-yearly for the second period of five (5) years of said term such an annual rent as shall be agreed on by the parties hereto but in case the parties hereto cannot agree upon the amount of the annual rent for said second period of five (5) years of said term such rent shall be fixed and determined by three (3) judicious and disinterested men one to be chosen by the lessor one by the lessee and the third by the two so chosen and their decision or the decision of either two of them agreeing shall be binding and conclusive upon the parties hereto that no barn shall be erected on said premises nor any spirituous liquors of any kind be sold thereon that the buildings and improvements put or made thereon by the lessee his heirs or assigns shall be holden for the payment of the rents aforesaid with interest on such as shall be in arrear and that for rent in arrear for more than thirty (30) days or for other breach of the conditions hereof the lessors their heirs or assigns (as choosing) may enter upon and take possession of said premises and terminate this lease without prejudice to other rights and remedies hereunder

And I the said Curtis B. Hale for myself my heirs executors administrators and assigns do covenant with the grantors their heirs executors administrators and assigns to accept the demise and observe and perform the conditions aforesaid and on the entry of the grantors their representatives or substitutes aforesaid for just cause of condition broken or on the expiration of the full term aforesaid whichsoever shall first happen to surrender peaceable possession of the premises in good order and condition common wear excepted

Before the signing hereof the word June having been crossed the word April inserted

Signed sealed and delivered in duplicate on the day of A.D. 1876

In presence of. John Connolly
Thomas Connors Eliza J. Barnes

George L. Barnes (LS)
Frank J. Barnes (LS)
Harriet M. Barnes (LS)

State of Rhode Island &c County of Providence ſc

In Lincoln in said County on this 8th day of July 1876 then personally appeared George L. Barnes Frank J. Barnes and Harriet M. Barnes subscribers to the foregoing instrument and severally acknowledged the same to be their free and voluntary act and deed

Before me Charles Staples
justice of the Peace

We George L. Barnes and Harriet M. Barnes do hereby agree that the assigns of the lease Henry A and Bradford F. Billings may erect a brick barn on the within demised premises without prejudice to their rights under the within lease Providence April 24th 1876

Witness George L. Barnes
Harriet M. Barnes

Know all men That I Curtis B. Tales of the City and County of Providence and State of Rhode Island the lessee within named in consideration of the sum of One dollar to me paid by Henry A. Billings and Bradford F. Billings both of said Providence the receipt whereof is hereby acknowledged do hereby grant assign transfer and set over to the said Henry A. Billings and Bradford F. Billings their executors administrators and assigns the within described premises for and during the remainder of the term therein mentioned

To have and to hold the same with the privileges and appurtenances thereof to said Henry A. Billings and Bradford F. Billings their executors administrators and assigns in as ample a manner as the same is conveyed to me or as I might hold and enjoy the same by the within lease they said Henry A. and Bradford F. Billings their executors administrators and assigns paying the rents and performing the covenants therein provided to be paid and performed And I do covenant with the said Curtis B. Tales his executors administrators and assigns that I have good right to assign said premises for and during the residue of the term aforesaid and that they the said Henry A. and Bradford F. Billings their executors administrators and assigns may at all times during the residue of said term hold and enjoy the same without any legal let or hindrance of me my executors and administrators or of any persons claiming by through or under me or them

In witness whereof I have hereunto at said Providence this 24th day of April A.D. one thousand eight hundred seventy six set my hand and seal

in presence of Curtis B. Tales (L.S.)
Elisha C. Mowry

Providence ss In the City of Providence this 24th day of April A.D. 1876

personally came before me Curtis B. Tales and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Elisha C. Mowry Justice of the Peace

Recorded April 25th 1876 at 10 A.M. E E Witness G. A. Williamson Recorder of Deeds.

We George L. Barnes and Harriet M. Barnes both of the City and County of Providence and State of Rhode Island do hereby covenant and agree to and with Henry A Billings and Bradford F. Billings both of said Providence that in case Frank N. Steams or his executors administrators or assigns should forfeit his lease of lots laid out and designated as lots Nos fifteen (15) sixteen (16) and seventeen (17) on a plat of the westerly part of the James Olney Estate laid out and platted July 10th 1847 by Cushing Walling and situate on the easterly side of Chemin St. in said Providence which lease

was made by Eliza G. Barnes to Nathaniel and Frank N. Steams and bears date May 17th 1870 then said Henry A. Billings and Bradford F. Billings their executors administrators and assigns lessees of said Steams may continue to hold so much of the land described in said lease as is now occupied by them as such lessees of said Steams till April 1st 1880 they said Henry A Billings and Bradford F. Billings paying to William G. B. Mowry Trustee for said Eliza G. Barnes or to his successors or successor as such Trustee until the decease of said Eliza G. Barnes prior to said April 1st 1880 and after her decease prior to said April 1st 1880 to us said George L. and Harriet M. Barnes rent therefor at the same rate per annum as reserved to said Steams from said Henry A and Bradford F. Billings in their lease

In testimony whereof we have hereunto set our hands and seals this 22nd day of April A.D. 1876

Signed sealed and delivered in presence of. } George L. Barnes (L.S.)
Elisha C. Mowry

Harriet M. Barnes (L.S.)

Recorded April 25th 1876 at 10 A.M. E E Witness G. A. Williamson Recorder of Deeds.

Know all men by these Presents

That I William R. Angell of the City and County of Providence and State of Rhode Island in consideration of the sum of one dollar to me paid by Elisha C. Mowry of said Providence the receipt whereof is hereby acknowledged and for and in furtherance of the same uses purposes and trusts mentioned in a certain deed of trust from me the said William R. Angell to the said Elisha C. Mowry bearing date September 22nd 1875 and recorded in the Office of the Recorder of Deeds in said Providence in deed book No 258 at page 439 reference whereunto is here made for a more particular statement of said uses purposes and trusts have remised released and forever quitclaimed and by these presents do remise release and forever quitclaim unto him the said Elisha C. Mowry his heirs and assigns forever all my right title and interest in and to the estate real personal and mixed and wheresoever situate of my brother the late Daniel B. Angell of North Providence deceased

To have and to hold the same with all the rights privileges and appurtenances thereof to him the said Elisha C. Mowry his heirs and assigns forever in special trust nevertheless for the uses purposes and trusts and with all the powers and duties specified in said deed of trust

And I Ida B. Angell wife of said William R. for the consideration aforesaid do hereby release and forever quitclaim unto him the said Elisha C. Mowry his heirs and assigns forever all my right of dower in and to the above described premises In witness whereof we have hereunto set our hands and seals at said Providence this twenty fourth day of April A.D. one thousand

eight hundred and seventy six (1876)

Signed sealed and delivered in presence of Isaac L. Goff — William R. Angell (L.S.) — Ida B. Angell (L.S.)

Providence ss. In the City of Providence this 24th day of April A.D. 1876 personally came before me William R. Angell and acknowledged the aforegoing instrument by him signed to be his free and voluntary act and deed

Isaac L. Goff Notary Public

Recorded April 25. 1876 at 10.15 a.m. Witness C.O. Williamson

Recorder of Deeds.

Know all men by these Presents

That I William G. R. Morry of the City and County of Providence and State of Rhode Island Trustee for Eliza G. Barnes and others under a certain deed of trust from said Eliza G. Barnes bearing date March 2nd A.D. 1871 and recorded in the Records of Land Evidence in said City of Providence in deed book No 193 at page 442 by virtue and in pursuance of the power and authority vested in me in and by said deed of trust and for and in consideration of the sum of one dollar to me paid by and of other good and valuable considerations to me moving from George L. Barnes and Harriet M. Barnes both of said Providence the receipt whereof I do hereby acknowledge have granted bargained sold conveyed and confirmed and by these presents do grant bargain sell convey and confirm unto them the said George L. Barnes and Harriet M. Barnes their heirs and assigns forever A certain lot of land situate on the easterly side of Union St. in said City of Providence and laid out and designated as lot No sixteen (16) on a Plat of the westerly part of the James Aborn Estate laid out and platted July 15th 1867 by Cushing and Walling which plat is on record in said records of land evidence in book of plats No 3 at page 68 Also a certain other lot of land situate at the corner of said Union Street and Worcester St. in said Providence being the south east corner of said Streets bounded southerly by said lot No sixteen (16) fronting sixty (60) feet on said Union Street and seventy five (75) feet on said Worcester St. and including the whole of lot laid out and designated as lot No seventeen (17) on said plat and also a certain other lot of land situate on the southerly side of said Worcester Street in said City of Providence and bounded northerly by said Worcester St. on which it measures thirty five (35) feet southerly on land of Simeon H. Manch and easterly and westerly on lands of said George L. and Harriet M. Barnes Said lot contains about three thousand eight hundred and fifty (3850) square feet and includes all of lot laid out and designated as lot No nineteen (19) on said plat Said lots are sold subject to leases as follows viz the

first two (2) lots to a lease held by Frank N. Stearns which expires April 1st 1883 and the third lot to a lease held by Curtis B. Gates which expires April 1st 1880 and the dimensions and measurements in the above descriptions are according to the "Old Providence Measure" (so called) To have and to hold said several lots of land with all the rights privileges and appurtenances thereof to them the said George L. Barnes and Harriet M. Barnes their heirs and assigns forever

In testimony whereof I have at said Providence this first day of April A.D. one thousand eight hundred and seventy six (1876) in my said capacity of Trustee set my hand and seal

Signed sealed and delivered in presence of Elisha C. Morry — Wm G. R. Morry Trustee (L.S.)

Providence ss. In the City of Providence this 22d day of April A.D. 1876 personally came before me William G. R. Morry and acknowledged the foregoing instrument by him signed as Trustee to be his free and voluntary act and deed in his said capacity of Trustee

Elisha C. Morry Justice of the Peace

I Eliza G. Barnes named in the above instrument and in the deed of trust therein mentioned hereby consent to the sale of the premises described in the above instrument in the manner and to the persons named therein

Providence April 1st 1876

Attest Henry A. Billings — Eliza G. Barnes

Recorded April 25. 1876 at 10.25 a.m. Witness C.O. Williamson

Recorder of Deeds.

Whereas Howard B. Ingraham of Providence Rhode Island on the second day of December 1875 executed to Joshua Wilbour Benjamin A. Jackson & Matthew Watson copartners at Providence as Wilbour Jackson & Co. a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of forty five hundred dollars bearing even date with said deed of mortgage and made by said Howard B. Ingraham payable to said Wilbour Jackson & Co. or order on demand with interest at the rate of seven per cent per annum and in which said mortgage were certain powers of sale in case of default in the payment of said note reference to said deed of mortgage being had see book No 78 page 293 of the records of mortgages of real estate in said Providence and

Whereas default was made in the payment of said note (the same having been demanded of the said Howard B. Ingraham) and said default continued for more than ten days and Whereas said Wilbour Jackson & Co. advertised

said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the twenty first day of February 1876 Joseph A D Joslin of said Providence being the highest bidder for the said mortgaged premises became the purchaser thereof for the sum of thirty eight hundred dollars now

Now Therefore we the said Joshua Wilbour Benjamin A Jackson and Matthew Watson for and in consideration of said sum of thirty eight hundred dollars to us paid by the said Joseph A D Joslin the receipt of which said sum we hereby acknowledge hereby by virtue of the powers conferred upon us by said deed of mortgage grant bargain sell and convey to said Joseph A D Joslin his heirs and assigns forever Those two lots of land adjoining each other lying on the northwesterly corner of Westfield & Fuller Streets in said Providence and bounded southerly on said Westfield Street on which they together measure eighty feet and easterly on said Fuller Street ninety five feet being lots numbered one hundred and thirty nine (139) and one hundred and forty (140) as delineated on "Plat of an estate belonging to Daniel Field surveyed and platted Sept 26th 1845 by Atwater & Schubarth recorded in the office of the Recorder of Deeds in said Providence in plat book No 3 page 72 together with all the buildings and improvements thereon

To have and to hold the aforegranted premises with all the privileges and appurtenances thereunto belonging to said Joseph A D Joslin his heirs and assigns forever In testimony whereof we have hereunto set our hands and seals this first day of March eighteen hundred and seventy six

Signed sealed & delivered
in presence of
George H. Burnham

Joshua Wilbour (L.S.)

Benjamin A. Jackson (L.S.)

Matthew Watson (L.S.)

State of Rhode Island &c

In Providence the 25th day of April 1876 Joshua Wilbour Benjamin A Jackson & Matthew Watson severally acknowledged the aforegoing to be their free act & deed

Before me
George H. Burnham
Justice of the Peace

Recorded April 25. 1876
at 1.30 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Joseph A D Joslin of Providence Rhode Island for and in consideration of the sum of thirty eight hundred dollars to me paid by Benjamin A Jackson Trustee the receipt of which said sum I hereby acknowledge hereby release and forever quitclaim to said Benjamin A Jackson Trustee his heirs and assigns Those two lots of land in said Providence with all the buildings and improvements thereon land out and designated as lots numbered one hundred and thirty nine (139) and one hundred forty (140) as shown on the "Plat of an estate belonging to Daniel Field surveyed and platted Sept 26, 1845 by Atwater & Schubarth recorded in the office of the Recorder of Deeds in said Providence in plat book No 3 page 72.

said premises measure eighty feet on Westfield Street and ninety five feet on Fuller Street and are the same premises that Howard B Ingraham by mortgage conveyed to this grantor by deed dated March 1st 1876

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Benjamin A Jackson Trustee his heirs and assigns forever In testimony whereof I have hereunto set my hand and seal this twenty fourth day of April eighteen hundred and seventy six

Signed sealed & delivered
in presence of
George H. Burnham

Jos. A. D. Joslin (L.S.)

State of Rhode Island & In Providence the 25th day of April 1876 Joseph A D Joslin acknowledged the aforegoing to be his free act and deed

Before me
George H. Burnham
Justice of the Peace

Recorded April 25. 1876
at 1.35 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I John L Sprague of the City and County of Providence in the State of Rhode Island for and in consideration of the sum of one dollar to me paid by William A. Sprague of said Providence the receipt whereof is acknowledged and in further consideration of the trusts hereinafter created do hereby give grant assign set over transfer and convey unto him the said William A. Sprague his heirs executors administrators & assigns

All my property and estate of every kind nature and description and wheresoever the same may be situated except such as is exempt from attachment by law

To have and to hold the same to him the said William A. Sprague his heirs executors and administrators in trust to convert the same into cash as soon as practicable

either at public auction or private sale in his discretion and the proceeds thereof to apply as follow: First To the payment of all claims due and owing from me as assignee of Robert Burns to his the said Burns several creditors to the extent of the money collected by me less my charges for services Second To the payment of my employees not exceeding however fifty dollars to any one man Third To the payment of those of my creditors in full if sufficient if not ratably who shall within sixty days from the date hereof make and execute a full release and discharge under seal of all their respective claims & demands against me. Fourth To the payment of all my other creditors in full if sufficient if not ratably in proportion to their respective demands accounting to me or my legal representatives for all sums over and above the amount required for the execution of the foregoing trusts

In testimony whereof I have hereunto set my hand and seal this 25th day of April A.D. 1876

Signed sealed and delivered in presence of George Fuller

John L. Sprague (25)

State of Rhode Island &c Providence Ja In Providence this 25th day of April A.D. 1876 personally appeared John L. Sprague and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me

George Fuller Notary Public

And I William A. Sprague the assignee above named do hereby accept said assignment and in consideration of the premises do covenant and agree to execute the trusts therein contained Witness my hand and seal this 26th day of April A.D. 1876

Wm A Sprague (25)

Recorded April 26. 1876 at 9 a.m. Witness G. H. Williamson Recorder of Deeds.

Know all men by these Presents

That we Thomas H. Valpey Frederick H. Angell John T. Jackson and John S. Kellogg all of Providence in the State of Rhode Island copartners under the name of Valpey Angell & Company in consideration of one dollar to us paid by Royal P. Gladding of said Providence and in further consideration of the trusts hereinafter declared do bargain sell transfer and convey unto the said Royal P. Gladding his executors administrators and assigns All that stock of stationery and other merchandize belonging to us and now in the store number 3 Westminster Street in Providence or wherever else the same may be together with all our interest in the property of and debts due to the firm of Valpey Angell and Company and Mayfield and together also with

all other the personal property of and debts due the firm of Valpey Angell and Company

To have and to hold the same to the said Royal P. Gladding his executors administrators and assigns in trust nevertheless to sell get in and convert into money all said property and to pay out and distribute the same in equal proportions according to the amount of their respective demands to and among such of the creditors of our said firm of Valpey Angell and Company as shall within four months from the date hereof execute and deliver to said Royal P. Gladding a full discharge and release of all their respective claims and demands against our said firm of Valpey Angell and Company and to pay the residue of the proceeds of said property if any there shall be to us or such of us in such proportions as may appear to be entitled to the same upon a just settlement of the accounts of said firm

And I the said Royal P. Gladding hereby accept the foregoing conveyance and covenant with said Valpey Angell Jackson and Kellogg well and truly to execute the trusts thereof

In witness whereof we hereto set our hands and seals this 25th day of April A.D. 1876

Signed and sealed in presence of G. M. Carpenter Jr.

Thomas H. Valpey (25)
Fred. H. Angell (25)
John T. Jackson (25)
John S. Kellogg (25)
Royal P. Gladding (25)

Providence Ja

In Providence April 25th 1876 Thomas H. Valpey and John S. Kellogg and April 26th 1876 Frederick H. Angell and John T. Jackson personally appeared before me and acknowledged the foregoing instrument by them signed to be their free act and deed

G. M. Carpenter Jr.
Justice of the Peace

Recorded April 26. 1876 at 9.15 a.m. Witness G. H. Williamson Recorder of Deeds.

Know all men

That we the within named Andrew Comstock Amos C. Barstow William S. Slater and George H. Corliss in consideration of the sum of Twenty thousand dollars paid to us in full satisfaction of the within written deed of mortgage by the within named William A. Mowry and Charles B. Goff the receipt whereof is hereby acknowledged do hereby remise release and forever quitclaim unto said William A. Mowry and Charles B. Goff their heirs and assigns forever the lands tenements and hereditaments within mortgaged and all the right title and interest which we the said Andrew Comstock Amos C. Barstow William S. Slater and

George H. Corliss have in and to the same so that neither we the said Andrew Comstock Amos C. Barston William S. Slater and George H. Corliss nor our several and respective heirs executors or administrators shall or will by any means whatsoever have any right interest or claim in or to the said lands tenements and hereditaments but each and every of me therefrom is and shall be forever excluded or debarred by these presents

In witness whereof we have hereunto set our hands & seals this 24th day of April A.D. 1876

Signed sealed and delivered in presence of
witness to signature of Andrew Comstock
Saml F. Mason witness to signature of A C Barston
Geo. C. Barston witness to signature of Wm S Slater
Geo A Davis witness to signature of Geo H. Corliss
Ed W. Raymsford

Andrew Comstock (L.S.)
A. C. Barston (L.S.)
Wm S. Slater (L.S.)
Geo. H. Corliss (L.S.)

Recorded April 26. 1876 at 12 30 P.m. Witness G. H. Williamson
Recorder of Deeds.

Note For mortgage released above see book 74 of mortgages page 459

Know all men by these Presents

That I Barbara Hallon of Providence R. I mortgagee of a certain lot of land situated on the easterly side of Hallon Street in said Providence and laid out and designated as lot No 33 on a plat of land owned by Wm A. Taft Providence R. I. surveyed and drawn by Edwin A. Chase Jany 1874 and recorded in plat book No 11 page 22 in the Office of the Recorder of Deeds in said Providence for and in consideration of the sum of one dollar to me paid by Ransom O Peck of Johnston R. I. the receipt of which said sum is hereby acknowledged do hereby release remise and forever quitclaim unto him said Ransom O. Peck his heirs and assigns all my right title interest claim and demand in and to the above described premises either as mortgagee or otherwise As witness my hand and seal March 21st 1876

In presence of
Wm E. Macomber

Barbara Hallon (L.S.)

State of Rhode Island &c In the City of Providence this 21st day of March A.D. 1876 Barbara Hallon acknowledged the above instrument by her signed to be her free and voluntary act and deed Before me

Wm E. Macomber
Justice of the Peace

Recorded April 26. 1876 at 2.20 P.m. Witness G. H. Williamson
Recorder of Deeds.

To all People to whom these Presents shall come

The Mechanics Savings Bank Sends Greeting Whereas Samuel D Walden and Mary A Walden his wife in her right of Providence R. I on the 8th day of May 1871 executed a deed of mortgage of certain real estate hereinafter described to the Mechanics Savings Bank a corporation legally incorporated and established and transacting business in the City of Providence in the State of Rhode Island for the purpose of securing the payment of a negotiable promissory note for the sum of Two thousand dollars bearing even date with said deed of mortgage and made by said Samuel D Walden and Mary A Walden payable to said Mechanics Savings Bank or order in six months from date with interest at rate of seven per cent per annum in advance and in which said mortgage were certain powers of sale in case of default in the payment of said note as will fully appear by reference to the record of said mortgage in Book No 50 page 163 of the record of mortgages of real estate in said Providence And whereas default was made in the payment of said note And whereas said Mechanics Savings Bank advertised the premises hereinafter described for sale in the Providence Daily Journal one of the public newspapers printed in said Providence for three successive weeks prior to the day of sale in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the 20th day of April 1876 Eli Aylsworth of Providence R I being the highest bidder for the hereinafter described premises became the purchaser thereof for the sum of ($2300) Twenty three hundred dollars

Now therefore the said Mechanics Savings Bank in consideration of said sum of Twenty three hundred dollars to it paid by said Eli Aylsworth the receipt of which said sum is hereby acknowledged hereby by virtue of the power conferred upon it by said deed of mortgage grant bargain sell and convey to said Eli Aylsworth his heirs and assigns forever

Two lots of land with the buildings and improvements thereon situate in the City of Providence formerly Cranston and are laid out and described as lots Nos 213 and 214 on a plat of house lots in said City formerly belonging to George W. Crocker numbered (4) four surveyed and platted May 29. 1849 by Cushing and Walling and on record in Book of Plats No 7 page 13 of the records of said Cranston and in Providence in Plat Book 9 page 10 Meaning hereby to convey the same premises conveyed to the said Mary A Walden by William M. Bowen by deed dated 13th September 1869 recorded in Book No 185 page 564 of the records of said Providence

Also four other lots of land with the buildings and improvements thereon situate in that part of said City of Providence lately set off from the Town of Cranston R.I. and are laid out and designated as lots Nos 26 27 28 and 29 on a plat of Joseph B. Johnson lots on the Mawney Farm by Cushing and Walling July 6. 1848 and which plat is on record in Book of Plats No 1 in the Town Clerks Office in said Town of Cranston Meaning hereby to convey the same premises conveyed to the said Mary A. Walden by deed from Harriet M Atherton (widow) dated 5th May 1871 and recorded in Book 195 page 34 Providence R.I.

To have and to hold the aforegranted premises with the appurtenances thereof to said Eli Aylsworth his heirs and assigns forever

In witness whereof the said Mechanics Savings Bank by Wm Knight its Treasurer for that purpose duly authorized has hereunto set its hand and corporate seal this twenty second day of April 1876

Signed sealed and delivered in presence of
H A Harrington

Mechanics Savings Bank (L.S.)
by
Wm Knight Treas.

State of Rhode Island Providence County ss In Providence this twenty second day of April 1876 then Wm Knight Treasurer personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed and the free act and deed of the Mechanics Savings Bank

H A Harrington
Notary Public

Recorded April 27. 1876 at 2.30 P.M. E E Witness

G. W. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Barbara Hallon of Providence R.I. mortgagee of a certain lot of land situated on the southerly side of Potter Avenue in said Providence and laid out and designated as lots Nos 4 (four and 5 (five) on a plat of land owned by Wm A. Taft Providence R.I. surveyed and drawn by Edwin A Chase Jany. 1874 and recorded in Plat Book No. 11 at page 22 in the office of the Recorder of Deeds in said Providence for and in consideration of the sum of One dollar to me paid by Ransom & Peck of Johnston R.I. the receipt of which said sum is hereby acknowledged do hereby release remise and forever quit-claim unto him said Ransom & Peck his heirs and assigns all my right title interest claim and demand in and to the above described premises either as mortgagee or otherwise As witness my hand and seal March 21st 1876

In presence of
Wm F. Macomber

Barbara Hallon (L.S.)

State of Rhode Island &c In the City of Providence this 21st day of March A.D. 1876 Barbara Hallon acknowledged the above instrument by her signed to be her free and voluntary act and deed

Before me Wm F. Macomber
Justice of the Peace

Recorded April 28. 1876 at 3.10 P.M. E E Witness

G. W. Williamson
Recorder of Deeds.

Whereas

Welcome A. Collins and Caroline E. Collins his wife of Providence Rhode Island on the thirteenth day of March 1874 executed to Henry L. Aldrich of said Providence a deed of mortgage of certain real estate a portion whereof is hereinafter described for the purpose of

securing the payment of three negotiable promissory notes bearing even date with said deed of mortgage and made by said Welcome A Collins payable to said Henry L Aldrich or order in one two and three years after date respectively and in which said deed of mortgage were certain powers of sale in case of default in the payment of said notes or of the semi-annual interest due thereon Reference to said deed of mortgage being had for a full description of said notes and said powers of sale see Book No 66 page 417 of the records of mortgages of real estate in said Providence

And whereas default was made in the payment of one of said notes and also in the payment of the semi annual interest due on all of said notes and said default continued for more than ten days & whereas said Henry L Aldrich advertised the hereinafter described portion of said mortgaged premises for sale in the Manufacturer and Farmer Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days

And whereas at the public auction held in pursuance of said advertisement on the twentieth day of April 1876 Arthur W. Dennis of said Providence being the highest bidder for the hereinafter described portion of said mortgaged premises became the purchaser thereof for the sum of Forty two hundred and fifty dollars

Now therefore I the said Henry L Aldrich for and in consideration of said sum of Forty two hundred and fifty dollars to me paid by said Arthur W. Dennis the receipt of which said sum I hereby acknowledge hereby grant bargain sell and convey to said Arthur W Dennis his heirs and assigns forever those tracts of land in said Providence with the building and improvements thereon bounding southerly on Thurbers Avenue and comprising lots one (1) two (2) three (3) and six (6) as delineated on the plat called Map of Land on Thurbers Avenue belonging to Mrs C E Collins surveyed and drawn by Gladding & Reynolds which said plat is recorded in the office of the Recorder of Deeds in said Providence in Plat Book No 12 page 9 and also the gangway or strip of land called Thurbers Court as shown on said plat subject to any rights therein acquired under the deed of release hereinafter referred to being the same estate described in said deed of mortgage except such portions thereof as were released by said Henry L Aldrich May 15th 1875 to Alfred C and Ransom & Peck and October 4. 1875 to Edward V. Borden by deeds recorded in said office one in Deed Book No 245 page 500 and the other in Deed Book No 245 page 243-244 Reference thereto being hereby had

To have and to hold the aforegranted premises with all the privilege and appurtenances thereof to said Arthur W Dennis his heirs and assigns forever to his and their sole use and benefit In testimony whereof I have hereunto set my hand and seal this twenty fifth day of April eighteen hundred and seventy six

Signed sealed and delivered in presence of
John T Walker

Henry L. Aldrich (L.S.)

State of Rhode Island &c In Providence this 27th day of April 1876 Henry L Aldrich acknowledged the aforegoing to be his free act & deed

Before me George K Burnham Justice of the Peace

Recorded April 28. 1876 at 3.20 P.M. E E Witness

G. W. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas by two deeds one dated December 12th 1862 the other dated December 12th 1871 and recorded in the Office of the Recorder of Deeds in the City of Providence in the State of Rhode Island respectively in Real Estate Mortgage Books No 21 at page 371 and No 48 at page 287 Archibald Mitchell of said City conveyed the land hereinafter described in fee and in mortgage to the Providence Institution for Savings to secure certain sums of money and promissory notes for the same in said deeds set forth and with powers in both said deeds to said Providence Institution for Savings on default in their payment to sell and convey said land for the payment thereof in both of which said deeds Elizabeth Mitchell ~~Hitchell~~ wife of said Archibald Mitchell joined in release of dower and also joined in the powers of sale in said deeds as aforesaid contained all which by reference hereby made to said deeds will more fully and at large appear

And whereas default has been made in the payment of both said notes and such default has continued for the space of ten days and notice of the sale of said land as hereinafter referred to has been after the expiration of said ten days given for three weeks by advertisement in the Manufacturers & Farmers Journal one of the public newspapers printed in said City of Providence and at sale of said land at public auction adjourned once and held on the twenty seventh day of April A.D. 1876 on the premises the same was sold to Elizabeth Mitchell wife of said Archibald Mitchell who was the highest bidder therefor in the sum of fifty two hundred and fifty dollars

Now Therefore the said Providence Institution for Savings by virtue and in exercise of the powers to it granted in and by said deeds and of every other power it hereunto enabling and for and in consideration of said sum of fifty two hundred and fifty dollars to said Institution paid by said Elizabeth Mitchell the receipt of which sum is hereby acknowledged do hereby grant bargain sell and convey unto her the said Elizabeth Mitchell her heirs and assigns forever

That lot of land with the buildings and improvements thereon situated in said City of Providence bounded northerly on Broadway forty (40) feet easterly on Barton Street one hundred and fifty (150) feet southerly on land now or formerly of Catherine Mitchell and Margaret Mc Kinlay forty (40) feet westerly on land formerly of Samuel Tyne deceased one hundred and fifty (150) feet being lot number 19 (nineteen) as laid out and delineated on the plat of John Bartons land recorded in said Recorders Office in plat book No 1 at page 38 and being the same land conveyed to the said Archibald Mitchell by deed from Nathaniel P Bowens recorded in said office in deed book No 134 at page 457 to which plat and deed reference is hereby made

To have and to hold the same premises with the appurtenances unto and to the use of her the said Elizabeth Mitchell her heirs and assigns forever.

In testimony said Providence Institution for Savings has caused these Presents to be signed and its corporate seal to be hereunto affixed by Samuel C. Blodget its Treasurer for this purpose duly authorized this twenty seventh day of April in the year of our Lord eighteen hundred and seventy six A.D. 1876 at said City of Providence

Signed and sealed in presence of
Joseph C Ely

Providence Inst for Savings (SS)
S. C. Blodget Treas.

State of Rhode Island County of Providence In Providence in said County this twenty ninth day of April A.D. 1876 personally appeared the above named Samuel C. Blodget and acknowledged the above instrument by him executed for and in behalf of said Providence Institution for Savings to be its and his free and voluntary act and deed

Joseph C. Ely
Notary Public

Recorded April 29. 1876
at 2.25 P.M.
Witness E. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That we William G. Allen and Martha M. Allen wife of said William of the Town of Mansfield in the County of Bristol and Commonwealth of Massachusetts in the right of the said Martha do hereby acknowledge the receipt of the sum of fifteen hundred dollars ($1500) to us paid by George H. B. Mallesm of the City and County of Providence and State of Rhode Island in full satisfaction of a certain mortgage by him made and executed to the said Martha M. Allen bearing date on the twenty first day of January in the year of our Lord one thousand eight hundred and seventy four and recorded in the office of the Recorder of Deeds in said City of Providence in book No 66 page 103 of the record for recording mortgages of real estate and we do hereby cancel and discharge said mortgage and remise release and forever quitclaim unto him the said George H. B. Mallesm his heirs and assigns all our right title and interest under said mortgage deed in and to the premises mentioned and conveyed therein In witness whereof we have hereunto set our hands and seals this twenty eighth day of April in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed sealed and delivered
in presence of

Martha M. Allen (SS)
Wm G. Allen (SS)

State of Mass Bristol ss In Mansfield this 29th day of April A.D. 1876 then and there William G. Allen personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

And at the same time and place Martha M. Allen wife of said William G. Allen

also personally appeared before me she being one of the signers to the within instrument and being examined by me privily and apart from her said husband after having said instrument shown and explained to her by me she being so apart declared the same to be her free and voluntary act and deed and that she did not wish to retract the same

Erastus M. Reed
Justice of the Peace

Recorded April 29, 1876 at 2.40 P.M. } Witness G. W. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Ezekiel D. Whipple of the City and County of Providence and State of Rhode Island in consideration of one dollar to me paid by P. M. Farrington of aforesaid City and State and of the trust herein expressed do hereby convey and assign to said Farrington all my estate real and personal excepting such parts thereof as have been or shall be left in my hands as being by law exempted from attachment with all my deeds books and papers relating thereto

To have and to hold all the above granted premises to the said Farrington his heirs and assigns in trust to sell and dispose of said property on such terms as he may think best for the interest of all concerned and collect and convert into money all the debts and demands or so much thereof as may prove collectable and after deducting from the proceeds of said property the expenses incurred by said Farrington in transacting the business and a reasonable compensation for his services to divide and pay the residue of said proceeds among all the creditors of E. D. Whipple who shall become parties hereto within sixty days from the date hereof in equal proportion to their respective claims

P. M. Farrington agrees to execute said trusts being responsible only for his actual receipts or wilful defaults and the creditors whose names are subscribed agree to said assignment and that this instrument shall be a release in full of all their claims when ever their just proportion of the proceeds of said property shall be paid

Witness our hands and seals this first day of May A.D. 1876

Witness
Joseph A. Latham
John F. Brennan

Ezekiel D. Whipple (25)

P. M. Farrington (25)

Recorded May 1. 1876 at 9.25 a.m. } Witness G. W. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Alexander Fraser of the City of Providence in the County of Providence and State of Rhode Island for and in consideration of the sum of one dollar to me paid by Charles W. Harris of said City and of the uses purposes and trusts hereinafter mentioned and created do grant bargain sell assign and convey unto the said Charles W. Harris his heirs executors administrators and assigns all my property and estate of every name and nature and kind and wherever the same may be situated except what is exempt from attachment by law. To have and to hold the same with the appurtenances to him said Charles W. Harris his heirs executors administrators and assigns forever but upon the special trust nevertheless that the said Charles W. Harris shall forthwith take possession and seizen of the same and within such reasonable time as shall seem to him to be for the best interest of my creditors shall by public auction or private sale for cash for the best price that can be obtained convert all the property and estate of a saleable nature before named into money and with power to continue the business of said Alexander Fraser as manufacturer and dealer and jobber in cloths and other garments and furnishing goods and as soon as possible shall collect all the debts and sums of money due and owing me and after deducting the reasonable expenses of making and executing this deed of assignment and of executing the trusts herein created including a reasonable compensation to himself for his services the said Charles W. Harris shall apply and appropriate the money arising therefrom in the manner following viz. First. The said Charles W. Harris shall pay and discharge in full if sufficient and if not pro rata the respective debts due and owing from me said Alexander Frazer to such creditors as shall within four months from the date hereof make and execute a release of all their claims and demands against me said Alexander Fraser

Second. The said Charles W. Harris shall pay and discharge out of the residue of money in his hands if there be any all the rest of the debts of me said Alexander Fraser in full if sufficient and if not pro rata

Third. The said Charles W. Harris shall pay the rest and residue of money in his hands if there be any to me said Alexander Fraser my executors administrators or assigns. And I the said Alexander Fraser do hereby constitute and appoint the said Charles W. Harris my true and lawful attorney irrevocable with power of substitution in my name or in his name or otherwise as the case may be or require to do all such acts matters and things in the premises as the said Charles W. Harris or his substitute shall deem necessary for the best interests of my creditors and for the execution of the trusts uses and purposes herein created as fully and effectually as I could do the same had not this assignment been made

And I the said Charles W. Harris do hereby accept the preceding deed of assignment and do covenant to and with the said Alexander Fraser his heirs executors administrators and assigns that I will faithfully execute the uses trusts and purposes therein created. In testimony whereof we have hereunto set our hands and seals this first day of May A.D. 1876

Signed & sealed in presence of
Stephen Essex to A. F.
A. J. Ballou to C. W. H.

Alexander Fraser (Ls)

Charles W. Harris (Ls)

State of Rhode Island Providence ss In Providence this first day of May A.D. 1876
Then Alexander Fraser personally appeared before me and acknowledged the foregoing instrument by him signed to be his free & voluntary act & deed

Stephen Essex
Justice of the Peace

Recorded May 1. 1876
at 10.15 a.m. } Witness G. W. Williamson

Recorder of Deeds.

Know all men by these Presents

That I John R. Kiernan to whom was transferred and assigned a certain deed of mortgage made and executed by Patrick Mc Kiernan then of North Providence in the County of Providence State of Rhode Island &c dated January 14th A.D. 1870 and said mortgage deed and transfer thereof being on record in the Registry of Deeds in the late Town of North Providence in books No 51 at page 463 and No 48 at page 300 by virtue of power conferred upon me by said deeds of mortgage and transfer the conditions having been broken and advertisement of the sale of said premises in said mortgage deed conveyed having been duly made in the "Rhode Island Press" one of the public newspapers printed in said Providence according to the provisions of said mortgage and said premises having been sold by public auction to Margaret Mc Kiernan widow of the City of Providence she being the highest bidder therefor do hereby give grant bargain sell and convey to the said Margaret Mc Kiernan for and in consideration of the sum of ($500) five hundred dollars that being the amount bid by her for the same at said auction sale to me paid by said Margaret Mc Kiernan the premises hereinafter described and conveyed in and by said mortgage deed viz Two certain lots of land situated in the City of Providence in that portion lately in North Providence laid out and described as lots numbers (1) one and (2) two on Samuel Hedly's plat of a part of Lydia Thornton's portion of the late Sarah Randall estate in North Providence belonging to Thomas W. Hedly surveyed and platted by Charles E. Paine October 1st A.D. 1866 being the same premises conveyed to said grantor by deed from Charles Cavanaugh by deed dated December 28th A.D. 1867 and recorded in book 43 at page 429 of the aforesaid land records

To have and to hold the same to her the said Margaret Mc Kiernan her heirs and assigns forever And I John R. Kiernan assignee of the mortgagee as aforesaid for myself my heirs executors and administrators do covenant with said Margaret Mc Kiernan her heirs and assigns that I have full right and power to sell and convey said premises and that I have complied with all the provisions of said mortgage and of the law necessary to be complied with in order rightfully to make and execute this conveyance In witness whereof I have hereunto set my hand and seal this twenty second day of April A.D. eighteen hundred and seventy six (1876)

Signed sealed & delivered
in presence of
P. B. Steiness Jr.

John R. Kiernan (Ls)

State of Rhode Island &c Providence ss In Providence this 1st day of May A.D. 1876 personally appeared before me John R. Kiernan and acknowledged the aforewritten instrument by him signed to be his free and voluntary act and deed

Philip B. Steiness Jr
Notary Public

Recorded May 1. 1876
at 11.55 a.m. } Witness G. W. Williamson

Recorder of Deeds.

No 1895 Providence May 2. 1876
Sold this day to J. W. Gorton Jr.

One Lindeman & Sons N.Y. Piano No 2291. on Sackett St in G. L. Vose's house for one hundred dollars Received payment in full of all demands which I affirm to be my property and lawfully possessed

$100

Charles S. Tourtellot

Witness E. A. Gorton

Recorded May 2. 1876
at 12 m. } Witness G. W. Williamson

Recorder of Deeds.

To all People to whom these Presents shall come

I Lyman Upham Deputy Sheriff for the County of Providence Send Greeting Whereas an execution against John S. Paine Jr. at the suit of E. Spencer Dodge and Emeline P. Dodge of the City and County of Providence was by me the said Lyman Upham Deputy Sheriff on the ninth day of August A.D. 1875 at nine o'clock A.M. levied on all the right title and interest which the said John S. Paine Jr. had in and to the following described real estate viz Four certain lots of land numbered 297- 298- 379 and 380 on plat of land of William Almy on the northerly side of Broadway in said City of Providence in plat book No 2 page 14.

And Whereas on the fifteenth day of April A.D. 1876 all the right title & interest of

the said John S. Paine Jr. on the premises aforesaid were by me the said Lyman Upham Deputy Sheriff as aforesaid sold at public auction for the satisfaction of the said execution to E. Spencer Dodge who was the highest bidder for the same for the sum of One hundred dollars which the said E. Spencer Dodge has since well and truly paid me the said Lyman Upham Deputy Sheriff

Now Know Ye that by force and virtue of the law in such case made and provided I the said Lyman Upham Deputy Sheriff in consideration of the sum of money paid unto me as aforesaid do by these presents bargain sell assign and set over unto the said E. Spencer Dodge his heirs and assigns forever all the right title & interest of the said John S. Paine Jr. of in and to the said premises and appurtenances at the time of the attachment thereon on original writ on March 24th 1875 at four o'clock in the afternoon

To have and to hold the said premises and appurtenances to the said E. Spencer Dodge his heirs and assigns forever

In witness whereof I have hereunto set my hand and seal in my said capacity as Deputy Sheriff this fifteenth day of April A.D. 1876

Signed sealed and delivered in presence of C. M. Carpenter Jr.

Lyman Upham (L.S.)
Deputy Sheriff

Providence ss Providence April 22. 1876 Then personally appeared the above named Lyman Upham and acknowledged the foregoing instrument by him signed in his said capacity as Deputy Sheriff to be his free act and deed

Before me C. M. Carpenter Jr.
Justice of the Peace

Recorded May 3. 1876 at 9.15 a.m. Witness G. A. Williamson
Recorder of Deeds.

Whereas Samuel Gladding and Susan H. Gladding his wife of Rochdale Massachusetts on the ninth day of January 1871 executed to Arba B. Dike of Providence Rhode Island a deed of mortgage of certain real estate a portion whereof is hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of eighteen hundred and fifty dollars bearing even date with said deed of mortgage and made by said Samuel Gladding payable to said Arba B. Dike or order in one year after date with interest at the rate of seven per cent per annum payable semi annually and in which said mortgage were certain powers of sale in case of default in the payment of said note reference to said deed of mortgage being had for a more full description of said note and said powers of sale see book No 47 page 249 of the Records of Mortgages of Real Estate in said Providence and

Whereas default was made in the payment of said note and said default continued for more than ten days and

Whereas said Arba B. Dike advertised the hereinafter described portion of said

mortgaged premises for sale at public auction in the Mannufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the twenty eighth day of April 1876 Susan R. Joslin of said Providence being the highest bidder for the hereinafter described portion of said mortgaged premises became the purchaser thereof for the sum of six hundred dollars

Now therefore I the said Arba B. Dike for and in consideration of said sum of six hundred dollars to me paid by said Susan R. Joslin the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage grant bargain sell and convey to said Susan R. Joslin her heirs and assigns The dwelling house and all other the buildings and improvements upon a lot of land in the southeasterly part of said Providence which said lot is laid out and designated as Lot No thirty five (35) on a plat of the Rope Walk Lot so called - said plat is on record in the office of the Recorder of Deeds in said Providence in deed book No 20 pages 132 & 133 and is that lot of land held under a lease from Mrs. Harriet Broom to Asa Pike which said lease was transferred to said Samuel Gladding at a subsequent date together with all the right title & interest of said Samuel Gladding and Susan H. Gladding in & to said lot under and by virtue of said lease being the same premises that Mary E. Clark conveyed to said Samuel Gladding by deed dated January 9th 1871 and a portion of the premises described in said deed of mortgage said premises are now numbered 96 Arnold Street

To have and to hold the aforegranted and bargained premises with all the privileges and appurtenances thereof to said Susan R. Joslin her heirs and assigns forever in accordance with the provisions of said lease

In testimony whereof I have hereunto set my hand and seal the first day of May eighteen hundred and seventy six

Signed sealed & delivered in presence of the word first being written over an erasure before signing J. A. D. Joslin

A. B. Dike (L.S.)

State of Rhode Island &c In the City of Providence this 3rd day of May 1876 Arba B. Dike acknowledged the aforegoing to be his free act and deed

Before me J. A. D. Joslin
Justice of the Peace

Recorded May 3. 1876 at 3.52 P.m. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That we Deborah H Cornell Elhanan Martin of Providence County of Providence and State of Rhode Island Plain W. Martin Susannah A Burt Allen Burt of Scituate County and State aforesaid and Curtis W. Dexter Guardian of Smith A Dexter William G Dexter Annie W Dexter and Robert W. Dexter minor children of Providence County of Providence and State of Rhode Island for and in consideration of the sum of one dollar to us paid by Cranford J. Martin the receipt whereof we do hereby acknowledge have remised released and forever quitclaimed and by these presents do remise release and forever quitclaim unto the said Cranford J. Martin his heirs and assigns forever all the right title interest property claim and demand which we now have or of right ought to have or claim in and to a certain tract or parcel of land with all the improvements thereon situated in the Town of North Providence and bounded and described as follows viz- Beginning at the southerly corner of land hereby conveyed at a stone bound on the westerly side of Smeet Street thence north one hundred and sixty feet to land of Elhanan Martin thence west on a line of said Martin's land two hundred and fifty feet thence north with said Martin's land one hundred and fifty feet to lands of James Angell and J. S. Olney thence south seven and a half west with said Olney's land thirteen rods to a stone bound thence south eighty eight degrees east with Hartford J. Tingley land forty six rods to starting point or place of beginning. For further descriptions see deed from Stephen Randall & wife to Le Barron Martin & wife recorded in book 22 at page 322 of the Records of Deeds of North Providence now Pawtucket reference to said deed being had.

To have and to hold the same with all the rights privileges and appurtenances thereof or thereunto appertaining to the said grantee his heirs and assigns forever And we the aforenamed grantors for ourselves and for our heirs executors and administrators do covenant with the said grantee his heirs and assigns that we will warrant and defend the aforedescribed premises to the said grantee his heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under us In testimony whereof we have hereunto set our hands and seals this fourth day of April in the year of our Lord one thousand eight hundred & seventy six

Signed sealed and delivered
in presence of
A Hubbard witness to signature
of Susannah A & Allen Burt
Bernard McGuinness to E.M.
P.W.M. D.H.C. and C.W.D.

Elhanan Martin (L.S.)
Plain W. Martin (L.S.)
Deborah H. Cornell (L.S.)
Susannah A. Burt (L.S.)
Allen Burt (L.S.)
Curtis W. Dexter (L.S.)
Guardian for Smith A. Dexter
William G. Dexter
Annie W. Dexter
Robert W. Dexter

State of Rhode Island Providence County ss In Scituate on the fourth day of April A.D. 1876 Then Allen Burt personally appeared before me and acknowledged the foregoing instrument by him signed to be his voluntary act and deed At the same time and place Susannah A. Burt wife of said Allen Burt personally appeared and being examined by me privily and apart from her said husband after having said instrument shown and explained to her by me she being so apart declared the same to be her voluntary act and that she did not wish to retract the same

Albert Hubbard
Notary Public

State of Rhode Island
Providence ss In Providence this fifth day of April 1876 then Elhanan Martin Plain W. Martin Deborah H. Cornell and Curtis W. Dexter personally appeared before me and acknowledged the aforegoing instrument by them signed to be their free and voluntary act and deed

Bernard McGuinness
Notary Public

Recorded May 4. 1876
at 10.30 a.m. Witness E. M. Williamson
Recorder of Deeds.

To all Persons to whom these Presents shall come

We the Pascoag Savings Bank a corporation created by the General Assembly of the State of Rhode Island and established and located in the Town of Burrillville State aforesaid Send Greeting Whereas Thomas H. Harrington and Patience W. Harrington his wife on the sixteenth day of May A.D. 1872 executed a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of five thousand ($5000) dollars bearing even date with said deed of mortgage and made by said Thomas H. Harrington payable to said Pascoag Savings Bank or order in one year after date with interest at the rate of seven & one half per cent per annum payable semi annually in advance and in which said mortgage were certain powers of sale in case of default in the payment of said note or interest as will appear by reference to the record of said mortgage in Real Estate Mortgage Book No 55 at page 397 in the office of the Recorder of Deeds in the City of Providence State aforesaid

And whereas default was made in the payment of said note and the interest due thereon and said default continued for more than ten days

And whereas said Pascoag Savings Bank advertised said premises for sale in the Manufacturers and Farmers Journal one of the public newspapers printed in said City of Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the twenty seventh day of April A.D. 1876 William B. M. Stillman being the highest bidder for said mortgaged premises became the purchaser thereof

Now Therefore we the said Pascoag Savings Bank in consideration of the sum of fifty six hundred & seventy five (5675) dollars to us paid by said William B. M. Stillman (said sum being the amount bid by him for said mortgaged premises) the receipt of which said sum is hereby acknowledged do hereby by virtue of the power conferred upon us by said deed of mortgage grant bargain sell and convey to said Wm B. M. Stillman his heirs and assigns forever One certain lot of land with all the buildings thereon situated on the southerly side of Wood Street in said Providence and is laid out and designated as lot N° 75 (seventy five) on the Training Ground Plat (so called) surveyed and drawn by Cushing & De Witt A.D. 1808 on record in the Recorders Office in said Providence in plat book N° 8 at page 23. Being the same premises conveyed to the said Harrington by deed from Thomas M. Harrington dated April 18th 1872 and on record in deed book N° 98 at page 317 of the records of said Providence

To have and to hold the aforegranted premises with all the appurtenances thereof to said Wm B. M. Stillman his heirs and assigns forever

In testimony whereof we have hereunto set our hands and seals this twenty seventh day of April A.D. 1876

In presence of
Wm H. Hall

Pascoag Savings Bank (25)
By James S. Cook Treas.

State of Rhode Island &c In the City of Providence this 2nd day of May A.D. 1876
James S. Cook Treasurer personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed and the free act and deed of the Pascoag Savings Bank

William H. Hall
Notary Public

Recorded May 4. 1876
at 2.45 P.M. Witness E. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas I William Kerr of Providence in the County of Providence and State of Rhode Island am indebted to divers persons in considerable sums of money which I am at present unable to pay in full and am desirous to convey all my property for the benefit of all my creditors without any preference or priority

Now therefore I the said William Kerr for and in consideration of the premises and of one dollar to me paid by William A. Champlain of said Providence in said County of Providence and said State of Rhode Island the receipt

whereof is hereby acknowledged have granted bargained sold assigned transferred and set over and by these presents do grant bargain sell assign transfer and set over unto the said William A. Champlain all my land tenements hereditaments goods chattels property and rights in actions of every name nature and description whatsoever the same may be except such property as is by law exempt from attachment and execution

To have and to hold the same unto him the said William A. Champlain in trust to sell and dispose of the said property and estate goods and chattels and to collect the said rights in action and with the power to compromise for the said rights in action taking a part for the whole when the said William A. Champlain shall deem it expedient so to do and then in trust to apply the proceeds of the said property and estate goods and chattels and rights in action in the following manner

First To pay the costs and charges of these presents and the lawful expenses of executing the trust hereby created

Second To distribute and pay the remainder of said proceeds to the creditors of me the said William Kerr for all debts and liabilities which I may be owing or indebted to any person or persons whatsoever providing however that if there shall not be sufficient funds with which to pay all my said debts then the said debts are to be paid ratably and in proportion

Third The residue and remainder of said proceeds if any there be after paying all my said debts in full the said William A. Champlain is to pay to me or my executors administrators and assigns

In witness whereof I have hereunto set my hand and seal this fourth day of May A.D. 1876

Signed sealed and delivered
in presence of James H. Brown

William Kerr (25)

State of Rhode Island County of Providence
In Providence this fourth day of May A.D. 1876 William Kerr personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

James H. Brown
Notary Public

Recorded May 4. 1876
at 3.10 P.M. Witness E. A. Williamson
Recorder of Deeds.

Know all men

That I James H. Allan of Providence in the State of Rhode Island in consideration of the sum of one dollar to me paid by Harriet H. Allan of said Providence the receipt whereof I hereby acknowledge

do hereby grant bargain sell and convey unto the said Harriet W. Allen One sorrel horse about twelve years old and weighing about eight hundred pounds One phaeton buggy & one single silver plated harness

To have and to hold the same unto her the said Harriet W. Allen her executors administrators and assigns forever And I the said James W. Allen for myself my heirs &c do covenant to & with the said Harriet W. Allen that I am the true & lawful of said chattels and warrant and defend the same unto her the said Harriet W. Allen her executors administrators & assigns

In witness whereof I have hereunto set my hand and seal this fourth day of May A.D. 1876

In presence of
harness interlined before signing
J. C. Spink

James W. Allan (25)

Recorded May 5. 1876
at 9 a.m. Witness G. W. Williamson
Recorder of Deeds.

Whereas Louis A. Reid and Mary J. Reid his wife of Providence Rhode Island on the twenty eighth day of August 1875 executed to the Rhode Island Institution for Savings a corporation legally incorporated and established and transacting business in the City of Providence a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of thirty ten hundred dollars bearing even date with said deed of mortgage and made by said Louis A. Reid and Mary J. Reid payable to said Rhode Island Institution for Savings its successors or assigns in one year after date with interest at the rate of seven and one half per centum per annum payable semi annually in advance see real estate mortgage book No 76 page 237 of the land records of said Providence where said mortgage is recorded and in which said mortgage were certain powers of sale in case of default in the payment of said note and Whereas the Rhode Island Institution for Savings aforesaid assigned and transferred the same together with all their rights privileges and powers under and by virtue thereof to Bernard McGuinness of said Providence which transfer and assignment is on record in the land records of said Providence and

Whereas default was made in the payment of said note and said default continued for more than ten days And whereas said Bernard McGuinness advertised said mortgaged premises for sale at public auction in the Rhode Island Press one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and Whereas at the public auction held in pursuance of said advertisement on the twenty second day of April 1876 Seril W. Clemence of Glocester

Rhode Island being the highest bidder for the said mortgaged premises became the purchaser thereof for the sum of three thousand dollars

Now therefore I the said Bernard McGuinness for and in consideration of the sum of three thousand dollars to me paid by said Seril W. Clemence the receipt of which said sum I hereby acknowledge hereby by virtue of the power conferred upon me by said deed of mortgage and the said assignment thereof grant bargain sell and convey to said Seril W. Clemence his heirs and assigns forever One certain lot of land together with the buildings and other improvements thereon situated in said Providence and described as lot number twenty seven (27) on the W. W. Hoppin Plat of lots in what was formerly North Providence now the City of Providence on Ventom Street so called. said lots were surveyed & platted March 1871 by William S. Haines and said plat is recorded in the Records of Land Evidence in said North Providence (Pawtucket) Reference to said plat is hereby had for a further description of said lot of land Also one other certain lot of land with the buildings and other improvements thereon situate in said City of Providence and described as lot number nine (9) on Plat number eight (8) at page twenty five (25) at the Recorders Office in said Providence entitled A Plat of House Lots in the City of Providence belonging to William G. Grant made by order of his Guardian Edward P. Knowles June 15th 1869 reference to said plat being hereby had. The deed of said lot being on record in said Providence book 253 page 134

To have and to hold the aforementioned premises with all the privileges and appurtenances thereof to said Seril W. Clemence his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this twenty fifth day of April eighteen hundred and seventy six (1876)
Signed sealed and delivered in presence of
E. R. Holden to sig. of B. McG. Bernard McGuinness (25)

State of Rhode Island &c Providence sc In Providence this twenty fifth day of April A.D. 1876 then and there Bernard McGuinness acknowledged the aforegoing by him him signed to be his free and voluntary act and deed

Before me Edwin R. Holden
Notary Public

Recorded May 5. 1876
at 11.35 a.m. Witness G. W. Williamson
Recorder of Deeds.

State of Rhode Island Providence sc In the City of Providence in said County and State on the seventeenth day of April A.D. 1872 Sarah A. Olney the subscriber to the deed by her to George H. Payton dated April 17th 1872 and recorded in book 198 page 312 of deeds in the Recorders office in said

Providence personally appeared before me and acknowledged the said deed by her signed to be her free and voluntary act and deed

Witness to signature
James A. Fowler

W. L. Hopkins
Justice of the Peace

Recorded May 6. 1876 Witness G. A. Williamson
Recorder of Deeds.

Whereas John M. Buffinton of the City and County of Providence and State of Rhode Island on the first day of October A.D. 1875 executed his certain deed of mortgage of that date to Henrietta K. Bromwell wife of Charles De Wolf Bromwell of Bristol in said State of Rhode Island to secure the payment of a certain promissory note of the said Buffinton of even date with said mortgage for the sum nineteen thousand dollars which said deed of mortgage is recorded in the land records of said Providence in real estate mortgage book No 77 at page 383

And Whereas said Buffinton did on the first day of April A.D. 1876 pay the full amount of said note and fully satisfy and discharge the same the receipt whereof is hereby acknowledged and did fully satisfy discharge and pay all demands and claims made that could be made under or by virtue of said mortgage

Now Know all Men that we the said Charles De Wolf Bromwell and Henrietta K. Bromwell wife of the said Charles in her own right in consideration of the premises and of one dollar to us paid by the said John M. Buffinton the receipt whereof is acknowledged do by these presents remise release and forever quitclaim unto unto the said John M. Buffinton his heirs and assigns forever the premises in the above mortgage deed described and all the right title and interest both in law and equity which we have in and to the same and also the above described mortgage deed and all such sum and sums of money as are therein mentioned and secured

To have and to hold unto him the said John M. Buffinton his heirs and assigns to his and their use and behoof forever

In witness whereof we have hereunto set our hands and seals this first day of April A.D. 1876

Signed sealed and delivered
in presence of
Theodore B. Bronson
H. C. Nash

Charles D'W. Bromwell (25)

Henrietta K. Bromwell (25)

In the City of Nice in France on this eighteenth day of April A.D. 1876 Then personally appeared Charles De Wolf Bromwell one of the subscribers to the foregoing instrument and acknowledged the same to be his free and voluntary act and deed at the same time and place Henrietta K. Bromwell wife of the said Charles De Wolf Bromwell also one of the subscribers to the foregoing instrument being examined by me privily and

apart from her said husband after having said instrument shown and explained to her by me she being so apart declared the same to be her voluntary act and that she did not wish to retract the same

Before me (25) W. A. Vesey
Consul of the United States

Recorded May 6. 1876
at 2.45 P.M. Witness G. A. Williamson
Recorder of Deeds.

Whereas

James O'Brien of Providence Rhode Island executed to Ashael Peck of Scituate in said State three certain deeds of mortgage one dated December 31st 1873 the second dated August 21st 1874 the third dated March 9th 1875 of certain real estate hereinafter described for the purpose of securing the payment of three negotiable promissory notes together amounting to Six hundred and fifty dollars and all made by said James O'Brien payable to said Ashael Peck or order one year after their respective dates aforesaid and all with interest at the rate of twelve per cent per annum payable semi-annually and in which said mortgages were certain powers of sale in case of default in the payment of said notes Reference to said three deeds of mortgage being had one in Book 65 page 413 one in Book 70 page 107 and one in Book 74 page 99 of the Records of Mortgages of Real Estate in said Providence

And whereas on the 13th day of September 1875 said Ashael Peck assigned and transferred said three mortgages to Susan M. Moulton of said Providence wife of Henry Moulton by transfer of same recorded in said records as follows Book 65 page 550 Book 70 page 627 and Book 74 page 518 And whereas default has been made in the payment of all said notes and said default has continued for more than ten days

And whereas said Susan M. Moulton advertised said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed and published in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days And whereas at the public auction held in pursuance of said advertisement on the twenty eighth day of April 1876 Thomas W. Peck of Scituate Rhode Island being the highest bidder for the said mortgaged premises became the purchaser thereof for the sum of Eight hundred dollars

Now therefore we the said Henry Moulton and Susan M. Moulton in consideration of said sum of Eight hundred dollars to said Susan M. Moulton paid by said Thomas W. Peck the receipt of which said sum is hereby acknowledged hereby by virtue of the powers conferred upon said Susan M. Moulton by said three mortgage and the transfers thereof grant bargain sell and convey to said Thomas W. Peck his heirs and assigns forever

That lot of land with the buildings and improvements thereon on Lily Street in said Providence and is lot number 44 (forty four) on a plat of the Annex Estate in the City of Providence made by Cushing & Sammis 1866 and which said plat is on record in the office of the Recorder of Deeds in said Providence in Plat Book No 4 (four) page 67 (sixty seven) and is the

same conveyed by said three deeds of mortgage To have and to hold the aforegranted premises with all the privileges and appurtenances thereunto belonging to said Thomas W Peck his heirs and assigns forever As witness our hands and seals this twenty eighth day of April eighteen hundred and seventy six

In presence of E H Cook H A Moulton (L)

Susan M Moulton (L)

State of Rhode Island

County of Providence ss In said Providence this 2d day of May 1876 Then said Henry Moulton acknowledged the foregoing instrument by him signed to be his free act and deed and thereafterward on same day Susan M Moulton his wife being examined by me privily and apart from her said husband declared the same instrument then shown and explained to her by me to be her voluntary act and that she did not wish to retract the same

E H Cook Justice of the Peace

Recorded May 8th 1876
at 12.30 P M Witness F A Williamson
Recorder of Deeds.

Whereas

Theodor G Eisvald of Providence Rhode Island on the twenty second day of March 1871 executed to the Pascoag Savings Bank of Burrville Rhode Island a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of Eleven hundred dollars bearing even date with said mortgage and made by said Theodor G Eisvald payable to said Pascoag Savings Bank or order one year after date with interest at the rate of seven and one half per cent per annum payable semi-annually in advance and in which said mortgage were certain powers of sale in case of default in the payment of said note Reference to said deed of mortgage being had in Book No 49 page 77 of the records of mortgages of real estate in said Providence

And whereas on the 23d day of March 1876 said Pascoag Savings Bank assigned and transferred said mortgage to Gilbert F Robbins of said Providence by transfer of same recorded in same records in Book No 68 page 557 And whereas default was made in the payment of said note and said default continued for more than ten days

And whereas said Gilbert F Robbins advertised said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed and published in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days And whereas at the public auction held in pursuance of said advertisement on the twenty fifth day of April 1876 Thomas W Peck of Scituate Rhode Island being the highest bidder for the said mortgaged premises became the purchaser thereof for the sum of Thirteen hundred and ninety five dollars

Now therefore I the said Gilbert F Robbins in consideration of said sum of Thirteen hundred and ninety five dollars to me paid by said Thomas W Peck the

receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said mortgage and the transfer thereof grant bargain sell and convey to said Thomas W Peck his heirs and assigns forever

That lot of land with the buildings and improvements thereon on the easterly side of Bane Street in said Providence on which it measures 40 (forty) feet and is laid out and designated as lot No 442 (four hundred forty two) on a plat of house lots entitled the T G Eisvald plat surveyed by A C B Schubarth and on record in the office of the Recorder of Deeds in said Providence in Plat Book No 7 at page 32 and is the same conveyed by said deed of mortgage

To have and to hold the aforegranted premises with all the privileges and appurtenances thereunto belonging to said Thomas W Peck his heirs and assigns forever

As witness my hand and seal this twenty fifth day of April eighteen hundred and seventy six (1876)

In presence of Gilbert F Robbins (L)

Recorded May 8th 1876
at 12.30 P M Witness F A Williamson
Recorder of Deeds.

City of Providence ss In Providence May 8th 1876 Then Gilbert F Robbin acknowledged the forgoing to be his free act and deed Before me F A Williamson Justice of the Peace

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To all People to whom these Presents shall come

The Cove Foundry and Machine Company a corporation created by the General Assembly of the State of Rhode Island Sends Greeting Know Ye that the said Cove Foundry and Machine Company for and in consideration of the sum of one dollar to it paid by George H Slade of the City and County of Providence and State of Rhode Island hereinafter called the grantee the receipt whereof is hereby acknowledged and of the uses purposes and trusts hereinafter mentioned and contained doth hereby give grant bargain sell alien enfeoffe convey and confirm unto the said grantee his heirs and assigns forever all the property estate and assets of said corporation whether the same be real personal or mixed and wheresoever situate including herein all debts and sums of money due or owing to said corporation and all buildings machinery stock raw wrought and in process and all manufactured goods and articles

To have and to hold the same with all the privileges appurtenances and commodities thereunto belonging to the said grantee his heirs and assigns forever

Part upon the special uses purposes and trusts nevertheless that the said grantee shall take immediate possession of said premises and property and within such convenient time as may be shall collect and get in all such debts and sums of money as are capable of collection and he may collect and settle the same either by suits in Court by reference or compromise

And in trust to sell at public auction or private sale as the said grantee shall deem most judicious all the property and estate hereby as-

signed and conveyed and in its nature salable either together or in parts and at different times as shall be deemed most advantageous and so far as the sale may be necessary for the payment of debts and the expenses of this trust and after deducting the reasonable expenses of making and executing this deed and of executing the trusts herein created and contained to apply and appropriate the rest and residue of the moneys arising therefrom to pay and discharge the debts of said corporation in full if there be sufficient but if not then ratably and in proportion to their several amounts And the said grantee is directed authorized and empowered to execute the contracts for work now on hand as nearly as may be and deliver the articles made in pursuance thereof to the parties entitled to the same upon payment therefor and also to finish up all work of said corporation now in its shops and prepare the same for market including the working up of stock and material now on hand as nearly as may be and the purchase of such new material as may be necessary to the completion of all said work in the manner above specified

And the said grantee shall be entitled to reimburse himself for all moneys he may find necessary to be advanced by him in the completion of said work as above mentioned out of the proceeds of the same before any other appropriation is made of said proceeds And the said grantee is hereby authorized for the purpose of finishing up contracts now on hand and of making up stock now on hand and making new purchases to that end and of disposing of the property hereby assigned to pledge or mortgage or otherwise encumber from time to time as he may deem it necessary for the best interests of said assigned estate any portion or portions of said assigned property and to pay and discharge such incumbrance or incumbrances out of any funds that may come to his hands by virtue of this assignment

And he is likewise empowered to pledge mortgage or otherwise encumber any portion of said property for the purpose of discharging or removing any lien or encumbrance or claim that may impede the operation and purposes of this assignment. But said power to mortgage pledge or encumber said property shall be exercised only when and so far as said grantee shall deem in his best judgment to seem to be necessary in order to realize the largest sum from said assigned estate and for the best interests of the creditors of said corporation

But in case it shall not be necessary to sell the entire property and estate hereby assigned and conveyed for the purpose of making the payments hereinbefore directed to be made then the remainder thereof after all the trusts herein contained shall have been fully executed and performed to be reconveyed and reassigned to said corporation

And the said corporation doth hereby constitute and appoint the said Geo. H. Slade Esq its lawful attorney with full power of substitution and revocation to make execute sign seal and deliver any deed or deeds necessary or proper to the full and complete execution and performance of the trusts hereinbefore contained and to do all such acts matters and things in the premises as shall be necessary or proper for the execution of said trusts as fully and effectually as the said corporation could do the same had this deed and assignment not been made

And I the said George H. Slade do hereby accept the above deed of assignment and do covenant to and with said corporation that I will faithfully execute the trusts therein contained In testimony whereof the said corporation hath caused these presents to be signed and its corporate seal to be hereunto affixed by Lewis P. Mead its President thereunto lawfully authorized this 8th day of May A.D. 1876

Cove Foundry & Machine Company (Seal)
by Lewis P. Mead President
Geo. H. Slade (Seal)

State of Rhode Island &c
Providence ss In Providence this 8th day of May A.D. 1876 Then Lewis P. Mead President of the Cove Foundry and Machine Company personally appeared before me and acknowledged the foregoing instrument to be the free and voluntary act of said Corporation

Oscar Lapham
Notary Public

Recorded May 8. 1876
at 2.40 P.M. Witness E.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That we Thomas Furlong and Mary Furlong his wife both of Providence Rhode Island for and in consideration of one dollar to me paid by Joseph A.D. Joslin of said Providence the receipt of which said sum we hereby acknowledge hereby release and forever quitclaim to said Joslin his heirs and assigns forever Two lots of land in said Providence with all the buildings and improvements thereon situated in the tenth ward of said Providence and are laid out and described as lots N seventy (70) and seventy two (72) on Bellevue plat property of the West Providence Land Company by Cushing & Sammon 1854 Said lot N seventy fronts northerly on Chalk Stone Avenue and said lot seventy two fronts westerly on River Avenue being the same premises that James J. Corcoran conveyed to said Mary Furlong by deed recorded in said Providence in deed book N 255 page 504

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Joslin his heirs and assigns forever

In testimony whereof we have hereunto set our hands and seals this eighth day of May eighteen hundred and seventy six

Signed sealed & delivered in presence of George H. Burnham

Thomas Furlong (Seal)
Mary Furlong (Seal)

State of Rhode Island &c. In Providence this 8th day of May 1876 Thomas Furlong acknowledged the aforegoing to be his free act & deed before me And on the same day in said Providence Mary Furlong wife of said Thomas Furlong being by me examined privily and apart from her said husband declared unto me that the aforegoing instrument shown and explained to her by me was her voluntary act and that she did not wish to retract the same

George H. Burnham
Justice of the Peace

Recorded May 8. 1876
at 3.32 P.M. } Witness J.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Joseph A.D. Joslin of Providence Rhode Island for and in consideration of one dollar to me paid by Thomas Furlong of said Providence the receipt of which said sum I hereby acknowledge hereby release and forever quitclaim to said Thomas Furlong his heirs and assigns forever all my right title and interest in and to Two lots of land in the tenth ward of said Providence with all the buildings and improvements thereon and are laid out and described as lots Nos seventy (70) and seventy two (72) on Bellevue Plat property of the West Providence Land Company by Cushing & Farnum 1854 said lot seventy fronts northerly on Chalkstone Avenue and said lot seventy two fronts westerly on River Avenue being the same premises that Thomas Furlong & wife conveyed to this grantor by deed of even date herewith

To have and to hold the premises aforesaid with all the privileges and appurtenances thereof to said Thomas Furlong his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal the eighth day of May eighteen hundred and seventy six

Signed sealed & delivered
in presence of
George H. Burnham

Jos A D Joslin (Seal)

State of Rhode Island &c In Providence the 8th day of May 1876 Joseph A.D. Joslin acknowledged the aforegoing to be his free act & deed

Before me George H. Burnham
Justice of the Peace

Recorded May 8. 1876
at 3.37 P.M. } Witness J.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Fred Hartman of the City of Providence in the County of Providence and State of Rhode Island in consideration of the sum of one dollar to me paid by Joseph Schwarz of Pawtucket in said County the receipt whereof is hereby acknowledged and of the uses purposes and trusts hereinafter mentioned and created do grant bargain sell assign and convey unto the said Joseph Schwarz his executors administrators and assigns all my property of every kind and nature and wheresoever situate or lying except what is exempt from attachment by law

To have and to hold the same with the appurtenances to him said Joseph Schwarz his executors administrators and assigns forever But upon the special trust nevertheless that the said Joseph Schwarz shall forthwith take possession and seizen of the premises and within such time as shall seem to him to be for the best interest of my creditors shall by public auction or private sale for cash or on credit for the best price that can be obtained convert all the property and estate of a salable nature before named into money and with power to continue the business of said Fred Hartman as dealer in hats caps & furnishing goods &c at said City of Providence and as dealer in ready made clothing & furnishing goods &c at said Pawtucket and as soon as possible shall collect all the debts due me and after deducting the reasonable expenses of making and executing this deed of assignment and of executing the trusts herein created & including a reasonable compensation to himself for his services the said Joseph Schwarz shall apply and appropriate the money arising therefrom in the manner following viz

1st The said Joseph Schwarz shall pay and discharge in full if sufficient and if not pro rata the respective debts due and owing from said Fred Hartman to such creditors as shall within four months from the date hereof make and execute a release of all their claims and demands against the said Fred Hartman

2nd The said Joseph Schwarz shall pay and discharge out of the residue of money in his hands if there be any all the rest of the debts of the said Fred Hartman in full if sufficient and if not pro rata.

And I the said Fred Hartman do hereby constitute the said Joseph Schwarz my true and lawful attorney irrevocable with power of substitution in my name or in his name or otherwise as the case may require to do all such acts matters and things in the premises as the said Joseph Schwarz or his substitute shall deem necessary for the best interests of my creditors and for the execution of the trusts uses and purposes herein created as fully and effectually as I could do the same had not this assignment been made

And I the said Joseph Schwarz do hereby accept the preceding deed of assignment and do covenant to and with the said Fred Hartman his executors administrators and assigns that I will faithfully execute the uses trusts and purposes therein created In testimony whereof we have hereunto set our hands and seals this ninth day of May A.D. 1876

Signed sealed & delivered in presence of Stephen Essex — Fred Hartman (25) — Joseph Schwarz (25)

Recorded May 9th 1876 at 4.45 P.M. Witness F.H. Williamson Recorder of Deeds.

Know all men by these Presents

That the Providence Institution for Savings an institution legally incorporated by the General Assembly of the State of Rhode Island and established and doing business in the City of Providence being the mortgagee named in a certain mortgage deed executed by Thomas J. Hill of the City of Providence in said State dated April 9th A.D. 1870 and recorded in Real Estate Mortgage Book No 41 page 497 of the Records of Deeds in the Recorders Office in said City for and in consideration of the sum of one dollar to it paid by Henry Holden of said City the receipt whereof is hereby acknowledged does hereby release to the said Henry Holden his heirs and assigns from the operation of said mortgage deed all the right title interest property claim and demand which the said corporation now has or of right ought to have or claim in and to One certain lot of land with all the improvements thereon situated on the southerly side of Lockwood Street in said city and is laid out and delineated as lot No 28 (twenty eight) on a plat entitled "Plan of part of the Isaac Field Estate in Providence R.I. the original lay out between Lockwood and Allen Street was copied from plan made by B. Lockwood 1821 the whole surveyed Oct 1855 by John Howe" recorded in said office to which reference is hereby made said plat being on Plat Book 4 page 77 in said office

To have and to hold the same with all the rights privileges and appurtenances thereof or thereunto appertaining to the said Henry Holden his heirs and assigns forever . In testimony whereof said corporation has caused these presents to be signed and its corporate seal to be hereunto affixed this tenth day of May A.D. 1876 by S.C. Blodget the Treasurer thereof for this purpose duly authorized

In presence of Joseph C Ely

Providence Institution for Savings (L.S.) S.C. Blodget Treas.

State of Rhode Island & Providence Sc

In Providence this 10th day of May A.D. 1876 personally appeared the above named S.C. Blodget and acknowledged the above instrument by him executed for and on behalf of the above named Corporation to be its and his free and voluntary act and deed

Joseph C Ely Notary Public

Recorded May 10. 1876 at 1.30 P.M. Witness F.H. Williamson Recorder of Deeds.

Know all men by these Presents

That I Stephen H. Andrews of the City of Providence in the County of Providence and State of Rhode Island in consideration of one dollar to me paid by Charlotte S. Packard daughter of said Stephen H. Andrews of said City the receipt whereof is hereby acknowledged do hereby demise lease and to farm let unto said Charlotte S. Packard the upper tenement of my house number ten (2) Andrew Street in said City it being the same tenement rooms apartments and appurtenances now used and occupied by her said Charlotte S. Packard and her family

To have and to hold the same with the appurtenances unto said Charlotte S. Packard for the term of her natural life And the said Stephen H. Andrews for himself and his heirs doth covenant and agree to and with said Charlotte S. Packard as follows That she said Charlotte S Packard shall and may lawfully and quietly and peaceably have hold and enjoy the aforedemised premises and the appurtenances thereof for and during the said term of her natural life without lawful let or hindrance of any person whatsoever

That in case said premises or any part thereof shall be destroyed or rendered untenantable by fire or other inevitable accident that he said Stephen H. Andrews or his heirs will repair the same forthwith That he said Stephen H. Andrews or his heirs shall and will pay all taxes that are now or may hereafter be assessed against against the premises during said term and shall and will keep the said premises wind and weather tight and in good order and repair during said term That he the said Stephen H. Andrews or his heirs shall and will pay all taxes for street improvements and all assessments for street improvements and for construction of sewers that may be made during said term of the natural life of said Charlotte S. Packard upon said premises herein and hereby leased and demised

And I Julia A Andrews wife of the said Stephen H. Andrews in consideration of the sum paid as aforesaid do hereby release and quitclaim unto the said Charlotte S Packard all my right of dower in and to the aforegranted premises for the term of the natural life of the said Charlotte S. Packard

In testimony whereof we have hereunto set our hands and seals this seventeenth day of April A.D one thousand eight hundred and seventy six

Signed sealed & delivered in presence of The word "forever" was erased before signing & sealing hereof Stephen Essex

Stephen H. Andrews (L.S.)

Julia A Andrews (L.S.)

State of Rhode Island Providence Sc

In Providence this seventeenth (17) day of April A.D. 1876 then Stephen H. Andrews personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Stephen Essex Justice of the Peace

Recorded May 11 1876 at 9.45 a.m. Witness F.H. Williamson Recorder of Deeds.

Know all men by these Presents

That I Thomas Mc Cusker of the City of Providence County of Providence State of Rhode Island in consideration of five hundred and fifty dollars paid by Thomas Grimes of the City of Providence State of Rhode Island the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Thomas Grimes the following goods and chattels namely One stove and furniture One table One show case five stools three tin pans one chair one teapot three tin measures one bbl stock ale one castor two ale pitchers four jugs two oyster cans eighteen tumblers two sinks one five gall keg one eighth keg pigs feet five pies ½ bushel mixed nuts fifteen lbs mixed candies one ½ doz oranges & lemons one clock five lamps six lbls of dates one ale pump one looking glass eight bottles soda one water pail one gall vinegar twenty four plates four cups and saucers six nappies three oyster plates six spruce bottles one pair scales & uprights fifteen candy jars also one wooden building No 17 Washington Street City and good will of same shop all the above goods are in the store on Washington St. this City

To have and to hold all and singular the said goods and chattels to the said Thomas Grimes and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all incumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said Thomas Mc Cusker hereunto set my hand and seal this tenth day of May in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of
John C. Mc Ginn
James Masterson

Thomas Mc Cusker no seal

Recorded May 11. 1876 at 4.40 P.M. Witness G. A. Williamson

Recorder of Deeds.

Whereas

Patrick Toolan of Providence Rhode Island on the eighth day of April 1873 executed to Patrick Coakley of said Providence a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of five hundred dollars bearing even date with said deed of mortgage and made by said Patrick Toolan payable to said Patrick Coakley or order in two years after date with interest at the rate of ten per cent per annum payable semi annually see real estate mortgage book number

60 page 263 of the land records of said Providence where said deed of mortgage is recorded and in which said deed of mortgage were certain powers of sale in case of default in the payment of said note secured thereby and

Whereas Patrick Coakley the owner of said deed of mortgage afterwards assigned and transferred the same together with all the rights privileges and powers under and by virtue thereof to Bernard Mc Guinness of said Providence said assignment and transfer being recorded in the land records of said Providence and

Whereas default was made in the payment of said note and said default continued for more than ten days and Whereas said Bernard Mc Guinness advertised said mortgaged premises for sale at public auction in the Rhode Island Country Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the sixth day of May 1876 Margaret Toolan of said Providence being the highest bidder for the said mortgaged premises became the purchaser thereof for the sum of two hundred and twenty five dollars

Now therefore I the said Bernard Mc Guinness for and in consideration of said sum of two hundred and twenty five dollars to me paid by said Margaret Toolan the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage and the said assignment thereof grant bargain sell and convey to said Margaret Toolan her heirs and assigns forever Those two certain lots of land with all the buildings and improvements thereon situated in the ninth ward of said Providence (formerly a part of Cranston) and laid out and designated as lots numbered 144 (one hundred and forty four) and 145 (one hundred and forty five) in Section L on the Elmwood Nursery Plat No 1 (one) a copy of which said plat is on record in the Recorders Office in said Providence in plat book 4 at page 8. being the same estate conveyed to said Patrick Toolan by deed recorded in said Providence in book No 192 page 68 for recording deeds of real estate

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Margaret Toolan her heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this eighth day of May eighteen hundred and seventy six

In presence of
E. R. Holden

Bernard Mc Guinness (L.S.)

State of Rhode Island &c Providence ss In Providence this eighth day of May 1876 then and there Bernard Mc Guinness acknowledged the aforegoing to be his free act and deed

Edwin R. Holden Notary Public

Recorded May 12. 1876 at 1.20 P.M. Witness G. A. Williamson

Recorder of Deeds.

NOTE { SEE DEED BOOK NO. 295 PAGE 420

This Indenture

Made & executed this twelfth (12th) day of May A.D. 1876 by and between George S. Dorr of the City and County of Providence in the State of Rhode Island &c of the first part and George W. Hall of said City of the second part Witnesseth That whereas the said Dorr is indebted to divers persons in divers sums of money and is desirous of appropriating his property to the payment of the same Now therefore know ye that I the said George S. Dorr in consideration of one dollar paid me by the said Hall and in further consideration of the covenants agreements and trusts hereinafter contained on the part of the said Hall to be kept performed & executed do hereby grant bargain sell convey assign transfer and deliver & set over unto him the said Hall his heirs executors administrators and assigns all and all manner of property goods chattels debts effects choses in action real estate and every and all other property & estate of every name & nature whatsoever and wheresoever lying or being of which I am the lawful owner or to which I am in any way entitled or which I have a right to claim or have excepting only such and so much as is exempt from attachment by law

To have and to hold the same unto him the said George W. Hall his heirs executors administrators and assigns forever In trust nevertheless and for the uses ends and purposes following and no others viz First - to pay all expenses incident to or growing out of the preparation of this deed and the execution of the trusts herein declared including a reasonable compensation therefor to said Hall Second - to pay all the just debts of him the said George S. Dorr which shall be exhibited and proved to him the said Hall within six months from the date hereof in full if there be a sufficiency of said bargained and assigned property therefor and if there be not a sufficiency to pay said debts in full then to pay them pro rata in proportion to the amount of said respective debts. Third Should any surplus remain after payment of the several debts aforesaid then to pay and satisfy all other creditors of said Dorr the amount of their respective claims in full if there be a sufficiency of said surplus therefor & if said surplus is insufficient therefor then ratably in proportion to their respective claims Fourthly Should any surplus remain after payment of all the aforesaid expenses charges and debts then said Hall shall return said surplus to said Dorr his heirs executors administrators & assigns with a full account of his doings in the premises

And the said George S. Dorr for himself his heirs executors & administrators doth covenant and agree to & with said Hall & his legal representatives & his successors in this trust that they will make all and every such other & further conveyance and execute all & every such other & further deed release and assignment as may be proper & necessary to the full complete & perfect performance of the trusts herein & hereby created & declared And the said George W. Hall for himself & for his heirs executors & administrators doth hereby covenant & agree to and with said George S. Dorr his heirs executors and administrators that he said Hall doth hereby accept said trusts & that he will honestly & faithfully & to the best of his ability execute the same

In testimony whereof the said parties have hereto respectively set their hands and seals the day and year first aforewritten

Signed sealed and delivered in presence of Geo. H. Browne

George S. Dorr (Ls)

Geo. W. Hall (Ls)

State of Rhode Island & Providence Plantations Providence sc In the City of Providence this 12th day of May A.D. 1876 personally came the within & above named George S. Dorr & acknowledged the aforegoing instrument by him signed to be his free act & deed before me

George H. Browne
Notary Public

Recorded May 12. 1876 at 2.20 P.M. Witness G. W. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Simon Peyser of the City of Providence in the County of Providence and State of Rhode Island in consideration of twenty five hundred dollars to me paid by Alexander Goldberg and Samuel Caskell both of New York City in the State of New York copartners as Goldberg & Caskell the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Goldberg & Caskell the following goods and chattels namely all of the stock of goods and merchandise now in the store number eighty three North Main Street in said City of Providence and fixtures and lease of store To have and to hold all and singular the said goods and chattels to the said Goldberg & Caskell and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of said goods and chattels that they are free from all incumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said Simon Peyser hereunto set my hand and seal this ninth day of May in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Stephen Cesser

Simon Peyser (Ls)

Recorded May 12. 1876 at 2.55 P.m. Witness G. W. Williamson
Recorder of Deeds.

To all Persons to whom these Presents shall come

I George C. Calef of the Town of Johnston State of Rhode Island Send Greeting

Whereas George W. Babcock and Eliza C. Babcock his wife on the eleventh day of March A.D. 1875 executed a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of five thousand ($5000) dollars bearing even date with said deed of mortgage and made by said George W. Babcock payable to said George C. Calef or order in six months from date without interest but if not paid at maturity to draw interest at the rate of twelve per cent per annum payable semi annually in advance until said principal sum is paid and all instalments of interest in arrears to draw interest at the same rate until paid and in which said mortgage were certain powers of sale in case of default in the payment of said note or interest as will appear by reference to the record of said mortgage in real estate mortgage book No 74 at page 119 in the office of the Recorder of Deeds in the City of Providence State aforesaid

And whereas default was made in the payment of said note and the interest due on said note and said default continued for more than ten days

And whereas said George C. Calef advertised said premises for sale in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the eighth day of May A.D. 1876 Wm F. Macomber being the highest bidder for said mortgaged premises became the purchaser thereof

Now therefore I the said George C. Calef in consideration of the sum of seventeen hundred dollars to me paid by said Wm F. Macomber said sum being the amount bid by him for said mortgaged premises over and above a mortgage of fifteen thousand dollars with the interest accrued and a sewer tax assessed by the City of Providence on said mortgaged premises said incumbrances mortgage interest and sewer tax amounting to sixteen thousand five hundred twenty nine & 82/100 dollars the receipt of which said sum is hereby acknowledged do hereby by virtue of the power conferred upon me by said deed of mortgage grant bargain sell and convey to said Wm F. Macomber his heirs and assigns forever One certain lot of land with all the buildings &c thereon situate at the northwesterly corner of Richmond and Clifford Streets in said City of Providence and bounded easterly on Richmond Street about 95 (ninety five) feet southerly on said Clifford Street about 90 (ninety) feet westerly on land now or formerly belonging to Sarah C. H. Day about 95 (ninety five) feet and northerly partly on land of George W. Babcock and partly on land of Eliza J. Ladd about 90 (ninety) feet Being the same premises conveyed to said George W. Babcock by deed from Israel B. Salisbury attorney of Latham H. Babcock dated April 19th 1851 and recorded in book 123 at page 194 of the records of deeds in said Providence To have and to hold the aforegranted premises with

all the appurtenances thereof to said Wm F. Macomber his heirs and assigns forever subject to the encumbrances aforesaid

In testimony whereof I have hereunto set my hand and seal this eighth day of May A.D. 1876

Signed in presence of
William H. Hall

George C. Calef (Seal)

State of Rhode Island &c In the City of Providence this 12th day of May A.D. 1876 George C. Calef acknowledged the above instrument by him signed to be his free and voluntary act and deed

Before me William H. Hall
Notary Public

Recorded May 12. 1876 at 4.50 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

$1.00

That I Loyora Davis of the City and County of Providence in the State of Rhode Island in consideration of the sum of six hundred and eight dollars to me paid by Thomas Davis 2nd of said City of Providence the receipt whereof is hereby acknowledged do hereby give grant remise release and forever quitclaim unto the said Thomas Davis 2nd his heirs and assigns forever all my right title and interest in and to one certain lot of land situate in North Providence in said County and State and on the easterly side of the Providence and Pawtucket Turnpike Road & contains four acres and eighty nine & 5/8 rods of land & thus bounded & described - Beginning at the south westerly corner of said land at a stub drove in the ground on the east line of said pike road thence running north 27° 40' east with said road three hundred fifteen & 1/4 feet to centre of Pedges Wall thence south 67° 18' east with Pedges land six hundred eighty nine 1/2 feet to end of the wall thence south 23° 05' west with land of Asa P. Chace two hundred twelve & 1/2 feet to a stub drove in the ground in the middle of the lane thence north 67° 52' west with the centre of said lane one hundred twenty six 1/2 feet to a stub drove in the ground thence north 72° 10' west with the centre of said lane six hundred four 1/2 feet to the place of beginning

Being the same interest conveyed to me by deed from Asa P. Chace on record in the Town Clerks office in said North Providence in book 18 page 504

To have and to hold the above released premises with all the hereditaments appurtenances to the same belonging to the said Thomas Davis 2nd his heirs and assigns to his and their use and behoof forever And I the said Loyora Davis for myself and for my heirs executors and administrators do covenant with the said Thomas Davis 2nd his heirs and assigns that the premises are free from all incumbrances made or suffered by me and that I will and my heirs executors and

administrators shall warrant and defend the same to the said Thomas Davis 2d his heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under me but against none other

In witness where of I the said Lydia Davis have hereunto set my hand and seal this the eighth day of March in the year of our Lord eighteen hundred and sixty four

Signed sealed and delivered
in presence of us
H. Sturges Davis Emily F. Angell

Lydia Davis (L.S.)

City and County of Providence ss June 3d 1864 Then personally appeared the above named Lydia Davis and acknowledged the above instrument to be her free act and deed before me

Henry Martin
Justice of the Peace

Recorded May 13. 1876
at 12.15 P.M. } Witness E.M. Williamson

Recorder of Deeds.

Whereas Daniel Sullivan of Providence Rhode Island on the sixteenth day of September 1875 executed to Charles C. Weaver of East Providence a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of fifteen hundred dollars bearing even date with said deed of mortgage and made by said Daniel Sullivan payable to said Charles C. Weaver or order one year after date with interest at the rate of eight per cent per annum payable semi annually see real estate mortgage book No 77 page 287 of the land records of said Providence where said mortgage is recorded and

Whereas in which said deed of mortgage were certain powers of sale in case of default in the payment of said note secured thereby and

Whereas default was made in the payment of said note and said default continued for more than ten days and Whereas said Charles C. Weaver advertised said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and Whereas at the public auction held in pursuance of said advertisement on the sixth day of May 1876 Catherine McGann of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of seventeen hundred and thirty dollars

Now therefore I the said Charles C. Weaver for and in consideration of said sum of seventeen hundred and thirty dollars to me paid by said Catherine McGann the receipt of which said sum I hereby acknowledge hereby by virtue of the power conferred upon me by said deed of mortgage grant bargain sell and convey to said

Catherine McGann her heirs and assigns forever A lot of land with all the buildings and improvements thereon situate in the northerly part of said Providence and is laid out and described as follows bounded easterly on Polk Street forty feet (40') and holding that width extends back from said Street eighty five feet (85) Being the same premises conveyed to Daniel Sullivan by deed recorded in the land records of said Providence in deed book No 254 page 181

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Catherine McGann her heirs and assigns forever

In testimony where of I have hereunto set my hand and seal this eighth day of May eighteen hundred and seventy six

Signed sealed and delivered
in presence of
Bernard McGuinness

Charles C. Weaver (L.S.)

State of Rhode Island & Providence ss In Providence this 13th day of May A.D. 1876 then and there Charles C. Weaver acknowledged the aforegoing instrument by him signed to be his free and voluntary act and deed

Before me Bernard McGuinness
Notary Public

Recorded May 13. 1876
at 12.30 P.M. } Witness E.M. Williamson

Recorder of Deeds.

To all Persons to whom these Presents shall Come

The City Savings Bank a corporation created by the General Assembly of the State of Rhode Island and located at the City of Providence in said State Sends Greeting

Whereas by a certain mortgage deed from George Bishton and Jennie M. Bishton his wife to said City Savings Bank dated September 17th A.D. 1875 and recorded in the land records of said Providence in real estate mortgage book No 76 page 317 the premises hereinafter described were conveyed to said City Savings Bank in fee with a proviso or condition therein expressed for making the same void if the said grantors their heirs executors administrators or assigns should pay unto the said City Savings Bank its successors or assigns the sum of six thousand dollars in one year from the date of said mortgage with interest thereon at the rate of seven per centum per annum payable semi annually in advance till said principal sum was paid whether at or after maturity and all instalments of said interest in arrear to carry interest at the rate aforesaid till paid and should also pay all taxes and assessments of every kind levied or assessed upon said premises And in and by which said mortgage deed it is provided that if default should be made in the payment of the money above mentioned or of said interest at the times aforesaid or of the taxes or assessments aforesaid

as the same become payable or of any or either of them or of any part thereof it should be lawful for the said City Savings Bank to sell and dispose of said premises and the benefit and equity of redemption of the said grantors their heirs executors administrators and assigns therein at public auction first giving notice of the time and place of sale by publishing the same at least once each week for three successive weeks in some newspaper printed in said City of Providence and such sale to be upon said premises or elsewhere as specified in such notice and in its or their own name or names to make execute and deliver to the purchaser thereof a good and sufficient deed of the same in fee simple as by the said mortgage deed reference thereunto is hereby had will more fully and at large appear And whereas default was made in the payment of the interest on the said sum of six thousand dollars which became due and payable in advance for the period of six months next following the expiration of six months after the day of the date of said mortgage by reason whereof said City Savings Bank afterwards gave notice that said premises would be sold by public auction by virtue of said power of sale on Tuesday May 9th 1876 at 12 o'clock M on the premises by publishing the same on the 10th 13th 17th 20th 24th and 27th days of April A.D. 1876 and the 1st 4th and 8th days of May A.D. 1876 in the Manufacturers and Farmers Journal a newspaper printed in said Providence and said City Savings Bank afterwards and on Tuesday the ninth day of May A.D. 1876 at twelve o'clock at noon caused said premises to be put up for sale by public auction upon said premises and the same were then and there sold to Sylvester R. Jackson of said Providence at and for the price or sum of sixty eight hundred and sixty dollars he being the highest bidder and that being the highest and best price bidden for the same

Now know ye that in consideration of the premises and of the sum of sixty eight hundred and sixty dollars paid by said Sylvester R. Jackson to said City Savings Bank (the receipt whereof is hereby acknowledged) and pursuant to and by force and virtue and in exercise and execution of the power or authority to the said City Savings Bank for this purpose given or limited by the said mortgage and of every and any other power or authority in any wise enabling it in this behalf it the said City Savings Bank doth hereby grant bargain sell convey and confirm unto the said Sylvester R. Jackson his heirs and assigns forever. That certain lot of land with all the buildings and improvements thereon situate on the southerly side of Friendship Street in said City of Providence and is laid out and designated as lot number nine (9) on a plat of the Field land made by Isaac Mathewson May 1828 and recorded in the office of the Recorder of Deeds in said City of Providence and in deed book No 23 (twenty three) page 452 (four hundred and fifty two) reference thereunto is hereby had Said lot measures 40 (forty) feet on Friendship Street and holding that width extends back 95 (ninety five) feet and is bounded westerly by land now or formerly of William Gardiner southerly by land now or formerly of Charles H. George easterly by land now or formerly of Jane M. Graham and northerly by said Friendship Street being the same

premises that were conveyed to the said Jennie M. Brighton by deed from James L. Marston dated April 27th 1875 and recorded in the land records of said Providence in deed book No 250 page 479 reference thereunto is hereby had

To have and to hold said premises with the appurtenances thereof unto and to the use of the said Sylvester R. Jackson his heirs and assigns forever

In witness whereof said City Savings Bank hath caused these presents to be executed and its corporate seal to be hereto affixed by James E. Cranston its treasurer this thirteenth day of May A.D. eighteen hundred and seventy six

Signed sealed & delivered in presence of J. G. Markland

City Savings Bank (25)
by James E. Cranston Tr.

State of Rhode Island City of Providence ss May 13th 1876 Then & there the above named James E. Cranston personally appeared before me and acknowledged the above instrument by him signed to be his free and voluntary act and deed and the free & voluntary act and deed of the above named City Savings Bank

J. G. Markland
Justice of the Peace

Recorded May 13. 1876 at 1 P.M. Witness H. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I George E. Matheuson of the City of Providence in the County of Providence and State of Rhode Island for and in consideration of the sum of One dollar to me paid by Daniel H. Matheuson of said City of Providence the receipt whereof I do hereby acknowledge have remised released and forever quitclaimed and by these presents do remise release and forever quitclaim unto the said Daniel H. Matheuson his heirs and assigns forever all the right title interest property claim and demand which I am have or of right ought to have or claim in and to -

A certain lot or parcel of land with all the buildings and improvements thereon situate in the westerly part of said City of Providence and bounded and described as follows - Beginning at the southwest corner of said lot at the corner of Dean and Cottage Streets thence easterly bounded southerly on said Cottage Street sixty eight feet and three inches thence northerly bounded easterly on land of said Daniel H. Matheuson sixty seven feet and nine inches thence westerly bounded northerly on land of P. T. Barnum sixty two feet to Dean Street thence southerly bounded westerly on said Dean Street seventy seven feet and three inches to the place of beginning To have and to hold the same with all the rights privileges and appurtenances thereof or thereunto appertaining to the said Daniel H. Matheuson his

heirs and assigns forever subject to incumbrances as they appear of record And I the aforenamed George E Mathewson for myself and for my heirs executors and administrators do covenant with said Daniel K Mathewson his heirs and assigns that I will warrant and defend the aforedescribed premises to the said Daniel K. Mathewson his heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under me except said encumbrances of record

In testimony whereof I have hereunto set my hand and seal this thirteenth day of May in the year of our Lord one thousand eight hundred and seventy six

Signed sealed & delivered
in presence of Stephen Essex } Geo. E. Mathewson (L.S.)

State of Rhode Island Providence sc In Providence this thirteenth day of May A.D.1876 Then George E. Mathewson personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Stephen Essex
Justice of the Peace

Recorded May 13. 1876 at 2. P.M. } Witness C. A. Williamson
Recorder of Deeds.

Memorandum of Agreement

By and between the High Street Bank a corporation legally established and doing business in the City of Providence and State of Rhode Island party of the first part and Thomas Remington of said Providence party of the second part

Witnesseth That whereas the party of first part are about to erect a permanent building on their lot on the southerly side of High Street adjoining land owned by the party of the second part it is agreed that the dividing wall shall stand eight inches on the land of the party of the first part and eight inches on the land of the party of the second part that it shall be a good wall of brick the first story of which shall be sixteen inches thick the upper stories twelve inches thick and in every way suitable for the purpose intended as a partition wall between the two estates that the party of the second part his heirs or assigns shall have right to use said wall as a division wall by cutting his joists into it in a proper manner so as not to injure it unnecessarily he or they paying to said party of the first part one half the value of said wall when so used by the party of the second part the value to be appraised by any two Masons that said parties may agree upon at the time of such occupancy Said wall is to extend sixty feet from the front on High Street

And it is further agreed that the party of the second part may whenever he exercise the above named division wall extend said wall to the length of eighty feet from said High Street one half the thickness of said extension to be upon the land of the party of the first part but wholly at the expense of the party of the second part

In witness whereof we have hereunto set our hands and seals this

twelfth day of May 1876
In presence of

The High Street Bank
by
Aaron B. Curry Prest. (L.S.)
E Allen Cashier (L.S.)
Thomas Remington (L.S.)

In the City and County of Providence in the State of Rhode Island this thirteenth day of May A.D. 1876 Then personally appeared Aaron B. Curry President and E Allen Cashier of High St Bank also Thomas Remington and acknowledged the above by them signed to be their free voluntary act and deed

Before me John W. Steward
Justice of the Peace

Recorded May 13th 1876 at 2.35 P.M. } Witness C. A. Williamson
Recorder of Deeds.

To all Persons to whom these Presents shall come

I William A. Price of the Town of Johnston State of Rhode Island Send Greeting Whereas Samuel Allen Juliet A. Allen Sylvester Allen Sarah A. Allen Henry W. Allen Esther A. Allen Stella C. Allen Emmie F. Allen Esther W. Allen Ida F. Allen and Clara Allen on the twentieth day of January A.D. 1875 executed a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of Fifteen hundred dollars bearing even date with said deed of mortgage and made by said Samuel Allen payable to said William A. Price or order in one year after date with interest at ten per cent per annum till said principal is paid whether at or after maturity of said note payable semi-annually in advance and in which said mortgage were certain powers of sale in case of default in the payment of said note or interest as will appear by reference to the record of said mortgage in Real Estate Mortgage Book No. 72 at page 245 in the office of the Recorder of Deeds in the City of Providence State aforesaid

And whereas default was made in the payment of said note and the interest due thereon and said default continued for more than ten days And whereas said William A. Price advertised said premises for sale in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the eleventh day of May A.D. 1876 Esther W. Allen wife Samuel Allen being the highest bidder for said mortgaged premises became the purchaser thereof

Now therefore I the said William A. Price in consideration of the sum of Fifteen hundred dollars to me paid by said Esther W. Allen (said sum being the amount

bed by her for said mortgaged premises) the receipt of which said sum is hereby acknowledged do hereby by virtue of the power conferred upon me by said deed of mortgage grant bargain sell and convey to said Esther W. Allen her heirs and assigns forever

A certain lot of land with all the buildings &c situated on the westerly side of Eisnald Street in said Providence being the same numbered 516 (five hundred sixteen) on plat of house lots belonging to J. G. Eisnald being a part of the Wm Almy estate on Broadway by N. B. Schubarth 1870 recorded in the Land Records of said Providence in Plat Book 7 at page 32 Reference thereto being had

To have and to hold the aforegranted premises with all the appurtenances thereto to said Esther W. Allen her heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this eleventh day of May A. D. 1876

In presence of
Wm F. Macomber

William A. Price (L)

State of Rhode Island &c In the City of Providence this 13th day of May A. D. 1876 Wm A. Price acknowledged the above instrument by him signed to be his free and voluntary act and deed

Before me William F. Macomber
Justice of the Peace

Recorded May 13th 1876
at 3 P M

Witness G. W. Williamson
Recorder of Deeds.

Know all men by these Presents

That I John B. Allen of the City and County of Providence for and in consideration of the sum of Ten dollars to me paid by George W. Hall of said City the receipt of which is hereby acknowledged and of the uses trusts and purposes hereinafter created do hereby bargain sell assign set over and convey unto him said George W. Hall his heirs executors administrators and assigns all my estate real personal and mixed and wherever situated except what is exempt from attachment by law

To have and to hold all and singular the same to him his heirs executors administrators and assigns forever But upon the special trusts as follows to wit to take immediate possession of the same and the same within such time and by such means as he shall deem most for the advantage of my creditors for whose benefit this conveyance is made to convert into money and the said money to apply and appropriate as follows

First to pay all expenses of making and executing this instrument and all expense of executing the trusts herein contained including a reasonable compensation to him for his services therein Second out of the same if sufficient to pay my creditors in full if sufficient and if not pro-rata Third the balance if any to pay over to me

my heirs executors administrators or assigns or such person as I may in writing appoint

And I the said John B. Allen do hereby constitute and appoint the said George W. Hall my true and lawful attorney irrevocable with power of substitution in my name or in his name or otherwise as the case may require to do all such acts matters and things in the premises as the said George W. Hall or his substitutes shall deem necessary for the best interests of my creditors and for the execution of the trusts uses and purposes herein created as fully and effectually as I could do the same had not this assignment been made

And I the said George W. Hall do hereby accept the preceding deed of assignment and do covenant to and with the said John B. Allen his executors administrators and assigns that I will faithfully execute the uses trusts and purposes therein contained

In testimony whereof we have hereto set our hands and seals this sixteenth day of May A. D. 1876

John B. Allen (L)

Geo. W. Hall (L)

State of Rhode Island Providence ss In the City of Providence this sixteenth day of May A. D. 1876 personally appeared before me John B. Allen and George W. Hall and severally acknowledged the foregoing instrument by them signed to be their free act and deed

Louis L. Angell
Notary Public

Recorded May 16th 1876
at 9.35 A M

Witness G. W. Williamson
Recorder of Deeds.

To all People to whom these Presents shall come

I Lyman Upham Deputy Sheriff for the County of Providence Send Greeting

Whereas an execution against George McCarron of the City and County of Providence in the State of Rhode Island at the suit of Patrick Campbell of said Providence was by me the said Lyman Upham Deputy Sheriff on the tenth (10th) day of November A. D. 1875 at nine o'clock A. M. levied on all the right title and interest which the said George McCarron had in and to the following described real estate viz A certain lot of land situate in said City of Providence and described as follows viz lot number twenty nine on plat of house lots surveyed and platted by B. Lockwood 1837 recorded in the Recorder of Deeds office in book of plats No 1 at pages 28 and 29 being lot No 472 on plat No 28 of the Assessors of Taxes of said Providence And whereas on the twelfth (12th) day of February A. D. 1876

all the right title & interest of the said George Mc Carron in the premises aforesaid were by me the said Lyman Upham Deputy Sheriff as aforesaid sold at public auction for the satisfaction of the said execution to Patrick Campbell aforesaid who was the highest bidder for the same for the sum of fifty dollars which the said Patrick Campbell has since well and truly paid me the said Lyman Upham Deputy Sheriff

Now know ye that by force and virtue of the law in such cases made and provided I the said Lyman Upham Deputy Sheriff in consideration of the sum of money paid unto me as aforesaid do by these presents bargain sell assign and set over unto the said Patrick Campbell his heirs and assigns forever all the right title & interest of the said George Mc Carron of in and to the said premises and appurtenances on the seventeenth (17th) day of May A.D. eighteen hundred and seventy five at four o'clock in the afternoon being the time of the attachment on the original suit on said suit

To have and to hold the said premises and appurtenances to the said Patrick Campbell his heirs and assigns forever

In witness whereof I have hereunto set my hand and seal in my said capacity as Deputy Sheriff this twelfth (12th) day of February A.D. 1876

Signed sealed and delivered
in presence of
Charles E. Gorman

Lyman Upham (L.S.)
Deputy Sheriff

Providence ss May 13th 1876 Then personally appeared the above named Lyman Upham Deputy Sheriff and acknowledged the foregoing instrument by him signed in his said capacity as Deputy Sheriff to be his free act and deed

Before me Charles E. Gorman
Justice of the Peace

Recorded May 16. 1876
at 2.25 P.M. } Witness G. A. Williamson
Recorder of Deeds.

This Indenture of three Parts

Made and entered into this tenth day of May A.D. 1876 by and between Jane Neely of the City of Providence in the State of Rhode Island as party of the first part Thomas Mc Cusker and Mary Mc Cusker his wife of said City as parties of the second part and Owen Mc Alear and Bridget Mc Alear his wife of said City as parties of the third part Witnesseth That whereas said parties are the owners of land adjoining to and on the north and south sides of that certain gangway in said City known as Head Street the same leading easterly from Hewitt Street And whereas said parties are all desirous that said gangway should be closed and desire and have agreed that the parties of each said part their heirs and assigns should hold to their sole use and in severalty as between said sets of parties that part of said strip of land formerly used as a gangway as aforesaid

adjoining their several estates upto the middle line of said strip of land and that free from all rights of way over said portion in favor of other parties

Now therefore we the said parties of the first and second parts for and in consideration of the sum of one dollar and the subsequent conveyances to us hereinafter made do hereby grant bargain sell and convey remise release and forever quitclaim to said parties of the third part their heirs and assigns that portion of said strip of land formerly a gangway as aforesaid adjoining their said present estate upto the middle line of said gangway or strip of land and bounded as follows northerly on their said estate on which it measures fifty four (54) feet easterly on land hereinafter released to said parties of the second part on which it measures seven and one half (7½) feet southerly on land hereinafter released to said party of the first part on which it measures fifty four feet (54) and westerly on Hewitt Street on which it measures seven and one half (7½) feet and all rights of way over said above described strip of land To have and to hold to said parties of the third part their heirs and assigns with the appurtenances thereto belonging to their own use forever

And we said parties of the first and third parts for and in consideration of the sum of one dollar and the conveyances to us herein made do grant bargain sell and convey remise release and forever quitclaim to said parties of the second part the heirs and assigns that portion of said strip of land formerly a gangway as aforesaid adjoining their said present estate upto the middle line of said gangway or strip of land and bounded as follows northerly on their said estate on which it measures about ninety four and 7/10 (94 7) feet easterly on land of Michael Golrick on which it measures about seven and one half (7½) feet southerly on land hereinafter released to said party of the first part about one hundred (100) feet be the same more or less and westerly on land above released to said parties of the third part on which it measures about seven and one half (7½) feet and all rights of way over said above described strip of land

To have and to hold to said parties of the second part their heirs and assigns to their own use forever And we said parties of the second and third parts for and in consideration of the sum of one dollar and the conveyances to us herein contained do grant bargain sell and convey remise release and forever quitclaim to her said party of the first part her heirs and assigns that portion of said strip of land formerly a gangway as aforesaid adjoining her said estate (the same running the whole length of the southern side of said gangway) upto the middle line of said gangway or strip of land and bounded as follows northerly partly on land hereinbefore released to said parties of the second part partly on land released to said parties of the third part easterly on land of said Michael Golrick on which it measures seven and one half (7½) feet southerly on her present estate and westerly on Hewitt Street on which it measures seven and one half (7½) feet and all rights of way over said above described strip of land

To have and to hold to said party of the first part her heirs and assigns to her and their own use forever

In testimony whereof we have interchangeably set our hands and seals the

day and year above written

Signed and sealed in presence of
The words "as aforesaid" and "tens"
first interlined
Joseph C. Ely

Jane (her mark) X Neely (Ls)
Thomas Mc Cusker (Ls)
Mary Mc Cusker (Ls)
Owen Mc Klear (Ls)
Bridget Mc Allear (Ls)

State of Rhode Island

Providence sc May 10th 1876 the within named Jane Neely (single woman) Thomas Mc Cusker and Owen Mc Klear personally appeared before me and severally acknowledged the within to be their free and voluntary act and deed. And at the same place on May 12th 1876 said Mary wife of Thomas Mc Cusker and on May 10th 1876 said Bridget wife of Owen Mc Klear personally appeared before me and being by me examined separately and apart from their said husbands acknowledged the within instrument by them signed which was shown and explained to them by me to be their free and voluntary act and deed and declared to me that they did not wish to retract the same

Joseph C. Ely
Notary Public

Recorded May 16. 1876 at 12. m. } Witness J. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas by deed recorded in the Recorders Office in the City of Providence R. I. in mortgage book No 64 page 295 Andrew Ford of the Town of Cranston in said State conveyed the land and estate therein described in fee and in mortgage to John W. Butts of East Providence in said State to secure the payment to said John W. Butts of a certain promissory note in said deed described together with semi annual interest on said note as therein mentioned and with power to said John W. Butts on default in the payment of said note or said semi annual interest to sell and convey said land and estate for the payment thereof all of which by reference hereby made to said deed will more fully and at large appear

And whereas default has been made in the payment of said note and said semi annual interest and such default has continued for the space of ten days and notice of the sale of said land and estate as hereinafter referred to has been after the expiration of said ten days given for twenty days by advertisement in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence as in said mortgage deed provided and at sale of said land and estate held on the eleventh day of May A.D. 1876 pursuant to said notice the same was sold to John W. Butts Jr. of said Providence who was the highest bidder therefor in the sum of twenty five hundred dollars

Now therefore I the said John W. Butts by virtue and in exercise of the power

to me granted in and by said deed and of every other power me hereunto enabling and for and in consideration of said sum of twenty five hundred dollars to me paid by said John W. Butts Jr. the receipt whereof is hereby acknowledged do hereby grant bargain sell and convey unto him the said John W. Butts Jr. his heirs and assigns forever

That lot of land with all the buildings and improvements thereon situate in that part of the City of Providence in said State formerly in the Town of Cranston bounded southerly on Colfax Street on which it measures (40) forty feet and holding that width extends back sixty three (63) feet to and bounding northerly on land of Frances C. Paxton easterly on land of John S. Clarke and westerly on land of Charles S. Abbotte or however the same may be bounded being the southerly portion of lot No fifty seven (57) on the "Josiah King Plat No 2" so called a copy of which plat is recorded in said Providence in book of plats No 9 page 11 reference to said plat being hereby made

Being the same premises described in and by the aforesaid deed.

To have and to hold the same with the privilege and appurtenances thereof unto and to the use of him the said John W. Butts Jr. his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this eleventh day of May A.D. 1876

Signed sealed and delivered in presence of D. A. Waldron } John W. Butts (Ls)

State of Rhode Island &c Providence sc In Providence this 15th day of May A.D. 1876 John W. Butts personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed

David A. Waldron
Notary Public

Recorded May 17. 1876 at 9.10 a.m. } Witness J. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That we William Dunn and Isaac S. White both of the City & County of Providence State of Rhode Island copartners as Dunn & White for and in consideration of the sum of One dollar to us paid by John D. Thurston of said City County and State and in further consideration of the trusts hereinafter created do hereby sell assign set over transfer and convey unto him the said John D. Thurston his heirs executors administrators and assigns forever All our copartnership property of every kind nature and description together with all our individual property except such as is exempt from attachment by law

To have and to hold the same to him the said John D. Thurston his heirs executors administrators and assigns forever In Trust for the following purposes

He shall as soon as practicable hereafter convert said property into cash either at pub

lic or private sale in his discretion and after reserving to himself therefrom a reasonable compensation for his services in the premises shall apply and appropriate the residue thereof as follows First to the payment in full if sufficient if not then ratably of the wages of the following named employees of said firm viz Michael Tobin George Stickles Henry Bayles John Imley William Healey John Legg Second To the payment in full if sufficient if not then ratably of those of my creditors who shall within sixty days from the date hereof execute a full release and discharge under seal of their respective claims and demands against said firm Third To the payment in full if sufficient if not then ratably of all my creditors in proportion to their respective demands according to me or our legal representatives for all sums over and above the amount required for the purposes aforesaid In witness whereof we have hereunto set our hands and seals this 18th day of May A.D. 1876

Signed sealed and delivered in presence of George Fuller — William Dunn (25) — Isaac S. White (25)

State of Rhode Island &c Providence ſc In Providence this eighteenth day of May A.D. 1876 then personally appeared William Dunn and Isaac S. White and acknowledged severally the foregoing instrument by them subscribed to be their free act and deed

George Fuller
Notary Public

Recorded May 18. 1876 at 2.50 P.m. } Witness G. H. Williamson
Recorder of Deeds.

Know all men by these Presents

That I William M. Bailey of the City and County of Providence and State of Rhode Island in my capacity of Assignee of Rufus Waterman of said City of Providence under and by virtue of an Assignment made and executed by him said Rufus Waterman to me said William M. Bailey dated December 28th 1875 and recorded in said City of Providence in the Office of the Recorder of Deeds in deed book No 256 at page 301 reference thereto being hereby had and made — in consideration of one thousand $^{00}/_{100}$ dollars to me as such assignee paid by Cornelia B. Comstock wife of Richard W. Comstock of said City of Providence the receipt whereof is hereby acknowledged do hereby grant bargain sell assign and convey unto said Cornelia B. Comstock her heirs and assigns forever all my right title interest and estate as assignee as aforesaid in and to the following described estate viz — A certain lot of land situated in the easterly part of said City of Providence bounded and described as follows viz beginning on the north side of Waterman Street at the southwesterly corner of land owned by said Cornelia B. Comstock thence running westerly on line of said Waterman

Street forty (40) feet to land of Alonzo Flint thence northerly on line of said land of Alonzo Flint one hundred and sixteen and twenty nine one hundredths ($116\,^{29}/_{100}$) feet to a gangway thence easterly on said gangway forty (40) feet to land of said Cornelia B. Comstock thence southerly on line of said land of Cornelia B. Comstock one hundred and sixteen and twenty nine one hundredths ($116\,^{29}/_{100}$) feet to the line of Waterman Street and place of beginning the same being the westerly half of lot number one hundred and forty seven 147 and the easterly half of lot number one hundred and forty eight (148) upon a certain plat entitled "Plot of part of an estate owned by the heirs of Nathan and Rufus Waterman surveyed and platted March 16th 1847 by Atwater & Schubarth copied by Schubarth & Haines December 6th 1849 which said plat is recorded in the Records of Land Evidence in said City of Providence in book of plats number three (3) at page thirty two (32) reference to said plot and said record thereof being hereby had for a further description of said premises hereby conveyed To have and to hold the same with all the rights privileges and appurtenances thereof to her the said Cornelia B. Comstock her heirs and assigns forever And I the said William M. Bailey assignee as aforesaid hereby covenant with said Cornelia B. Comstock her heirs and assigns to warrant and defend the aforegoing estate and premises to her the said Cornelia B. Comstock her heirs and assigns against the lawful claims and demands of all persons claiming by through or under me as assignee as aforesaid

In testimony whereof I William M. Bailey in my capacity of Assignee hereto set my hand and seal this tenth day of May A.D. 1876

Signed sealed and delivered in presence of W. M. Bailey Jr. — William M. Bailey (25) Assignee

State of Rhode Island &c Providence ſc In the City of Providence this eighteenth day of May A.D. 1876 William M. Bailey personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed as Assignee as therein named

W. M. Bailey Jr Notary Public

Recorded May 18. 1876 at 1.30 P.m. } Witness G. H. Williamson
Recorder of Deeds.

This Indenture

Made and entered into this eighteenth day of May A.D. 1876 by and between George L. Claflin of the City and County of Providence in the State of Rhode Island of the first part and Amos C. Barstow and Barnabas B. Hammond of said City of Providence of the second part Witnesseth That whereas the said George L. Claflin is indebted to diverse persons in divers sums of money on account of personal liability and of indorsements for others and otherwise and is desirous

of securing and appropriating his property effects and estates to the payment of his indebtedness and outstanding liabilities and liabilities accruing and to accrue

Now therefore the said George L. Claflin in consideration of one dollar to him paid by the said Amos C. Barstow and Barnabas B. Hammond and of the trusts hereinafter contained on the part of said Barstow and Hammond to be executed and performed doth by these presents grant alien bargain sell convey assign transfer and deliver over to said Barstow and Hammond as joint tenants their heirs executors administrators and assigns all and all manner of stocks whether manufacturing bank rail road or other kinds of stocks all chattels debts due him individually and all his interest in debts due the copartnership firm of George L. Claflin and Co. whether by note bond book account or otherwise and whether secured by pledges mortgages endorsements or otherwise all evidences of debt all choses of action and all his interest in choses of action of said firm of George L. Claflin & Co. and all other his personal property of every name or nature whether individual or held as a copartnership interest in said firm of George L. Claflin & Co. wherever being and in whose hands soever lying or being and whatever and in whatever relation or situation said property or interest therein which he said Claflin has in law or in equity individually or with others as copartner or otherwise and all his interest and estate therein except so much thereof however as is exempt from attachment by law.

Also all and singular the real estate and its appurtenances which belong to him or in which he has any interest or estate situate in the said City of Providence and wherever therein situate or in said Town of Pawtucket in said County of Providence or wherever else where in said County or elsewhere said real estate may be situated whether in this state or elsewhere Also all leasehold chattels real or other interests and estates in any and all real estate wherever situate that belong or belonged to me individually or in which I am interested as copartner or otherwise

To have and to hold said granted and bargained premises and property all and singular with their privileges and appurtenances unto the said Amos C. Barstow and Barnabas B. Hammond as joint tenants their heirs executors administrators and assigns but in trust and for the intents uses and purposes and with and under and subject to the powers and provisos hereinafter contained but also subject nevertheless to the following condition that is to say

Upon condition that if the said George L. Claflin his heirs executors or administrators or any one else for him or them shall within one year from the date hereof well and truly pay or cause to be paid all and singular the debts and liabilities of every name and nature now outstanding accrued or accruing and all liabilities incurred and not yet accrued or become fixed and absolute whether by indorsement or otherwise and also all debts accrued or which may hereafter accrue due from said copartnership of George L. Claflin & Co with interest thereon as the same has or may mature at the rate of six per cent per annum from the time such debts shall respectively become due till paid and shall also pay all expenses costs charges and liabilities of every kind incurred in the execution of the trusts hereinafter declared then this deed shall be void

otherwise shall remain in full force And subject to the condition aforesaid in trust for the said Amos C. Barstow and Barnabas B. Hammond and the survivor of them or other the trustee or trustees under these presents for the time being to stand seized and possessed of the said granted estates and premises and property and until default shall be made in the performance of the condition aforesaid or some part thereof or until sale pledge or mortgage under the trusts hereinafter declared to permit and suffer the said George L. his heirs executors and administrators to retain the use of said granted estates and property and to also permit and suffer said George L. his heirs executors and administrators to continue to carry on the business of the copartnership firm of George L. Claflin & Co. for such time until default in the performance of said conditions shall be made as in the judgment of said trustees it may be for the interest and benefit of said creditors of said George L. that the same should be carried on Provided however and it shall be lawful for said trustees or the survivor of them or other the trustee or trustees for the time being under these presents at any time or from time to time before or after such default and with or without previous entry in their or his discretion to sell at public or private sale or to pledge or mortgage any part or parts of said granted estates or property and to execute and deliver such deed or deeds as may be necessary to vest in the purchaser pledgee or mortgagee thereof an estate in fee simple absolute or conditional therein requisite for the purposes of such sale pledge or mortgage And provided further that in case default shall be made in the performance of the condition aforesaid or any part thereof and such default shall continue for thirty days then and in such case said trustee or trustee hereunder for the time being upon the request in writing of the holders of one greater in amount of the debts and liabilities aforesaid then outstanding shall from time to time thereafter either with or without previous entry sell either together or in parts the estates and property aforesaid and all his said Claflin's interest therein or part or parts remaining and all his interest therein at public auction or private sale as said trustee or trustees for the time being shall think best first giving in case of any auction sale under this or any other provision of this instrument notice thereof by advertisement at least twice a week for three successive weeks in some public newspaper published in said Providence and upon sale thereof to execute and deliver such deed or deeds as may be necessary or proper to vest in the purchaser or purchasers thereof an absolute and indefeasible estate in fee simple therein

And it is hereby declared that said trustee or trustees for the time being shall stand seized of all moneys to arise or become due or be received from sales pledges mortgages or otherwise under any of the trusts of these presents to apply and appropriate the same First To the payment of all expenses incident to the preparation of this instrument counsel fees and of all taxes insurance moneys or other expenses paid or incurred by them in respect of said trust estates and property or in the execution of the trusts hereof including a reasonable compensation to said trustees or trustees for the time being for their or his own services Secondly The residue of said moneys after using such an amount as may be deemed from the conduct of said copartnership business or other

or otherwise if necessary for carrying on the same for such time as may be deemed for the interest of the creditors in the discretion of said trustees or trustee as aforementioned from time to time to apply and appropriate to the payment in full if sufficient otherwise ratably of all the debts and liabilities now outstanding accrued or accruing of and against said George L. Claflin with interest thereon at the rate of six per cent per annum from the time such debts shall respectively become due until paid

And it is further declared that no purchaser pledgee or mortgagee under any of the foregoing trusts shall be under any obligation to inquire into the necessity or regularity of any sale pledge or mortgage under these presents made nor to see to the application of any of the moneys arising therefrom and that the receipt of the trustee or trustees for the time being for such moneys shall be a full and effectual acquittal and discharge therefor

In witness whereof the said parties hereto have hereunto set their hands and seals on the day and year aforesaid at said City of Providence

Signed sealed and delivered in presence of
Stephen A. Cooke Jr.

Geo. L. Claflin (Seal)
A. C. Barston (Seal)
B. B. Hammond (Seal)

State of Rhode Island Providence ss. In the City and County of Providence in this State of Rhode Island on this eighteenth (18th) day of May A.D. 1876 then personally appeared the said George L. Claflin subscriber aforesaid and acknowledged the foregoing instrument by him signed to be his free act and deed

Before me Stephen A. Cook Jr.
Notary Public

State of Rhode Island &c
County of Providence ss. In Providence on this eighteenth day of May in the year of our Lord one thousand eight hundred and seventy six before me Charles Selden a Notary Public for said State of Rhode Island and also a Commissioner of Deed for the Commonwealth of Massachusetts residing in said City of Providence personally appeared George L. Claflin and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

In testimony whereof I have hereunto set my hand and affixed my official seals the day and year last aforewritten

(Seal) (Seal) Charles Selden
Notary Public and Commissioner
of Massachusetts

Recorded May 18th 1876
at 5.50 P.m. Witness, G. W. Williamson
Recorder of Deeds.

Know all men by these Presents

That we William M. Bailey of Providence George B. Ruggles of Glocester and Amasa M. Eaton of Providence all in the State of Rhode Island Trustees under the Will of Sarah B. Eaton late of North Providence deceased by virtue and in exercise of the authority vested in us as such Trustees under and by said Will and in consideration of the sum of one thousand dollars to us paid by Thomas J. Peckham and Jane Peckham his wife of the City of Providence in the State of Rhode Island the receipt whereof is hereby acknowledged do hereby grant sell convey and confirm unto the said Thomas J. Peckham and Jane Peckham his wife their heirs and assigns forever two (2) certain lots of land situated in said City of Providence County of Providence and State of Rhode Island and laid out delineated and described as lots numbered seven (7) and eight (8) on a plat of lands entitled "Oaklands Plat No 4 Estate of Sarah B. Eaton Wm S. Haines Sept. 1873" which is recorded in the Town Clerks Office in the Town of North Providence in said State Reference thereto being hereby made for a further and more particular description of said two lots of land hereby conveyed

To have and to hold the said granted premises with all the privileges and appurtenances thereof to them the said Thomas J. Peckham and Jane Peckham their heirs and assigns to their and their own use forever

And we the said William M. Bailey George B. Ruggles and Amasa M. Eaton for ourselves and for our respective heirs executors and administrators do hereby covenant with the said Thomas J. Peckham and Jane Peckham their heirs and assigns to warrant and defend the above granted premises to them the said Thomas J. Peckham and Jane Peckham their heirs and assigns against the lawful claims and demands of all persons claiming by through or under us or by through or under the said Sarah B. Eaton In testimony whereof we have hereunto set our hands and seals as Trustees as aforesaid this third day of May A.D. 1876

Signed sealed and delivered in presence of
W. M. Bailey Jr. witness to W. M. Bailey and Amasa M. Eaton
Oscar A. Tobey to G. B. R.

William M. Bailey (Seal)
G. B. Ruggles (Seal)
Amasa M. Eaton (Seal)
Trustees

Providence ss. In the City of Providence on this seventeenth day of May 1876 the above named William M. Bailey and Amasa M. Eaton personally appeared before me and severally acknowledged the foregoing instrument to be their free act and deed as Trustees as aforesaid

W. M. Bailey Jr
Notary Public

Providence ss. In Smithfield on this sixteenth day of May A.D. 1876 then G. B. Ruggles personally appeared before me and acknowledged the foregoing instrument to be his free act and deed as Trustee as aforesaid

Oscar A. Tobey Notary Public

Recorded May 19. 1876
at 12.25 P.m. Witness G. W. Williamson
Recorder of Deeds.

To all Persons to whom these Presents shall Come

We Jerome B. Melville and Mary J. Melville wife of said Jerome B. of Providence in the State of Rhode Island Send Greeting Whereas Francis Hughes of Providence on the ninth day of September 1875 executed a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of thirteen hundred dollars bearing even date with this deed of mortgage and made by said Francis Hughes payable to Jerome B. Melville or order in one year from the date thereof with interest payable semi annually in advance at the rate of ten per cent per annum until said principal sum is paid and in which said mortgage were certain powers of sale in case of default in the payment of said note or interest as will appear by reference to the records of mortgages of real estate in City of Providence book No 77 page 239. And whereas default was made in the payment of the interest due on said note and said default continued for more than ten days

And whereas said Melville advertised said premises hereinafter described for sale in the 'Manufacturer & Farmers Journal' one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said ten days in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the sixteenth day of May A.D. 1876 Christopher Almy being the highest bidder for said mortgaged premises became the purchaser thereof

Now therefore we the said Jerome B. Melville & Mary J. Melville in consideration of the sum of thirteen hundred & fifty dollars to us paid by the said Christopher Almy (said sum being the amount bid by him for said mortgaged premises) the receipt of which said sum is hereby acknowledged do hereby by virtue of the power conferred upon us by said deed of mortgage grant bargain sell and convey to said Christopher Almy his heirs and assigns forever — Two certain lots of land with the improvements thereon situate in the City of Providence (formerly North Providence) and laid out and delineated & described as lots numbered two hundred & thirty six (236) and two hundred & thirty seven (237) in the Bellevue Plat property of the West Providence Land Co. by Cushing & Tarnum 1854 said lots being at the corner of Harriet & Harold Streets on said plats & bounding northerly on said Harriet Street and westerly on said Harold Street as said lots and Streets are indicated on said plat which is recorded in the Town Clerks office of said Town of North Providence reference thereto being hereby made for a more particular description of said two lots conveyed to said Francis Hughes by the West Providence Land Company by deed April 1872 & recorded in the land records of North Providence in book No 60 page 396. To have and to hold the aforegranted premises to Christopher Almy his heirs administrators and assigns forever

In testimony whereof we have hereunto set our hands & seals this sixteenth day of May A.D. 1876

Signed sealed and delivered in presence of W. H. Wood

Jerome B. Melville (L.S.)

Mary J. Melville (L.S.)

State of Rhode Island

Providence ss In Providence this twentieth day of May A.D. 1876 Jerome B. Melville personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed At the same time and place Mary J. Melville wife of said Jerome B. Melville also one of the subscribers to the foregoing instrument being examined by me privily and apart from her said husband after having said instrument shown and explained to her by me she being so apart declared the same to be her voluntary act and that she did not wish to retract the same

Before me William H. Wood

Justice of the Peace

Recorded May 20. 1876 at 11.45 a.m. Witness G. A. Williamson

Recorder of Deeds.

Lease

The undersigned Lessor hath let and demised unto the undersigned Lessee this first day of May A.D. 1876 A certain dwelling house situated in the City of Providence on the corner of Evanston and Jessamine Streets To have and to hold the same with the rights and privileges thereof for the term of one year from the above date on condition of the payment to said Lessor of a rent therefor of forty five dollars per month that is to say $45 on the first day of June and $45 on the first day of each month next hereafter that the demised premises shall not be altered mutilated damaged or underlet without the knowledge and consent of the Lessor and that for any condition broken the Lessor so choosing may enter upon and resume possession of said premises without prejudice to his other rights or remedies against the Lessee hereunder

The said Lessee accepts the demise and covenants to observe and perform the conditions aforesaid and also that on the entry of the Lessor for condition broken or on the expiration of the full term aforesaid whichsoever shall first happen the legal possession of the premises shall revert in the said Lessor and the Lessee will immediately leave the same in as good order and condition as when received common wear and tear and damage by fire or other accidents without default or malfeasance of the occupants excepted This lease to be in force between the parties their heirs executors administrators and assigns

Signed sealed and delivered on the day and year aforesaid

In presence of Raymond Stone

Mrs. Mary Fuller Lessor (L.S.)

Arthur Hanley Lessee (L.S.)

Recorded May 20. 1876 at 12 M. } Witness E. A. Williamson

Recorder of Deeds.

Know all men

That I Marion B. Cranston of the City of Providence in the State of Rhode Island for and in consideration of one hundred dollars to me paid by Silas A. Sweet of said Providence the receipt whereof I do hereby acknowledge do hereby bargain sell set over and deliver unto said Sweet Two dwelling houses situated on a lot described as 39 (thirty nine) on a Plat of Lots of Land belonging to the Dexter Donation and which said lot was leased to me by the City of Providence February 1. 1870 One of said houses fronts on Harrison Street numbered 33 and measures 38 by 40 and is two story with French or Mansard roof the other fronts on Groton Street numbered 50 and measures 24 by 36 and is two story with flat roof

To have and to hold the same to him said Silas A. Sweet his executors administrators and assigns to his and their use forever And I the said Marion B. Cranston for myself my heirs executors and administrators against all persons lawfully claiming the same will warrant and defend said Silas A. Sweet his heirs executors and administrators forever In witness whereof I have hereunto set my hand and seal this twenty third day of December eighteen hundred and seventy four

Signed sealed and delivered in presence of J. Erastus Lester } Marion B. Cranston (L.S.)

Recorded May 20. 1876 at 1.45 P.M. } Witness E. A. Williamson

Recorder of Deeds.

Know all men

That I Reuben P. Lovell of the City and County of Providence State of Rhode Island for and in consideration of the sum of one thousand dollars to me paid by Joseph H. Brown of the City and County of Providence the receipt whereof I do hereby acknowledge do hereby bargain sell set over and deliver unto said Joseph H. Brown Two double carts three single carts one top buggy one market wagon one two horse lumber reach two wagon bodies one double sled one sleigh one Sprague mowing machine one horse rake and other farming tools one pair of bay horses two black horses one bay horse and one brown horse two pair of double harnesses three cart harnesses two light harnesses also one cow.

To have and to hold the same to him said Joseph H. Brown his executors administrators and assigns to his and their use forever And I said Reuben P. Lovell for myself my heirs executors and administrators against all persons lawfully claiming the same will warrant and defend said Joseph H. Brown his executors administrators and assigns forever

In witness whereof I have hereunto set my hand and seal this twenty fourth day of February A.D. 1876

Signed sealed and delivered in presence of Richard B. Henson Andrew Henson Jr. } Reuben P. Lovell (L.S.)

Recorded May 22. 1876 at 9.55 a.m. } Witness E. A. Williamson

Recorder of Deeds.

Know all men by these Presents

That we David B. Churchill of Brooklyn in the State of New York and James E. Chace of the City and County of Providence and State of Rhode Island Manufacturers of jewelry copartners in company and doing business under the firm and style of Churchill & Chace for and in consideration of one dollar to us paid by Henry P. Richmond of said Providence the receipt whereof we do hereby acknowledge and of the uses purposes and trusts hereinafter created do hereby grant bargain sell and convey unto the said Henry P. Richmond his heirs and assigns all our lands tenements and hereditaments goods and chattels merchandize debts promissory notes bills of exchange book accounts choses in action and all other the property of said firm and wherever the same may be situated

To have and to hold the same with the appurtenances unto him the said Henry P. Richmond his heirs executors administrators and assigns forever upon the special trusts nevertheless that the said Henry P. Richmond shall forthwith take possession and seizen of the premises and within such convenient time as to him shall seem meet by public or private sale for the best price that can be procured shall convert all and singular the premises into money and as soon as possible collect all the debts due said firm and shall appropriate the net proceeds of such sales and collections in the following manner viz after first paying all reasonable expenses of making and executing this deed of assignment and of executing the trusts herein created and retaining to himself a reasonable compensation for his own services as assignee he shall out of the surplus remaining in his hands pay and satisfy in full all the debts which are the said firm of Churchill & Chace do owe if said surplus be sufficient if not sufficient then ratably and in proportion to their respective demands Provided however that such of the creditors of us the said Churchill & Chace as do not within three months from the date hereof execute and deliver to the said Henry P. Richmond a full discharge of their claims and demands against the said Churchill & Chace shall not be entitled to or receive any dividend under this deed of assignment but the

dividends on the claims of such creditors shall be paid over to the aforesaid assignors or to such person or persons as they may direct

And further we the said Churchill & Chace do hereby constitute and appoint the said Henry P. Richmond our true and lawful attorney in our name and stead to claim demand sue for and recover all the above debts claims and demands and to do and cause to be done all matters and things necessary and proper for executing the trusts herein created hereby giving the said Henry P. Richmond full power and authority to substitute one or more attorneys or agents under him and the same to remove at pleasure and also to compromise according to his discretion any of the above assigned claims debts and demands

And I the said Henry P. Richmond in consideration of the aforesaid premises do hereby accept of this deed and the trust herein created and do hereby covenant and agree to and with the said Churchill & Chace that I will faithfully execute the trusts in this deed created according to the true tenor and effect thereof

In testimony whereof we have respectively set our hands and seals to this deed this twenty third day of May in the year eighteen hundred and seventy six

Signed sealed & delivered
in presence of
E. H. Hazard

D. B. Churchill (LS)
James E. Chace (LS)
Henry P. Richmond (LS)

Providence ss

In the City of Providence this 23rd day of May A.D. 1876 Then personally appeared before me David B. Churchill James E. Chace and Henry P. Richmond subscribers to the foregoing instrument and acknowledged the same to be their free act and deed hands and seals

John C. Besley Jr.
Notary Public

Recorded May 23. 1876 at 11.35 a.m. Witness G. A. Williamson
Recorder of Deeds.

330-429-430
364
333-

Providence Sc — Supreme Court
March Term A.D. 1876

158-245

Petition of Clarence H. Lincoln and others for appointment of New Trustee — In Equity

This cause came on to be heard at this term and by consent and agreement of all the parties in interest it is now upon the 29th day of said term ordered adjudged and decreed by the Court. That Alonzo D. Vose of Woonsocket in said County be appointed Trustee under the Will of Olive C. Lincoln late of Providence in said County deceased in the place and stead of Otis D. Ballou Administrator de bonis

non with the Will annexed of said Olive C. Lincoln and that all the trust estate held by the said Administrator de bonis non with the Will annexed in trust as aforesaid under the said will be vested in said Alonzo D. Vose in the same manner and with the same effect as if he had been appointed Executor and Trustee in and by the said will and that the cost of this proceeding be paid out of said trust fund or estate

Entered as the Decree of Court 29th day M. T. 1876 (April 29. 1876)

By order Charles Blake
Clerk

State of Rhode Island and Providence Plantations

Providence ss Clerks Office Supreme Court Providence May 1st A.D. 1876

I Charles Blake Clerk of said Supreme Court do hereby certify that the foregoing is a true copy of the original final decree of said Court entered by order thereof on the 29th day of the March Term A.D. 1876 to wit April 29th 1876 in the matter of the Petition of Clarence H. Lincoln and others for appointment of new Trustee in Equity as appears by the files and records in said Clerks Office now remaining

In testimony whereof I hereunto subscribe my name and affix the seal of said Supreme Court this first day of May A.D. 1876

(LS) Charles Blake
Clerk

Recorded May 23. 1876 at 12.10 P.M. Witness, G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Isaac Simon of Providence Rhode Island in consideration of the sum of eight hundred dollars to me paid by March Feder of said Providence do hereby sell transfer and convey unto the said March Feder the following goods and chattels to wit

All that stock of Merchant Tailors goods situated in the shop now occupied by me at No 989 High Street in said Providence with all fixtures in said shop contained also all that stock of Merchant Tailors goods situated in the shop at No 5 Broadway corner of Main Street in Pawtucket in said State with all fixtures in said shop contained

To have and to hold the same to the said March Feder his executors administrators and assigns forever

Witness my hand and seal this 23rd day of May A.D. 1876

Signed sealed & delivered in
presence of Moses Rosenthal

Isaac Simon (LS)

Recorded May 23. 1876 at 3.50 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Samuel B. Bullock of Providence in the State of Rhode Island &c in consideration of the trusts hereinafter declared and of one dollar to me paid by Sam H. Bullock of said Providence the receipt whereof is hereby acknowledged do grant and convey to said Sam H. Bullock his heirs executors administrators and assigns forever

All my estate and property real personal and mixed except such parts thereof as are in my immediate personal use.

To have and to hold the same estate with the appurtenances unto and to the use of the said Sam H. Bullock his heirs executors administrators and assigns forever In Trust nevertheless for said Trustee to take charge and possession of said estate and properly the real estate to keep in proper repair and properly insured and the personal estate to invest in safe and profitable securities or in real estate or improvements thereon with power to sell let lease exchange and mortgage any of the real estate and to sell exchange or pledge or to change the investments of any of the personal estate whether original or made by him and to make or endorse any notes or other obligations which in his discretion may be proper for the management of the estate and to charge the same on said trust estate and to collect and receive all the rents issues and profits of said trust estate and the proceeds of any sale or change of investment and after paying therefrom all the expenses of the care of said estate and the execution of these trusts but not including any compensation to himself as trustee and after paying also all debts now due or owing from me to apply the residue of said income and proceeds of sale or change of investment or so much thereof as he may deem necessary during my life to my support and the support of my family

And in further trust upon my decease to convey and transfer all said trust estate free from all these trusts to such persons and for such uses and with under and subject to such powers provisos and limitations as may be appointed respecting the same by my last will and testament and in default of such will or as to any part of said estate not appointed thereby to convey and transfer the same estate free from all these trusts to such persons in such proportions and with such interests therein as would have been entitled to the same had I then died seized and possessed of the same estate and property in fee simple and for my own use

In witness whereof I hereto set my hand and seal this twenty fourth day of May A.D. 1876.

Signed & sealed in presence of
G. M. Carpenter Jr.

Saml B. Bullock (Ls)

Providence ss In Providence 24th May 1876 Samuel B Bullock acknowledged the foregoing instrument by him signed to be his free act and deed

Before me

G. M. Carpenter Jr. Justice of the Peace

Recorded May 24 1876 at 11.50 a.m. Witness G. A. Williamson Recorder of Deeds.

To all People to whom these Presents shall come

I J Aborn Gardiner Deputy Sheriff in the County of Providence Send Greeting -

Whereas an execution against Arthur McSoley Arthur McSoley Jr and John McSoley copartners as A McSoley & Sons all of said Providence at the suit of Miles H Mason of the City and County of Providence was by me the said J. Aborn Gardiner Deputy Sheriff on the third day of January A.D. 1876 at ten o'clock & five minutes P.M. levied on all the right title and interest which the said Arthur McSoley Arthur McSoley Jr and John McSoley or either of them had in and to the following described real estate viz One certain part or parcel of land situated in the tenth ward of the City of Providence formerly North Providence on the southerly side of Atwells Avenue described as follows - Beginning at the northeast corner thereof thirty feet westerly from the east line of lot No 325 on a plat of the Pontenberg House Lots and recorded in book No 2 page 37 of the Land Records of said North Providence (in Pawtucket) thence running westerly thirty feet bounded north by Atwells Avenue and extending back eighty seven feet at right angles with Atwells Avenue holding the width of thirty feet throughout Said lot being a part of lots 324 and 325 on plat above referred to together with all the buildings and improvements thereon and also in and to lots Nos. 346 347 380 and 381 on said plat

And whereas on the twenty ninth day of April A.D. 1876 all the estate right title interest of the said Arthur McSoley Arthur McSoley Jr. and John McSoley or either of them in the premises aforesaid was by me the said J. Aborn Gardiner Deputy Sheriff as aforesaid sold at public auction for the satisfaction of the said execution to J. Wilson McCrillis for the same for the sum of five hundred dollars which the said J. Wilson McCrillis has since well and truly paid me the said J Aborn Gardiner Deputy Sheriff

Now know ye that by force and virtue of the law in such case made and provided I the said J Aborn Gardiner in consideration of the sum of money paid unto me as aforesaid do by these presents bargain sell assign and set over unto the said J. Wilson McCrillis his heirs and assigns forever all the estate right title & interest of the said Arthur McSoley Arthur McSoley Jr. and John McSoley or either of them of in and to the said premises and appurtenances at the time of the levy thereon To have and to hold the said premises and appurtenances to the said J. Wilson McCrillis his heirs and assigns forever

In witness whereof I have hereunto set my hand and seal in my said capacity this third day of May A.D. 1876

Signed sealed and delivered
in presence of
D. B. Potter

J. Aborn Gardiner (Ls)

Providence ss May 25th 1876 Then personally appeared the above named J. Aborn Gardiner Deputy Sheriff and acknowledged the foregoing instrument by him

signed in his said capacity as Deputy Sheriff to be his free act and deed
Before me D. B. Potter (25)
Notary Public

Recorded May 26. 1876 at 1.20 P.M. } Witness G. A. Williamson
Recorder of Deeds.

Know all Men by these Presents

That I Joseph Greenwood of the City and County of Providence and State of Rhode Island in consideration of the sum of Eight hundred dollars paid by Adolph Greenwood of the City and County of Providence and State of Rhode Island the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Adolph Greenwood the following goods and chattels namely All the stock fixtures and personal property of every description in store No 319 North Main Street in the City of Providence together with the lease and good will of said store. The stock in said store consists of ready made clothing and furnishing goods

To have and to hold all and singular the said goods and chattels to the said Adolph Greenwood and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances except one mortgage to Isaac Haynes that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons except the aforesaid mortgagee

In witness whereof I the said Joseph Greenwood have hereunto set my hand and seal this twenty fifth day of May in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Charles H. Page

J. Greenwood (25)

State of Rhode Island & Providence ss In Providence on this 25th day of May A.D. 1876 Then Joseph Greenwood personally appeared and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me Charles H. Page
Notary Public

Recorded May 25. 1876 at 3.25 P.M. } Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas Josiah H. Keene of the City and County of Providence State of Rhode Island &c did on the twenty sixth day of February A.D. 1875 make and execute five certain deeds of mortgage to Samuel G. Curry of said City of Providence and recorded in the records of said Providence in book of mortgages of real estate number seventy four (74) pages sixty five (65) sixty seven (67) sixty nine (69) seventy one (71) seventy three (73) of all that property described in said deeds of mortgage being lots numbered (501) five hundred and one (503) five hundred and three (514) five hundred fourteen (499) four hundred ninety nine (512) five hundred and twelve on a plat of building lots belonging to James Rothwell and Samuel G. Curry in the said City of Providence being a part of the William Almy estate as replatted by C. E. Paine July 1872 with improvements for the purpose of securing the payment of five certain notes bearing even date with said deed of mortgage and payable six two years from the date thereof respectively with interest at the rate of seven per cent per annum payable semi annually and payable to said Samuel G. Curry or order

And Whereas said Josiah H. Keene by the said deeds of mortgage did constitute and appoint the said Samuel G. Curry his executors administrators and assigns his attorney irrevocable with full power of substitution and revocation for him and in his name at any time in case default should be made in the payment of said notes or of the semi annual interest due thereon and such default should continue for the term of ten days to sell at public auction the premises aforesaid or any part thereof just 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 the City of Providence and in his name or on their name or names to make execute seal acknowledge and deliver to the purchaser thereof any deed or deeds that may be necessary to vest in such purchaser a full and absolute estate in fee simple therein

And whereas by the conditions of the said mortgage the notes did become due and payable and the interest due thereon did become due and payable and default was made in the payment thereof and such default did continue for the term of ten days and the premises and property named and described in said deeds of mortgage have been after the expiration of said term of ten days advertised for sale in the Rhode Island Press one of the public newspapers printed in said City of Providence for more than twenty days prior to the day of sale according to the terms of sale contained in said deeds of mortgage

And whereas at the public auction held in pursuance of said advertisement on this twenty fifth day of March A.D. 1876 Hiram C. Pierce of said Providence did become the purchaser thereof he being the highest bidder therefor

Now therefore know ye that I the said Samuel G. Curry for and in consideration of the sum of five hundred dollars to me paid by said Hiram C. Pierce the receipt whereof I do hereby acknowledge being the amount bid for the same do by these presents give grant bargain sell convey and confirm to him the said Hiram C. Pierce

his heirs and assigns forever the premises aforesaid and described and conveyed in and by said deeds of mortgage To have and to hold the same to him the said Hiram C. Pierce his heirs and assigns forever

In witness whereof I have hereto set my hand and seal this twenty fifth day of March A.D. 1876 eighteen hundred and seventy six

Signed sealed and delivered
in presence of Edward D. Bassett Samuel G. Carey (Ls)

Providence ss In Providence this 26 day of May A.D. 1876 then personally Samuel G. Carey subscriber to the foregoing instrument and acknowledged the same by him signed to be his free and voluntary act and deed

Before me Edward D. Bassett
Notary Public

Recorded May 26. 1876
at 2.45 P.M. Witness G. A. Williamson
Recorder of Deeds.

This Indenture

Of two parts made this first day of April A.D. 1876 by and between Andrew Horton Benjamin Bent Edwin B. Miller and Lydia A. Miller his wife all of the Town of Woonsocket and State of Rhode Island of the first part, and George H. Page and Abigail M. Page his wife of the City of Providence and State aforesaid of the second part

Witnesseth That the parties of the first part in consideration of the rents and covenants hereinafter contained on the part of the parties of the second part to be paid and performed do hereby demise lease and to farm let unto the said Abigail M. Page of the second part her executors administrators and assigns

All the real estate situate in the City of Providence aforesaid conveyed to the parties of the first part by a certain deed executed February 12th 1876 by Richard J. Arnold and recorded in Book 258 page 3 of recorded deeds in the office of the Recorder of Deeds of said City of Providence Excepting however from this demise and lease the brick stable situated east of Wells Street on the south side of Planet Street together with the yard in front thereof and used in connection therewith as enclosed by the fence round said yard and together with the appurtenances of such stable and yard

To have and to hold the said demised premises with the improvements thereon and the appurtenances thereof unto the said Abigail M. Page of the second part to her and her executors administrators and assigns for a term of ten (10) years from the first day of April A.D. 1876 to be computed and ended

Yielding and paying therefor an annual rent of Twenty two hundred dollars in equal monthly installments of One hundred and eighty three dollars and thirty three cents each on the first day of each and every month during the said demised term whereof the first monthly payment shall be due and payable on the

first day of May A.D. 1876 and the last at the expiration of the said demised term

And the said parties of the second part in consideration of the foregoing demise for themselves their executors administrators and assigns covenant and agree with the parties of the first part their heirs executors administrators and assigns that the said parties of the second part their executors administrators and assigns will punctually pay the rent hereinbefore reserved at the times hereinbefore provided that they will keep in good repair at their own proper cost and expense at all times during the said demised term all buildings and improvements that now are or hereafter may be put on the said demised premises provided however that they shall not be held liable under this covenant to repair or rebuild any such building or improvement if injured or destroyed by fire or other casualty that they will pay all water rates or taxes and assessments for the consumption of water from the Pawtuxet River that may be apportioned or levied on the said demised premises during the term demised that in case they or (build) place on the said demised premises any buildings not now thereon they will during the term demised pay whatever usual and ordinary taxes may be assessed on such buildings so by them built or placed on the said demised premises that whatever buildings may be so built or placed by them on said demised premises shall be during the said demised term at their proper cost and expense kept insured for a reasonable sum to be agreed on between the parties of the first part and themselves and in case said buildings shall be injured or destroyed by fire during said demised term that they will either at their proper cost and expense repair or rebuild the same or in default thereof and at their election that they will pay over the whole amount of insurance money secured and recieved from the insurers to the parties of the first part their heirs executors administrators or assigns that on the expiration or other sooner determination of the term demised they will surrender peaceful possession of the said demised premises

And the said parties of the first part for themselves their heirs executors administrators and assigns covenant and agree with the parties of the second part their executors administrators and assigns that the rent hereinbefore reserved being punctually paid and the covenants hereinbefore contained on the part of the parties of the second part to be performed being duly performed the said Abigail M. Page of the second part her executors administrators and assigns shall have peaceful and undisturbed possession and enjoyment of said demised premises during the said demised term

And it is mutually covenanted and agreed by and between the parties of the first part their heirs executors administrators and assigns and the parties of the second part their executors administrators and assigns that in case the buildings or any of them now on said demised premises shall during the demised term be injured or destroyed by fire or other casualty a proper and proportionate reduction of rent shall be made to continue until said buildings shall be rebuilt or repaired by the parties of the first part such reduction if the

parties to this indenture shall fail to agree thereon to be fixed by disinterested referees

And that in case the rent hereinbefore reserved and provided for or any part thereof shall remain due and unpaid at any time for more than ten days after the same shall have become payable and after demand therefor shall have been made on the premises the said parties of the first part their heirs and assigns may enter upon said demised premises and the same hold free from this indenture of lease and from every part thereof

In testimony whereof the said parties have hereunto set their hands and seals the year and day abve written

Signed sealed and delivered
in presence of
M. Estelle Weeks witness to
signature of L A Miller
Albert E. Greene witness to
signature of A Horton. Benj Burt
& E B. Miller. Arnold Greene
witness to Geo H & A M Page

Andrew Horton (L)
George H Page (L)
Benjamin Burt (L)
Abigail M. Page (L)
Edwin B. Miller (L)
Lydia A Miller (L)

State of Rhode Island &c Providence SC In Woonsocket this 12th day of April 1876 then Andrew Horton Benjamin Burt and Edwin B Miller personally appeared before me and severally acknowledged the foregoing instrument by them signed to be their free act and deed at the same time and place also personally appeared before me Lydia A Miller wife of said Edwin B Miller and being examined by me privily and apart from her said husband after having said instrument shown and explained to her by me she being so apart declared the foregoing instrument by her signed to be her voluntary act and that she did not wish to retract the same

Albert E. Greene Justice of the Peace

State of Rhode Island
County & City of Providence In said Providence this 21st day of April 1876 personally appeared before me George H. Page and acknowledged the foregoing deed by him signed to be his free act also at the same time & place appeared before me Abigail M. Page his wife and on being examined by me privily and apart from her said husband she after having the foregoing deed by her signed and sealed shown and explained to her by me she being so apart acknowledged the same to be her free ~~and~~ act and declared she did not wish to retract it

Arnold Green. Justice of the Peace

Whereas by a certain agreement between the parties of the first part of the foregoing indenture and Richard J Arnold made at the time the said parties purchased of the said Arnold the realty demised in the foregoing lease the said Arnold has a right for a price in said agreement fixed and within

a time therein provided to repurchase said premises and it has been arranged between said Arnold and George H. Page one of the parties of the second part to the foregoing indenture that the foregoing lease shall in any event be valid and continued / Now therefore in consideration of the premises and of One dollar paid by the said Page to the said Arnold it is agreed by and between said Arnold and said George H. Page and Abigail M. Page his wife that said Arnold doth ratify affirm and adopt the foregoing lease and that in case of his repurchase of the said premises under the agreement aforesaid he will take the same subject to the foregoing demise and will adopt the covenants therein contained on the part of the parties of the first part to be performed in all respects as if he was a party to the same of the first part and that the said Abigail M. Page in case of such purchase by said Arnold will attorn to him subject to all the covenants in the foregoing lease contained on the part of the said George H. Page and Abigail M. Page to be performed which the said Page and wife agree shall shall continue in full force

Witness the hands and seals of the said Arnold and Page and wife hereto set this fourteenth day of April A.D. 1876

In presence of
Benjamin March 2d as to R J Arnold
Arnold Green as to G H P & A M P

R J Arnold (L)
George H. Page (L)
Abigail M. Page (L)

State of Rhode Island &c City and County of Newport SS On this 14th day of April 1876 then personally appeared Richard J Arnold and acknowledged the foregoing instrument by him signed and sealed to be his voluntary act and deed

Before me (L) Benjamin March 2d
Notary Public

State of Rhode Island &c
County & City of Providence Before me in said Providence this 21st day of April A.D. 1876 personally appeared George H. Page and Abigail M. Page his wife and the said George acknowledged the foregoing deed by him signed and sealed to be his free act and the said Abigail being examined by me privily and apart from her said husband after having the foregoing deed by her signed and sealed shown and explained to her by me while she was so apart acknowledged the same to be her free act which she declared she did not wish to retract

Arnold Green
Justice of the Peace

Recorded May 26th 1876
at 3.15 P.M. Witness, G.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Thomas W. Chace of East Greenwich in the County of Kent in the State of Rhode Island and Providence Plantations in consideration of Ten dollars to me paid by Stephen G. Mason of the City and County of Providence in said State and in further consideration of the duties and trusts hereinafter declared to be performed and executed by the said Mason do hereby give grant bargain sell convey assign transfer and deliver unto him the said Mason his heirs executors administrators and assigns forever all and singular my property and estate both real and personal and wheresoever situated lying or being and whether in possession or action reversion or remainder or in whosoever's hands lodged lying or being, or from whomsoever due or owing to me excepting however such & so much only, as is exempt from attachment by law

To have and to hold the said granted bargained & assigned property and estate all and singular to him the said Stephen G. Mason his heirs and assigns forever But nevertheless upon the trusts & for the uses and purposes viz

Firstly To take immediate possession of all capable of caption and to collect & receive such as lies in action and to reduce and convert with reasonable diligence (either by public or private sale or otherwise as to him or them shall seem most for the benefit of all concerned) into cash or its equivalent all of said assigned property

Second Out of said money or the proceeds of said assigned property to pay the expenses of preparing these presents & executing & performing the trusts herein declared the duties hereby imposed upon him including reasonable counsel fees & a reasonable compensation to himself for his services and responsibilities

Thirdly Then out of the balance if any remains to pay all my just debts of every name and nature that shall be presented to or claimed of him within six months from the date hereof in full if there be a sufficiency therefor but if not then ratably and in proportion to my said creditors respective claims and the amounts thereof Fourthly If any surplus shall remain after making the payments aforesaid then said Mason his legal representatives heirs or assigns shall return & pay the same over to me or my heirs executors administrators or assigns rendering therewith a full account and statement of his doings in the premises

And for the purposes aforesaid & to enable him his heirs executors administrators and assigns to fully & perfectly execute said trusts I do hereby covenant & promise to and with said Mason his heirs executors administrators and assigns that I will execute and deliver all such other & further conveyances powers & assurances as may be necessary therefor and lawful & requisite for me to execute and deliver to him

In witness whereof I have hereto set my hand and seal the day and year herein first above written

Signed sealed and delivered in presence of
N. Van Slyck

Thos. W. Chace (L)

And I the above named Stephen G. Mason do hereby accept the above conveyance and do hereby promise to and with the said Chase and all parties beneficially interested therein that I will to the best of my ability and with due diligence execute the trusts therein declared & imposed upon me

Witness my hand & seal this 27th day of May A.D. 1876

Stephen G. Mason (L)

State of Rhode Island &c Providence ss In the City of Providence this 27 day of May A.D. 1876 personally came the within & above named Thomas W. Chace and acknowledged the above instrument by him signed to be his free act & deed

Before me N. Van Slyck Justice of the Peace

Recorded May 27. 1876 at 1.30 P.M. 3 Witness E. M. Williamson

Recorder of Deeds.

Know all men by these Presents

That whereas by deed recorded in the Office of the Recorder of Deeds in the City of Providence in the State of Rhode Island in Real Estate Mortgage Book No 56 at page 91 William H. Reynolds and Emily B. Reynolds his wife of the City of Providence conveyed the land hereinafter described in fee and in mortgage to the Providence Institution for Savings a corporation created by the General Assembly of the State of Rhode Island to secure the payment to said Providence Institution for Savings of a certain promissory note in said deed described and with power to said Institution said mortgagee on default in such payment to sell and convey said land for the payment thereof all of which by reference hereby made to said deed will more fully and at large appear And whereas default has been made in the payment of said note and notice of the time and place of sale of said land as hereinafter referred to has been given every Wednesday and Saturday for three successive weeks in the Providence Daily Journal one of the newspapers printed in said City of Providence as in said mortgage deed provided and at sale of said land at public auction held on the twenty fourth day of May A.D. 1876 in pursuance of said advertisement on the premises the same was sold to Horatio N. Campbell of said City of Providence who was the highest bidder therefor in the sum of twenty five thousand seven hundred dollars

Now therefore the said Providence Institution for Savings by virtue and in exercise of the power to it granted in and by said deed and of every other power it hereunto enabling and for and in consideration of said sum of twenty five thousand seven hundred dollars to it paid by said Horatio N. Campbell the receipt of which sum is hereby acknowledged does hereby grant bargain sell and

convey unto him the said Horatio N. Campbell his heirs and assigns forever

That lot or parcel of land with the improvements thereon situated on the south east corner of Waterman and Hope Streets in said City of Providence bounded westerly on Hope Street about one hundred and seventy five (175) feet southerly on land of James G. Smith about one hundred and eighty (180) feet easterly partly on land of Sylvanus M. Lewis and partly on land of the Heirs of Gilbert Congdon deceased about one hundred seventy five (175) feet and northerly on Waterman Street one hundred and seventy five (175) feet Being the same premises conveyed to the said Emily B. Reynolds by deed from Isaac Hartshorn and wife bearing date June 27th A.D. 1864 and recorded in the Office of the Recorder of Deeds in said Providence in deed book No 169 page 449 reference to which is hereby made

To have and to hold the same premises with the appurtenances unto and to the use of him the said Horatio N. Campbell his heirs and assigns forever

In testimony whereof said Providence Institution for Savings has caused these presents to be signed and its corporate seal to be hereunto annexed this twenty fourth day of May A.D. 1876 by Samuel C. Blodget its Treasurer for this purpose duly authorized

Signed and sealed in presence of Joseph C. Ely

Providence Institution for Savings (L.S.)
S. C. Blodget Treasurer

State of Rhode Island County of Providence In the City of Providence in said County this twenty sixth day of May A.D. 1876 the above named Samuel C. Blodget personally appeared before me and acknowledged the foregoing instrument by him executed for and on behalf of said Providence Institution for Savings to be its and his free and voluntary act and deed

Joseph C. Ely
Notary Public

Recorded May 27 1876 at 2 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas Sarah A. Olney of the City and County of Providence State of Rhode Island did on the eighth day of April A.D. 1874 make execute and deliver her certain deed of mortgage of that date conveying the premises hereinafter described to Henry W. Barnes of said City and County and State to secure the payment of a certain negotiable promissory note bearing even date therewith and made payable to the said Henry W. Barnes or order for Twenty eight hundred dollars in two years from date with interest at the rate of seven per cent per annum payable semi annually as by reference to said deed of mortgage on record in said Providence in book No (67) page (145)

That whereas said Henry W. Barnes did on the 27th day of June A.D. 1874 sell assign and transfer to George W. Angell of the City and County of Providence and State of Rhode Island said mortgage deed the note therein described and all sums due thereon all all his interest in the premises described in said mortgage deed

To have and to hold the same with all the rights powers and privileges possessed by said Barnes by virtue of said mortgage said transfer being in said Providence records in same book page (322) reference being had thereto

And whereas the said Sarah A Olney did in and by her deed of mortgage appoint the said Henry W. Barnes her executor administrator and assigns her attorney irrevocable for her and in her name at any time in case default should be made in the payment of said note or of the semi annual interest due thereon or breach should be made of the covenant of insurance therein contained to sell at the expiration of ten days the said premises first giving twenty days notice of such sale in some of the newspapers printed in the City of Providence and in his or in their names to execute to the purchaser thereof a deed vesting in such purchaser a full estate in fee simple therein And whereas a default has been made in the payment of said principal sum and interest thereon April 8th A.D. 1876 said estate and premises were sold at public auction to Henry W. Barnes of said Providence for the sum of Five hundred dollars twenty days notice of such sale after said default had continued for the term of ten days having been given previously in the weekly Journal a public newspaper printed in Providence the said Henry W. Barnes having been the highest bidder therefor at said auction sale

Now therefore I the said Sarah A. Olney by Geo. W. Angell my attorney aforesaid in consideration of the premises and of the aforesaid sum of five hundred dollars received to my full satisfaction of the said Henry W. Barnes his heirs and assigns . . A certain lot of land with all the buildings and improvements thereon situated in the ninth ward of the City of Providence and laid out and described as lot number one hundred and forty five (145) on a plat of land belonging to the heirs of Thomas Cole deceased which said plat is recorded in the Town of Cranston in book No (2) page (25) Meaning hereby to convey the same lot as conveyed by said Barnes to said Sarah A. Olney April 8. 1874

To have and to hold the same with all the rights and privileges and appurtenances thereof unto him the said Henry W. Barnes and to his heirs and assigns to his and their sole use and benefit and behoof forever

In witness whereof I Sarah A Olney by my attorney Geo. W. Angell have hereunto set my hand and seal this twenty ninth day of May A.D. 1876

Signed sealed and delivered in presence of Edgar D. Barrill

Sarah A. Olney (L.S.)
by her attorney
George W. Angell

State of Rhode Island &c

In Providence this twenty ninth day of May in the year A.D. 1876 then the within named Geo. W. Angell personally appeared before me and acknowledged

the foregoing instrument by him signed as attorney of Sarah A. Olney to be his free act and deed and the free act and deed of the said Sarah A. Olney

Edgar D. Burrill
Notary Public

Recorded May 29. 1876 at 2.40 P.m. } Witness G. W. Williamson
Recorder of Deeds.

Lease

The undersigned Lessor hath let and demised unto the undersigned Lessee this the first day of May A.D. 1876 the four upper floors of the building on the corner of No. Main and No. Court Streets Prov. R.I. said building to be used as an hotel for the term of one year from the above date (with the privilege of three or five years) at four thousand dollars per year to be paid in quarterly instalments of one thousand dollars each

To have and to hold the same with the rights and privileges thereof for the term of one year with privilege of three or five years next after the date aforesaid on condition of the payment to said lessor of a yearly rent therefor of four thousand dollars in equal and successive quarterly instalments the first whereof on the tenth day of August next hereafter that the demised premises shall not be altered mutilated or damaged without the knowledge and consent of the lessor and that for any condition broken the lessor as choosing may enter upon and resume possession of said premises without prejudice to his other rights or remedies against the lessee hereunder

The said lessee accepts the demise and covenants to observe and perform the conditions aforesaid and also that on the entry of the lessor for condition broken or on the expiration of the full term aforesaid whichsoever shall first happen the legal possession of the premises shall revest in the said lessor and the lessee will immediately leave the same in as good order and condition as when received common wear and tear and damage by fire or other accidents without default or malfeasance of the occupants excepted This lease to be in force between the parties their heirs executors administrators and assigns

Signed sealed and delivered on the day and year aforesaid

In presence of
Wm. Sweeney

Thomas Furlong Lessor (L.S.)

Wm H. Hamilton Lessee (L.S.)

Recorded May 29. 1876 at 3.54 P.m. } Witness G. W. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Joseph Burrows of the City & County of Providence and State of Rhode Island for & in consideration of the sum of ten dollars to me paid by William H. Greene of the City & County aforesaid the receipt whereof is hereby acknowledged have given granted sold conveyed & confirmed to him the said Wm H. Greene his heirs & assigns forever One third being the easterly part of lot # thirty nine (39) in the Burying Ground laid out by Thomas Sprague in the southwesterly part of said Providence called Spragues Burying Ground as fully described on a plat of said ground on record in the Recorders Office in said Providence Reference to said plat being had

To have and to hold the above described premises with all the privileges and appurtenances thereunto belonging to him the said William H. Greene his heirs and assigns forever to his & their only proper use benefit and behoof for the sole use of a burying ground forever And I the said Joseph Burrows for myself my heirs executors and administrators do covenant with the said William H. Greene his heirs & assigns that I will warrant and defend the same to said Wm H. Greene his heirs & assigns forever against the lawful claims of all persons

In witness whereof I have hereunto set my hand & seal this seventeenth day of April A.D. eighteen hundred & seventy one

Signed sealed & delivered in presence of Waterman Irons } Joseph Burrows

Providence ss In Providence this seventeenth day of April A.D. 1871 personally appeared Joseph Burrows & acknowledged the above instrument by him signed to be his free & voluntary act & deed

Before me Stephen C. Arnold
Public Notary

Recorded May 29. 1876 at 4 P.m. } Witness, G. W. Williamson
Recorder of Deeds.

To all Persons to whom these Presents shall Come

The City Savings Bank a corporation created by the General Assembly of the State of Rhode Island and located and transacting business at the City of Providence in said State Sends Greeting Whereas by a certain mortgage deed from John Prentice to said City Savings Bank dated March 5th A.D. 1861 and recorded in the land records of said Providence in real estate mortgage book # 28 page 459 the land and premises hereinafter described were conveyed and assured unto the said City Savings Bank in fee with a condition therein expressed for making the same void on payment of a certain promissory note therein mentioned for the sum of fifteen hundred dollars and made payable to the said City Savings Bank or order at

the office of the Treasurer of said Bank one year after date with interest payable semi annually in advance and which said mortgage contains certain powers of sale in case of default reference whereunto is hereby had And whereas by a certain other mortgage deed from said John Prentice to said City Savings Bank dated April 15th 1867 and recorded in the land records of said Providence in real estate mortgage book No 21 page 293 said land and premises were expressed to be conveyed and assigned to said City Savings Bank in fee with a condition therein expressed for making the same void on payment of a certain other promissory note therein mentioned for the sum of four thousand dollars and made payable to the said City Savings Bank or order at the office of the Treasurer of said Bank one year after date with interest payable semi annually in advance at the rate of seven and a half per cent per annum and which said last mentioned mortgage also contains certain powers of sale in case of default reference whereunto is hereby had

And whereas default having been made in the payment of the principal and interest moneys secured by the said mortgages respectively contrary to the tenor and effect true intent and meaning of such mortgages respectively and the said default as to each of such mortgage securities having continued for upwards of ten days and thirty days notice of the sale of said land and premises having been duly given by said City Savings Bank in the Providence Daily Journal one of the public newspapers printed in said City of Providence after the expiration of said term of ten days as in and by the powers of sale in said mortgages respectively is required the said City Savings Bank afterwards and on the twentieth day of May A.D. 1876 caused said land and premises to be put up for sale at public auction on said land and premises by virtue of the said powers of sale in said mortgages respectively contained when the same were sold to Benjamin M. Hubbard of said Providence at and for the price or sum of eleven thousand four hundred and seventy five dollars he being the highest bidder and that being the highest and best price bidden for the same

Now know ye that in consideration of the premises and of the sum of eleven thousand four hundred and seventy five dollars paid by the said Benjamin M. Hubbard to said City Savings Bank (the receipt whereof is hereby acknowledged) and pursuant to and by force and virtue and in exercise and execution of the power or authority to said City Savings Bank for this purpose given or limited by the said mortgages respectively and of every or any other power or authority in anywise enabling it in this behalf it the said City Savings Bank doth hereby grant bargain sell alienate enfeoffe convey and confirm unto the said Benjamin M. Hubbard his heirs and assigns forever All that certain lot of land situate in said Providence on the north side of Washington Street with all the buildings and improvements thereon and measuring on said Street forty six and one third feet and holding that width extends back northerly to a gangway about one hundred and twenty feet and bounded northerly on said gangway easterly on land formerly of Thomas Mathewson southerly by said Washington Street and westerly on land of Amasa Manton or land formerly belonging to him To have and to hold said premises with the appurtenances thereof unto and to the use of the said Benjamin M. Hubbard 154 93

his heirs and assigns forever In witness whereof said City Savings Bank hath caused these presents to be executed and its corporate seal to be hereto affixed by James E. Cranston its Treasurer this thirty first day of May eighteen hundred and seventy six

Signed sealed & delivered in presence of J. E. Markland

City Savings Bank (25) by James E. Cranston Treas.

State of Rhode Island City of Providence ss May 31st A.D. 1876 Then & there the above named James E. Cranston personally appeared before me and acknowledged the above instrument by him signed to be his free and voluntary act and deed and the free and voluntary act and deed of the above named City Savings Bank

J. E. Markland
Justice of the Peace

Recorded June 1. 1876 at 12 M. Witness J. B. Williamson
Recorder of Deeds.

Whereas John Mathewson on the fourth day of September A.D. 1857 made a certain trust mortgage of that date to Richard W. Greene which said mortgage is recorded in the land records of the City of Providence in the State of Rhode Island in mortgage book No 8 page 553 And whereas by the within assignment dated August 2. 1859 and recorded in said records in mortgage book No 16 page 466 said mortgage was released and assigned by said Greene to Allen Whitman of Warwick in said State

And whereas said Allen Whitman has since deceased and the undersigned Thomas C. Greene of East Greenwich in said State is the duly appointed qualified and acting administrator of his said Whitmans estate

Now therefore I the said Thomas C. Greene Administrator as aforesaid for and in consideration of the sum of five thousand eight hundred & ninety five 00/100 dollars being in full of the princi— and interest of the sum secured by said mortgage to me as such administrator paid by Jerothmul B. Barnaby of said Providence the present owner of the premises covered by said mortgage the receipt whereof is hereby acknowledged do hereby cancel and discharge the said mortgage and the note and debt thereby secured and do hereby remise release and forever quitclaim unto the said Jerothmul B. Barnaby his heirs and assigns forever all the right title and interest which said Whitman at the time of his decease had and which I as his administrator now have under said mortgage in and to the real estate and premises mentioned and conveyed therein Reference to said mortgage and transfer & said records thereof being hereby had

Witness my hand & seal this first day of June A.D. 1876

Signed sealed & delivered in presence of
Wm H Bliss

Thomas C. Greene (25)
Administrator of the Estate of Allen Whitman

Providence ss Providence June 1st 1876 Then and there Thomas C. Greene Administrator of the estate of Allen Whitman personally appeared before me & acknowledged the foregoing instrument by him signed to be his free act and deed in his said capacity

Before me Wm H Bliss
Notary Public

Recorded June 1 1876
at 12.20 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas by deed recorded in the Recorders Office in the City of Providence R.I. in real estate mortgage book No 77 at page 79 Silas Moore of said Providence conveyed the land and estate therein described in fee and in mortgage to the grantee therein named to secure the payment to said grantee of a certain promissory note in said deed described together with semi annual interest on said note as therein mentioned and with power to said grantee on default in the payment of said note or said semi annual interest to sell and convey said land and estate for the payment thereof all of which by reference hereby made to said deed will more fully and at large appear

And whereas default has been made in the payment of said semi annual interest and such default has continued for the space of ten days and notice of the sale of said land and estate as hereinafter referred to has been after the expiration of said ten days given for twenty days by advertisement in the Manufacturers and Farmers Journal one of the public newspapers printed in said City of Providence as in said deed provided and at sale of said land and estate held on the 26th day of May 1876 pursuant to said notice the same was sold to Robert Knight of said Providence who was the highest bidder therefor in the sum of fifteen thousand six hundred dollars

Now therefore I Henry T. Wilcox of New Bedford in the State of Massachusetts the grantee above referred to by virtue and in exercise of the power to me granted in and by said deed and of every other power me hereunto enabling and for and in consideration of said sum of fifteen thousand six hundred dollars to me paid by said Robert Knight the receipt whereof is hereby acknowledged do hereby grant bargain sell and convey unto him the said Robert Knight his heirs and assigns forever

All those fifty eight lots of land with the improvements thereon situate in that part of the City of Providence called Elmwood and laid out and delineated upon that plat of land called "Plan of Eagle Nursery belonging to Lyman Arnold surveyed and drawn by John Howe Nov 15 1866" and upon said plat numbered 14 (fourteen) 15 (fifteen) 16 (sixteen) 17 (seventeen) 18 (eighteen) 19 (nineteen) 20 (twenty) 21 (twenty one) 22

(twenty two) 23 (twenty three) 24 (twenty four) 25 (twenty five) 26 (twenty six) 27 (twenty seven) 28 (twenty eight) 29 (twenty nine) 30 (thirty) 31 (thirty one) 32 (thirty two) 33 (thirty three) 34 (thirty four) 35 (thirty five) 36 (thirty six) 37 (thirty seven) 38 (thirty eight) 39 (thirty nine) 40 (forty) 41 (forty one) 42 (forty two) 43 (forty three) 44 (forty four) 45 (forty five) 46 (forty six) 47 (forty seven) 48 (forty eight) 49 (forty nine) 50 (fifty) 51 (fifty one) 52 (fifty two) 53 (fifty three) 54 (fifty four) 55 (fifty five) 56 (fifty six) 57 (fifty seven) 58 (fifty eight) 59 (fifty nine) 60 (sixty) 61 (sixty one) 62 (sixty two) 63 (sixty three) 64 (sixty four) 65 (sixty five) 66 (sixty six) 67 (sixty seven) 68 (sixty eight) 69 (sixty nine) 70 (seventy) and 71 (seventy one) (fomleen to seventy one inclusive) Also all my right title and interest in and to that strip of land laid out on said plat and thereon marked "Henry Street" being a portion of the same land conveyed to Silas Moore by deed from Lyman Arnold June 9. 1873 and recorded in the land records of said City of Providence in deed book No 239 at page 490 reference to which and a copy of said plat in plat book No 10 at page 18 of said land records is hereby had the foregoing being a full and complete description of the land embraced in said mortgage from said Silas Moore to me and the same is subject to a mortgage of sixty five thousand dollars to the Warwick Institution for Savings

To have and to hold the same with the privileges and appurtenances thereof unto and to the use of him the said Robert Knight his heirs and assigns forever In testimony whereof I have hereunto set my hand and seal this first day of June A.D. 1876

Signed sealed and delivered
in presence of B. F. Brown

Henry T. Wilcox (21)

State of Rhode Island &c Providence ss In Providence this first day of June A.D. 1876 the above named Henry T. Wilcox personally appeared before me and acknowledged the above instrument by him signed to be his free act and deed

B. F. Brown Notary Public

Recorded June 1. 1876
at 12.25 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That Arba B. Dake Edward A Greene and William C Chapin all of the City of Providence in the State of Rhode Island Trustees named in a certain indenture dated the fourth day of April eighteen hundred and seventy three made between Josiah Chapin of the first part and James G. Smith Arba B Dake Edward A. Greene and William C Chapin of the second part and recorded in the land records of said Providence in real estate mortgage book No 52 page 528 in consideration of the sum of one dollar to the said Trustees paid by James L. Tomlette of said Providence the receipt whereof is hereby acknowledged and pursuant to

and by force and vertue of the power or authority to the said Trustees for this purpose given or limited by the said indenture and of every or any other power or authority in any wise enabling us the said Trustees in this behalf do hereby grant bargain sell and convey unto the said Tontelloll his heirs and assigns forever Two certain lots of land situate on the westerly side of Messer Street and the southerly side of Wood Street in said Providence and are delineated and described as lots numbered 101 (one hundred one) and 102 (one hundred two) on a plat called "The West Training Ground Plat surveyed and platted by S. B. Cushing & Co. April 1875" Said lots are bounded easterly by said Messer Street whereon they measure 105 7/100 feet northerly by said Wood Street whereon they measure 101 1/100 feet westerly by lot No 97 on said plat whereon they measure 100 hundred feet and southerly by lots Nos 95 and 100 on said plat whereon they measure 133 7/100 feet

To have and to hold the same with all the appurtenances thereof unto and to the use of the said Tontelloll his heirs and assigns forever And the said Trustees for themselves their heirs and assigns do covenant with the said Tontelloll his heirs and assigns that they the said Trustees will warrant and defend the aforedescribed premises to the said Tontelloll his heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under them

In witness whereof the said Trustees have hereunto set their hands and seals this thirty first day of May eighteen hundred and seventy six

Signed sealed & delivered in presence of A. Passmore witness to all signatures

A. B. Duke (Ls)
Trustee

Edward A. Greene (Ls)
Trustee

W. C. Chapin (Ls)
Trustee

State of Rhode Island

Providence ss In Providence this first day of June A.D. 1876 then personally appeared before me the above named A. B. Duke Edward A. Greene and William C. Chapin and acknowledged the above instrument by them signed to be their free act and deed and their free act and deed in their said capacity as Trustees

Alonzo Passmore
Notary Public

Recorded June 1. 1876 at 4 P.M. Witness G. A. Williamson
Recorder of Deeds.

This Indenture Made and executed on this eighth day of May A.D. 1876 between Christopher L. Holden William H. Covill and Christopher Holden all of the City and County of Providence in the State of Rhode Island Witnesseth Whereas the said Christopher L. Holden is indebted unto divers persons in divers

sums of money and is desirous of appropriating his estate and effects to and for the payment of the same Now therefore said Christopher L. Holden in consideration of said debts and one dollar to him paid by said William H. Covill and Christopher Holden doth by these presents grant assign bargain sell transfer set over and deliver to said William H. Covill and Christopher Holden their heirs executors administrators and assigns all and all manner of goods chattels debts effects and other estate of what kind and nature whatsoever and wheresoever situate of which he is the lawful owner excepting only what and so much as is exempt from attachment by law.

To have and to hold the same unto them said William H. Covill and Christopher Holden their heirs executors administrators and assigns forever In Trust nevertheless and for the intents and purposes following and no other. after paying the expenses incident to the creation and execution of this trust then to pay all the just debts of him said Christopher L. Holden without distinction or preference which shall be exhibited and proved to said William H. Covill and Christopher Holden within thirty days from the date hereof in full if sufficient if not then ratably and in proportion to said debts Provided however that such of the creditors of said Christopher L. Holden as do not within thirty days from the date hereof execute and deliver to said William H. Covill and Christopher Holden a full discharge of their claims and demands against said Christopher L. Holden shall not be entitled to or receive any dividend or profit under this deed of assignment but the dividends on the claims and demands of such creditors shall be paid over to said Christopher L Holden or to such person or persons as he shall appoint

And should any surplus remain after payment of all the debts of said Christopher L. Holden then said William H. Covill and Christopher Holden shall return said surplus to said Christopher L. Holden

And the said William H. Covill and Christopher Holden for themselves their heirs executors and administrators do hereby covenant and agree to and with said Christopher L. Holden that they said William H. Covill and Christopher Holden do hereby accept of said trust hereby reposed in them and that they will honestly and faithfully execute the same according to their best skill and knowledge

In witness whereof said parties have hereunto set their hands and seals the day and year before written

In presence of James C. Collins

Christopher L. Holden (Ls)
Wm H. Covill (Ls)
Christopher Holden (Ls)

State of Rhode Island

Providence ss At Providence this eighth day of May A.D. 1876 personally appeared before me the said Christopher L. Holden and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

James C. Collins Notary Public

Recorded June 1. 1876 at 4 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all person by these Presents

That I Rose M. Bagley

of the City and County of Providence and State of Rhode Island for and in consideration of Two hundred and fifty dollars ($250.) to me paid by George H. Thompson of said Providence the receipt whereof I hereby acknowledge have bargained sold assigned and conveyed and by these presents do bargain sell assign and convey unto him the said Thompson the following articles of personal property now situated in store No 389 High St in said Providence viz 1 Counter 1 Show-case (large side) 1 Counter show case 5 large lamps 1 beer stand 1 cider keg 1 oil can 7 candy jars 2 large candy jars 17 cakey and cake cans 1 nut rack 1 hat and coat rack 1 Clock 2 Pictures 1 pair scales 1 box cigars 1 quart measure gas fixtures 3 Curtains 2 wood signs 4 paper signs 1 oyster bar 1 ice chest 1 pair steps 2 large bread boxes 2 Tables 5 Chairs 1 stove and furniture 1 iron sink and all and singular the fixtures and stock now in said store

To have and to hold to him the said Thompson his executors administrators and assigns forever And I the said Rose M. Bagley do avouch myself to be the true and lawful owner of all said property and do covenant and engage to and with the said Thompson his administrators and executors against the lawful claims of all persons to warrant and defend the said Thompson

In witness whereof I have hereunto set my hand and seal this first day of June A.D. 1876

Witness George S. Westcott Rose M. Bagley (L.)

Recorded June 2d 1876 at 2.20 P.M. } Witness E. M. Williamson

Recorder of Deeds.

To all whom these Presents shall come

I Erastus N. Steere of the City of Providence and State of Rhode Island Send Greeting Whereas John Bligh of the City and County of Providence and State of Rhode Island on the twenty seventh day of September A.D. 1875 executed to Erastus N. Steere of said City and County of Providence and State aforesaid a deed of mortgage of a certain real estate herein-after described for the purpose of securing the payment of a certain negotiable promissory note for the sum of Eleven thousand dollars and bearing even date with said mortgage deed and made payable to the said Erastus N Steere or order in three years from date with interest payable semi-annually in advance and in which said mortgage deed were certain powers of sale in case of default in the payment of said note or of the semi-annual interest due thereon as will more fully appear by reference to the

record of said mortgage in Real Estate Mortgage Book No 77 page No 359 in the Land Record Office of said City of Providence

And whereas default was made in the payment of the interest due on said note and said default continued for more than ten days

And whereas the said Erastus N. Steere advertised said mortgaged premises for sale by public auction in the Manufacturer and Farmers Journal one of the public newspapers printed in said City of Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days And whereas at the public auction held in pursuance of said advertisement on the twenty ninth day of May eighteen hundred and seventy six Ellen Bligh Widow of said City of Providence being the highest bidder for the herein-after described mortgaged premises became the purchaser thereof for Eleven thousand two hundred and twenty dollars

Now therefore I the said Erastus N. Steere in consideration of said sum of Eleven thousand two hundred and twenty dollars to me paid by said Ellen Bligh the receipt of which sum is hereby acknowledged do hereby by virtue of powers conferred upon me by the said deed of mortgage thereof do grant bargain sell and convey to the said Ellen Bligh her heirs and assigns

That certain lot of land with the westerly half of the dwelling house thereon situated on the southerly side of Friendship Street in said City of Providence described as follows Beginning at the northeasterly corner of a lot of land belonging to David Andrews heirs and thence running easterly bounding northerly on said Street thirty six and one half feet more or less to the center of the front wall of said house as it now stands thence southerly at right angles with said Street seventy two feet thence easterly on a line parallel with said Street three and one half feet more or less to land of the heirs of Jos Fuller thence southerly twenty three feet more or less bounding easterly on said Fullers heirs land thence westerly parallel with said Street bounding southerly on other land of this grantor herein-after mentioned twenty six and one half feet more or less to land of said Andrews heirs thence running at right angles and running northerly bounding westerly on same heirs land twenty and one half feet more or less thence westerly again bounding southerly on same heirs land thirteen and one half feet and thence northerly bounding westerly on same heirs land seventy four and one half feet more or less to place of beginning

Also all that lot of land with all the improvements thereon including the chandeliers and gas fixtures in the house situated on the northerly side of Clifford Street in said City of Providence bounded as follows

Beginning at the southeasterly corner of Emerson Towers land thence running easterly bounding southerly on Clifford Street forty three feet more or less to land of Jos Fullers thence northerly on said heirs land ninety five feet thence westerly parallel with Clifford St bounding northerly partly on same

heirs land and partly on the land firstly hereindescribed forty three feet more or less thence southerly bounding westerly partly on land of David Andrews heirs and partly on land of Emerson Tower ninety five feet to the place of beginning

Meaning to convey by this deed all and the same premises that are described in the aforesaid Mortgage Deed from John Bligh to me the said Steere and subject to all and the same restrictions referred to in said mortgage deed

To have and to hold the afore granted premises with all the privileges and appurtenances thereof to the said Ellen Bligh her heirs and assigns forever In witness whereof I have hereunto set my hand and seal this second day June A.D. eighteen hundred and seventy six 1876

Signed sealed and delivered
in presence of Stephen Essex Erastus W. Steere (L)

State of Rhode Island &c County of Providence ſc In the City of Providence on this second June A.D. 1876 Then personally appeared Erastus W. Steere before me and acknowledged the preceding instrument by him signed to be his free act & deed

Stephen Essex Justice of the Peace

Recorded June 2d. 1876 at 2.55 P.M. } Witness G. A. Williamson

Recorder of Deeds.

Know all men by these Presents

That whereas by deed recorded in the Recorders Office in the City of Providence in the State of Rhode Island in Real Estate Mortgage Book No 60 at page 369 Benjamin F. Brown of said Providence conveyed the land therein described in fee and in mortgage to Elizabeth B. Carpenter of said Providence to secure the payment to said Elizabeth B. Carpenter of a certain promissory note in said deed described together with semi-annual interest on said note as therein mentioned and with power to said Elizabeth B. Carpenter on default in the payment of said note or said semi-annual interest to sell and convey said land for the payment thereof

And whereas default has been made in the payment of said note and such default has continued for the space of ten days and notice of the sale of said land as hereinafter referred to has been after the expiration of said ten days given for twenty days by advertisement in the Rhode Island Press one of the public newspapers printed in said Providence as in said mortgage deed provided and at sale of said land held on the twentieth day of May A.D. 1876 pursuant to said notice the same was sold to Benjamin F. Brown of said Providence who was the highest bidder therefor in the sum of Fifteen hundred dollars

Now therefore I the said Elizabeth B. Carpenter by virtue

and in exercise of the power to me granted in and by said deed and of every other power me hereunto enabling and for and in consideration of said sum of Fifteen hundred dollars to me paid by said Benjamin F. Brown the receipt whereof is hereby acknowledged do hereby grant bargain sell and convey unto him the said Benjamin F. Brown his heirs and assigns forever

A certain lot of land situated in that part of the City of Providence formerly in the Town of Cranston and laid out and described as lot No. 66 (sixty six) upon a certain plat entitled Map of an Estate on Cranston Street belonging to Robert Stevens and wife as divided into building lots Aug. 3rd 1860 by C.E. Gaine which said plat is recorded in the records of Land Evidence of said City of Providence in Book of Plats No. 10 (ten) page 3 (three) Reference thereto for further description of said premises being hereby made Being the same premises described in and by the aforesaid deed

To have and to hold the same with the privileges and appurtenances thereof unto and to the use of him the said Benjamin F. Brown his heirs and assigns forever

In testimony where of I have hereunto set my hand and seal this twenty second day of May A.D. 1876

Signed sealed and delivered
in presence of Elizabeth B. Carpenter (L)
Eliza Slocum

State of Rhode Island &c Providence ſc In Providence this 26th day of May A.D. 1876 Elizabeth B. Carpenter personally appeared before me and acknowledged the above instrument by her signed to be her free act and deed

I. O. Slocum
Notary Public

Recorded June 3d 1876 at 9.05 A.M. } Witness G. A. Williamson

Recorder of Deeds.

This Indenture of Lease

Made and executed this twenty seventh day of May A.D. 1876 one thousand eight hundred and seventy six by and between Jesse P. Eddy and Rowland L. Rose copartners in business in style of Eddy & Rose of Providence Rhode Island of the one part and Peter Bunker of said Providence of the other part Witnesseth That the said lessors for the consideration hereinafter mentioned have demised granted and to farm let and do hereby demise grant and to farm let unto the said lessee his executors administrators and assigns

The basement or cellar in the new brick building owned

by the lessee it being the front part of basement as now partitioned off and the adjoining small cellar in rear of first named basement situated on the south side and being number sixteen (16) Custom House Street in said Providence

To have and to hold said premises for and during the term of five years from the first day of June A.D. 1876 to terminate and end on the first day of June A.D. 1881 And the said lessee for himself and for his executors administrators and assigns do covenant and agree to pay or cause to be paid to said lessors their successors or assigns the sum of One thousand dollars yearly and every year during said term for rent and hire of the abve named premises in payments of Eighty three & 33/100 dollars each on the first days of each and every month successively to the end of the term of five years and in case of failure on my part to pay any rent within twenty days subsequent to the time as abve specified or in case of failure to conform to all the conditions of this lease the said lessors shall be at liberty to declare this lease at an end and terminated and thereupon to take immediate possession of the premises in which case the said lessee shall be considered as tenant holding over said term

And the said lessee doth further covenant and agree that he will use and improve said premises in a becoming and proper manner not committing any waste or injury on the same And the said lessee doth further agree to keep the interior of the premises in good repair including the setting of glass in the windows and done during the continuance of this lease and at the expiration of this lease to quietly and peaceably surrender up the possession of the premises to the said lessors or their assigns in as good order as they now are common and ordinary wear inevitable casualties and damages by the elements excepted

And the parties hereto further covenant and agree that in case said premises shall be damaged by fire so as to be rendered untenantable a just abatement of said rent shall be made until the same shall be repaired by the lessors And the said lessee also covenant and agree not to lease or underlet nor permit any other person or persons to occupy or improve or make or suffer to be made any alterations in the premises hereby leased without the written consent of said lessors having been first obtained and that the said lessors may enter to view and make improvements in said premises as may be necessary or expedient

And the said lessee agree to keep the exterior of the premises in good repair And the said lessors on the conditions and terms above mentioned doth hereby agree that the said lessee may use possess occupy and enjoy said premises for the full term of five years commencing and terminating at the date aforesaid It is expressly understood and agreed by said lessee that no Rum Gin Brandies or whiskeys shall be sold on the premises unless by the consent of said lessors in writing

In testimony whereof the parties have hereunto interchangeably

set their hands and seals this twenty seventh day of May A.D. 1876

Signed sealed and delivered
in presence of
B.J. Bliven witness to all sign

Eddy & Rose (L)
P. Brucker (L)

State of Rhode Island &c In Providence this twenty seventh day of May A.D. 1876 Jesse P. Eddy, Rowland L. Rose & Peter Brucker severally appeared before me and acknowledged the within instrument by them signed to be their free and voluntary act and deed

B.J. Bliven Notary Public

I George C. Leonard of said Providence Rhode Island do hereby guarantee the payment of the rent reserved in the within lease

Witness my hand and seal this twenty seventh day of May A.D. eighteen hundred and seventy six (1876)

In presence of B.J. Bliven

Geo C. Leonard (L)

Recorded June 3rd 1876 at 10 A.M. } Witness G.H. Williamson

Recorder of Deeds.

To all People to whom these Presents shall come

The Mechanics Savings Bank sends greeting. Whereas Samuel G. Curry of Providence R.I. on the 25th September 1873 executed a deed of mortgage of certain real estate hereinafter described to the Mechanics Savings Bank a corporation legally incorporated and established and transacting business in the City of Providence in the State of Rhode Island for the purpose of securing the payment of a negotiable promissory note for the sum of Twenty five hundred dollars bearing even date with said deed of mortgage and made by said Samuel G. Curry payable to said Mechanics Savings Bank or order in six months from date with interest at eight per cent per annum semi-annually in advance till paid and in which said mortgage were certain powers of sale in case of default in the payment of said note as will fully appear by reference to the record of said mortgage in Book No 63 page 145 of the records of mortgages of real estate in said Providence

And whereas default was made in the payment of said note and whereas said Mechanics Savings Bank advertised the premises hereinafter described for sale in the Providence Daily Journal one of the public newspapers printed in said Providence for three successive weeks prior to the day of sale in all respects according to the terms of said mortgage And whereas at the public auction held in pursuance of said advertisement on the 22nd May 1876 Mary E. Hopkins

(single) of Providence R.I being the highest bidder for the hereinafter described premises became the purchaser thereof for the sum of Seven hundred (700) dollars

Now therefore the said Mechanics Savings Bank in consideration of said sum of (700) Seven hundred dollars to it paid by said Mary E Hopkins the receipt of which said sum is hereby acknowledged hereby by virtue of the power conferred upon it by said deed of mortgage grant bargain sell and convey to said Mary E. Hopkins her heirs and assigns forever

That lot of land with the buildings and improvements thereon situate on the westerly side of Barre Street in said Providence and described as follows

Commencing on the south east corner of lot No (493) four hundred ninety three on said Barre Street thence extende in a south easterly direction on said Barre Street (35) thirty five feet thence running at right angles with said Barre Street and holding the width of 35 feet sixty feet to a print on Eiswald Street thence in a north westerly direction 35 feet on said Eiswald Street to the south west corner of lot 493 thence in a north easterly direction and parallel with the south east border of lot 493 to the point of beginning

To have and to hold the aforegranted premises with the appurtenances thereof to said Mary E. Hopkins her heirs and assigns forever

In witness whereof the said Mechanics Savings Bank by Wm Knight its Treasurer for that purpose duly authorized has hereunto set its hand and corporate seal this twenty seventh day of May 1876

Signed sealed and delivered
in presence of H A Harrington

Mechanics Savings Bank (L)
by
Wm Knight Treas

State of Rhode Island Providence County ss In Providence this twenty seventh day of May 1876 Then Wm Knight Treasurer personally appeared before me and acknowledged the within instrument by him signed to be his free act and deed and the free act and deed of the Mechanics Savings Bank

H A Harrington
Notary Public

Recorded June 3d 1876 at 12.15 P.M } Witness G A Williamson
Recorder of Deeds.

258-381

To all People to whom these Presents shall come

I Phineas Fairbrother Deputy Sheriff for the County of Providence and of Providence in said County Send Greeting Whereas an execution against Alfred Garfield of said Providence at the suit of William Billings and John W. Davis both of Providence in said County copartners as William Billings & Co was by me the

said Phineas Fairbrother on the eighteenth day of February A.D. 1875 at ten O'clock A.M levied on all the right title and interest which the said Alfred Garfield had in and to the following described real estate with all the buildings and improvements thereon situated in the City of Providence and platted on plat No 32 in the assessors office in the City of Providence Said lots of land are numbered as follows Nos 22 23 & 24 on said plat Said lots are bounded northerly on Atlantic Street easterly on lot No 25 on said plat south by Adelaide Avenue and west by Edmund Avenue 227-163

And whereas on the twenty sixth day of May A.D. 1875 at 12 o'clock M all the estate right title interest and property of the said Alfred Garfield in the premises aforesaid were by me the said Phineas Fairbrother Deputy Sheriff as aforesaid sold at public auction for the satisfaction of the said execution to Alfred L Garfield of Providence who was the highest bidder for the same for the sum of Three hundred twenty seven dollars and fifty five cents which the said Alfred L. Garfield has since well and truly paid me the said Phineas Fairbrother

Now Know Ye That by force and virtue of the law in such case made and provided I the said Fairbrother in consideration of the sum of money paid unto me as aforesaid do by these presents bargain sell assign and set over unto the said Alfred L. Garfield his heirs and assigns forever all the estate right title interest property freehold and inheritance of the said Alfred Garfield of in and to the said premises and appurtenances at the time of the levy thereon

To have and to hold the said premises and appurtenances to the said Alfred L Garfield his heirs and assigns forever

In witness whereof I have hereunto set my hand and seal in my said capacity as Deputy Sheriff this thirty first day of May A.D. 1875

Signed sealed and delivered
in presence of
G M. Carpenter Jr

Ph Fairbrother (L)
Dep' Sheriff

Providence SC Providence June 1st 1875 Then personally appeared the above named Phineas Fairbrother Deputy Sheriff and acknowledged the foregoing instrument by him signed in his said capacity as Deputy Sheriff to be his free act and deed

Before me G M Carpenter Jr
Notary Public

Recorded June 3d 1876 at 1 P.M } Witness G A Williamson
Recorder of Deeds.

Know all men by these Presents

That I Henry S Grant

Jr of the City and County of Providence and State of Rhode Island &c Assignee

of Thomas M. Rounds of said Providence duly appointed by a certain indenture made and executed on the eleventh day of April A.D. 1876 and recorded in the records of Land Evidence of the City of Providence aforesaid in Deed Book No 256 at page 551 And Thomas M. Rounds aforesaid for and in consideration of the sum of Thirteen thousand and fifty three 50/100 dollars to the said Henry J. Grant jr Assignee as aforesaid paid by Amos N. Olney of said Providence the receipt whereof we do hereby acknowledge have remised released and forever quitclaimed and by these presents do remise release and forever quit claim unto him the said Amos N. Olney his heirs and assigns forever all the right title interest property claim and demand which we now have or which either of us now has by virtue of the provisions of said assignment or otherwise or of right ought to have or claim in and to a certain lot of land situate on the northerly side of High Street in said City of Providence numbered 183. 185. 187 and 189 on said Street with two dwelling houses and other buildings thereon and bounded and described as follows viz Beginning at the south east corner of a lot of land now owned by said Amos N. Olney thence running easterly and bounded southerly on said High Street fifty seven feet thence northerly one hundred feet to land owned by said Amos N. Olney thence westerly fifty seven feet thence southerly one hundred feet to the place of beginning or however otherwise the same may be bounded or described it being the same estate heretofore conveyed to the said Thomas M Rounds by Robert G. Cory by deed dated the first day of April A.D. 1854 and recorded in the records of Land Evidence of said Providence in Deed Book 136 at page 257 and by another deed from Samuel N. Richmond and others to said Thomas M. Rounds dated the seventeenth day of May A.D. 1856 and recorded in said record in Deed Book 145 at pages 68. 69. 70 and 71 To have and to hold the same with all the rights privileges and appurtenances thereunto appertaining to him the said Amos N Olney his heirs and assigns forever

Subject nevertheless to the following mortgages now outstanding thereon viz That mortgage to the Mechanics Savings Bank dated April 26th A.D. 1875 and recorded in said records in Real Estate Mortgage Book No 41 at page 241 and 242 and that mortgage to Mary J. Sheldon dated August 30 A.D. 1858 and recorded in said records in Real Estate Mortgage Book No 14 at pages 483 and 484 payment of both which mortgages is assumed by the acceptance of this deed

And we the aforenamed grantors for ourselves and for our several and respective heirs executors and administrators do covenant with the said Amos N. Olney his heirs and assigns that we will warrant and defend the aforedescribed lands and tenements to the said Amos N. Olney his heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under us or either of us excepting under the mortgages as aforesaid

And I Mary J. Rounds wife of said Thomas M. Rounds in consideration of the premises do hereby release and quit-claim unto the said

Amos N. Olney his heirs and assigns all my right of dower in and to the lands and tenements afore granted and described

In witness whereof we have hereunto set our hands and seals this third day of June A.D. 1876

Executed in presence of — Henry J Grant jr (L.S.) Assignee
Charles Selden — Thomas M. Rounds (L.S.)
witness to 1st & 3rd signatures — Mary J. Rounds (L.S.)
Waller B. Rounds witness to

State of Rhode Island &c Providence ss In Providence in said County on this third day of June A.D. 1876 personally appeared before me the above named Henry J. Grant jr and acknowledged the foregoing instrument by him executed to be his free and voluntary act and deed individually and in his capacity as aforesaid and at the same time and place also personally appeared the said Thomas M. Rounds before me and acknowledged the said instrument by him executed to be his free and voluntary act and deed

Charles Selden
Justice of the Peace

Recorded June 3d 1876 at 1 P.M. } Witness T.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I William H. H. Sutton of East Providence County of Providence and State of Rhode Island in consideration of five hundred dollars to me paid by Nathaniel W. H. Sutton of said East Providence in said County and State the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Nathaniel W. H. Sutton the following goods and chattels namely One mirror one counter three large tables fifteen chairs and stools one stove now situated in saloon or restaurant at No 380 High Street in the City of Providence County of Providence and State of Rhode Island Also all the crockery and all other articles of personal property now owned by me and situated in said saloon

To have and to hold all and singular the said goods and chattels to the said Nathaniel W. H. Sutton and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances except a certain mortgage held by said Nathaniel W. H. Sutton that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said William H. H. Sutton have hereunto set

my hand and seal this third day of June in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of } Wm H. H. Sutton (25)

George N. Bliss Charles H. Page

State of Rhode Island &c Providence ss

In the City of Providence this third day of June A.D. 1876 William H. H. Sutton personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

George N. Bliss

Notary Public

Recorded June 3. 1876 at 1.20 P.M. } Witness J. W. Williamson

Recorder of Deeds.

This Indenture of Lease

Made and executed this twenty first day of June A.D. (1875) one thousand eight hundred and seventy five by and between Jose Senior and Elizabeth Senior his wife both of Olneyville in the State of Rhode Island parties of the one part and Thomas Booth of the same place party of the other part Witnesseth That the said lessors for the consideration hereinafter mentioned have demised granted and to farm let and do hereby demise grant and to farm let unto the said lessee his executors administrators and assigns The following described premises to the said Elizabeth Senior belonging viz The saloon consisting of three rooms on the ground or first floor of the building known as number eleven Delaine Street in the Village of Olneyville in the State of Rhode Island together with the gas fixtures both inside and outside of said saloon And also one half of the cellar under said sooms from front to rear

To have and to hold said premises for and during the term of five years years from the day of date hereof A.D. 1875 to terminate and end on the twenty first day of June A.D. 1880 And the said lessee for himself and for his executors administrators and assigns does covenant and agree to pay or cause to be paid to said lessor Elizabeth Senior her heirs and assigns the sum of three hundred dollars yearly and every year during said term for rent and hire of the above named premises in equal and successive payments of twenty five dollars each on the twenty first days of each calendar month of said term successively to the end of the term of five years and in case of failure on lessees part to pay any rent within fifteen days subsequent to the time as above specified or in case of failure to conform to all the conditions of this lease the said lessor shall be at liberty to declare this lease at an end and terminated and thereupon to take immediate possession of the premises in which case the said lessee shall be considered as tenant holding over his term And the said lessee further covenants and agrees that he will use and improve said premises in a becoming and proper manner not committing any waste or nuisance on the same

And the said lessee does further agree to keep the interior of the premises in good repair including the setting of glass in the windows and doors during the continuance of this lease and at the expiration of this lease to quietly and peaceably surrender up the possession of the premises to the said lessor or assigns in as good order as they now are common and ordinary wear inevitable casualties and damages by the elements excepted And the parties hereto further covenant and agree that in case said premises shall be damaged by fire or as to be rendered untenantable a just abatement of said rent shall be made until the same shall be repaired by the lessor

And the said lessee also covenants and agrees not to lease or underlet nor permit any other person or persons to occupy or improve or make or suffer to be made any alterations on the premises hereby leased without the written consent of said lessor having been first obtained and that the said lessor may enter to view and make improvements in said premises as may be necessary or expedient

And the said lessor agrees to keep the exterior of the premises in good repair

And the said lessors on the conditions and terms above mentioned do hereby agree that the said lessee may use possess occupy and enjoy said premises for the full term of five years commencing and terminating at the dates aforesaid

And the said lessee Thomas Booth does hereby for himself and his legal representatives and assigns in consideration of the premises pledge bind and mortgage to the said lessors (in right of said Elizabeth Senior) all furniture fixtures articles and property which now are or may hereafter during said term be in and upon said leased premises to the said lessors (in the right of said Elizabeth Senior) as and for security for the punctual payment of the rents aforesaid and for the punctual performance of all covenants of the said lessee herein contained

In testimony whereof the parties have hereunto interchangeably set their hands and seals this twenty first day of June A.D. 1875

Signed sealed and delivered in presence of } Elizabeth her X mark Senior (25)

H. B. Whitman } Thomas Booth (25)

Jose Senior (25)

State of Rhode Island &c Providence ss In Providence this twenty third (23d) day of May A.D. 1876 Jose Senior personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed And at the same time and place the said Elizabeth Senior personally came and appeared and being examined by me privily and apart from her said husband after having said instrument shown and explained to her by me she being so apart acknowledged the foregoing instrument by her signed to be her free and voluntary act and deed and that she did not wish to retract the same Henry B. Whitman

Notary Public

Recorded June 5. 1876 at 10.50 A.M. } Witness J. W. Williamson

Recorder of Deeds.

Whereas John Capstick of Providence Rhode Island on the tenth day of March 1874 executed to the Jackson Institution for Savings a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of seven thousand dollars bearing even date herewith and made by said John Capstick payable to said Jackson Institution for Savings or order in one year after date with interest semi annually in advance at eight per cent per annum until paid whether at or after maturity and all instalments of interest in arrears to bear interest at the same rate till paid and in which said mortgage were certain powers of sale in case of default in the payment of said note reference to said deed of mortgage being had for a full description of said powers of sale see book N° 63 page 131 of the records of mortgages of real estate in said Providence and

Whereas default was made in the payment of said note and said default continued for more than ten days and

Whereas said Jackson Institution for Savings advertised said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence at least once in each week for three successive weeks prior to the day of sale and after the expiration of said term of ten days and Whereas at the public auction held on said premises on the twentieth day of May 1876 in pursuance of said advertisement Malcom M. McDonald of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for five thousand dollars

Now therefore the Jackson Institution for Savings for and in consideration of said sum of five thousand dollars paid to the Treasurer of said Institution by said Malcom M. McDonald the receipt of which said sum is hereby acknowledged hereby by virtue of the powers conferred upon it by said deed of mortgage grant bargain sell and convey to said Malcom M. McDonald his heirs and assigns forever That lot of land with the buildings and improvements thereon on the northwest corner of Launa & Hamilton Streets in said Providence measuring fifty feet on said Launa Street and holding that width extends back therefrom eighty five feet bounding easterly on Hamilton Street and is the easterly half part of lots thirteen and fourteen (13 & 14) on plat entitled Melrose Street estate in Elmwood by John Howe 1872 which plat is on record in the office of the Recorder of Deeds in said Providence in plat book N° 11 page 1 being the same premises that Jonathan Boyd conveyed to said John Capstick by deed dated Sept 1st 1873 To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Malcom M. McDonald his heirs and assigns forever In testimony whereof the said Jackson Institution for Savings has hereunto affixed its corporate seal and caused these presents to be signed by its President and Treasurer this thirty first day of May eighteen hundred and seventy six

Signed sealed & delivered
in presence of
J. H. Salisbury

Jackson Institution for Savings (25)
By Chas S. Boyd Prest
and Theo. B. Talbot Treasurer

State of Rhode Island &c In Providence this fifth day of June 1876 Charles S. Boyd President and Theodore B. Talbot Treasurer of said Jackson Institution for Savings severally acknowledged the aforegoing to be their free act and deed each in his said capacity Before me

Geo H Browne Notary Public

Recorded June 5. 1876 at 3.25 P.M. } Witness G. A. Williamson

Recorder of Deeds.

Providence R. I. June 5th 1876

To all holders of notes made by E. Leland & Co. of Boston Mass and endorsed by us or either of us We hereby severally consent to a composition on the part of the holders of said notes with the said E. Leland & Co. at twenty per cent The said twenty per cent to be endorsed on the notes And we hereby severally agree to and with the present or future holders of said notes and with each and every endorser thereon and with each other that such composition shall not in any way affect or prejudice existing rights or claims against us or either of us whether as endorsers holders guarantors makers or otherwise but agree that we will stand liable towards each other and towards others and as between ourselves as if such composition had not been made except that the amount due shall be proportionably abated by eighty per cent of total liability on account of aforesaid relations or any of them

In witness whereof we have hereunto set our hands and seals the day and year first above written

Executed in presence of
William Brownell

Saml F. Hilton (25)

Geo. L. Claflin (25)

Recorded June 5. 1876 at 4.45 P.M. } Witness G. A. Williamson

Recorder of Deeds.

Whereas John Bligh of Providence Rhode Island on the eighteenth day of August 1866 executed to John B. Hennessy a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of ten thousand dollars bearing even date with said deed of mortgage and made by said John Bligh payable to said John B. Hennessy or order one year after date interest payable semi annually at the rate of eight per cent and in which said mortgage were certain powers of sale in case of default in the payment of said note reference to said deed of mortgage being had see book N° 30 page 463 of the records of mortgages of real estate and

Whereas default was made in the payment of said note and said default

continued for more than ten days and

Whereas said John B. Hennessy advertised said mortgaged premises for sale at public auction in the Manufacturer and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the twenty sixth day of May 1876 Ellen Bligh of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of seventeen thousand seven hundred dollars

Now therefore I the said John B. Hennessy for and in consideration of said sum of seventeen thousand seven hundred dollars to me paid by said Ellen Bligh the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage grant bargain sell and convey to said Ellen Bligh her heirs and assigns forever A tract or parcel of land situate at the junction of Jackson and Fountain Streets in said Providence being the premises formerly known as Holmes Brewery and containing about fifteen thousand two hundred and fifty feet of land with all the buildings and improvements thereon bounded and described as follows- northerly on said Fountain Street on which it measures one hundred sixty four 5/10 feet easterly on Jackson Street on which it measures ninety four 75/100 feet southerly on land of John Eddy Benjamin White and Benjamin Arnold on which it measures about one hundred sixty three feet and westerly on land of —— Rathbone on which it measures ninety six feet be the same more or less and exactly as the fence now stands including the fog in the rear end thereof being the same premises conveyed to said John Bligh by deed from Otis Holmes by deed dated July 11th 1865 and recorded in said Providence in deed book No 171 page 417

To have and to hold the aforegranted and bargained premises with all the privileges and appurtenances thereof to said Ellen Bligh her heirs and assigns forever In testimony whereof I have hereunto set my hand and seal this twenty seventh day of May eighteen hundred and seventy six

Signed sealed and delivered
in presence of George H. Burnham

John B. Hennessy (Ls)

State of Rhode Island &c In Providence this 5th day of June 1876 John B. Hennessy acknowledged the aforegoing to be his free act and deed

Before me George H. Burnham
Justice of the Peace

Recorded June 5. 1876
at 5 P.M.

Witness G. A. Williamson
Recorder of Deeds.

Whereas Samuel F. English of Providence Rhode Island on the twentieth day of May 1873 executed to John T. Mannan of said Providence a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of three negotiable promissory notes each for the sum of five hundred eighty dollars bearing date June 14th 1872 made by said Samuel F. English payable to said John T. Mannan or order in one two & three years after date respectively with interest from date payable semi annually at seven per cent per annum and in which said mortgage were certain powers of sale in case of default in the payment of said notes or the semi annual interest due thereon reference to said deed of mortgage being had see book No 61 page 201 of the records of mortgages of real estate in said Providence and

Whereas said John T. Mannan on the 17th day of April 1875 sold assigned and transferred to said John P. Walker of said Providence the said deed of mortgage the debt thereby secured and all his right title & interest in & to the premises therein described and all the rights & powers possessed by him by virtue of said deed of mortgage see book No 68 page 572 mortgages of real estate in said Providence and

Whereas default was made in the payment of the semi annual interest due on one of said notes and said default continued for more than ten days and

Whereas said John P. Walker advertised said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the thirtieth day of May 1876 Paul E. Gurney of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for six hundred & thirty dollars

Now therefore I the said John P. Walker for & in consideration of said sum of six hundred & thirty dollars to me paid by said Paul E. Gurney the receipt whereof I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage grant bargain sell & convey to said Paul E. Gurney his heirs and assigns forever That lot of land in said Providence laid out and designated as lot No one hundred and thirty nine (139) on plat entitled "Blackstone Park surveyed and platted 1862 by C. E. Paine and recorded in the office of the Recorder of Deeds in said Providence in plat book No 2 page 20½ being the same premises that John O'Connor conveyed to said Samuel F. English by deed dated May 20th 1873

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Paul E. Gurney his heirs & assigns forever In testimony whereof I have hereunto set my hand and seal this third day of June eighteen hundred and seventy six

Signed sealed & delivered in presence of
George H. Burnham

John P. Walker (Ls)

State of Rhode Island &c In Providence the 5th day of June 1876 John P. Walker acknowledged the aforegoing to be his free act & deed

Before me George H Burnham
Justice of the Peace

Recorded June 6. 1876
at 10.10 A.M. Witness G. H. Williamson
Recorder of Deeds.

$1.00

This Indenture of Lease

Made and entered into this tenth day of February in the year of our Lord eighteen hundred and sixty four by and between Marshall Woods and Anne Brown Francis Woods wife of the said Marshall both of the City and County of Providence in the State of Rhode Island of the first part and D. B. Lewis also of the said Providence party of the second part Witnesseth That the said parties of the first part for and in consideration of the rents covenants and agreements hereinafter contained and named on the part of the party of the second part his heirs executors administrators or assigns to be paid kept and performed do hereby devise lease and let unto him the said John D Lewis his heirs executors and assigns and administrators for and during the term of twenty five years from the first day of (February) February in the year of our Lord eighteen hundred and sixty four A certain lot of land situate on the northerly side of Jenckes Street in the said City of Providence and thus bounded Southerly on Jenckes Street on which it measures forty nine feet and twenty five hundredths of a foot and measures on the easterly line thereof one hundred and twenty feet and forty three hundredths of a foot adjoining the land of Henry Blodget on the northerly line thereof forty nine feet and forty hundredths of a foot adjoining the land of Francis Smith and on the westerly line thereof one hundred and nineteen feet and thirty one hundredths of a foot adjoining the land of the heirs of Ebenezer Kelly's heirs and adjoining lot one (1) on a Map of the division of land between the heirs of Nicholas Brown drawn and surveyed by Wm J. Haines November 13. 1856 said lot numbered ten containing five thousand nine hundred and twelve and fifty eight hundredths square feet of land as near as may be it being the same lot recently hired by John Gorham of said Providence and fully described in a partition deed between Nicholas Brown and John Carter Brown and others dated February tenth A.D. 1857 and recorded in records of City of Providence in book 148 page 187 To have and to hold the same with all the rights and privileges thereof to him the said D. B Lewis party of the second part his heirs executors administrators and assigns for and during the term of twenty five years as aforesaid upon the conditions and terms following

The party of the second part is to erect within a reasonable time a dwelling house upon said lot at a cost of not less than four thousand dollars and is not to use the demised lot or improvements for any illegal or immoral purposes

All the buildings or improvements that may be at any time erected or

placed upon said demised lot shall at all times be held pledged for the payment of the rent payable under this lease and of all the taxes and assessments of every kind upon said lot and appurtenances and for the fulfilment of all covenants contained in this indenture All taxes and assessments of every kind that may be from time to time laid upon said lot or assessed thereon or on the owners thereof on account of same and that may be laid or assessed upon its appurtenances shall be paid by the party of the second part his heirs executors administrators and assigns

The rent accruing under this lease shall be payable semi annually on the last days of January and July of each and every year of said term during the continuance of this lease and in case of default of payment of each semi annual rent or of any tax or assessment and for the time of such default interest thereon shall be allowed and paid The rent of said lot for the first period of ten years (10) of said term shall be sixty dollars per annum paid in equal semi annual payments on the last day of January and July of each and every year of said ten (10) years And it is further agreed and covenanted by and between the parties hereto and their legal representatives each with the other in the manner following That at the end (of the) and expiration of the said period of ten years in case the parties (cannot) then in interest cannot agree upon the amount of annual rent for the next ensuing period of ten years said lot of land shall be appraised by three judicious and disinterested men one to be chosen by each party and the third by the two so chosen and their decision shall be conclusive as to the value of the lot and five (5) per cent upon the amount of such valuation shall be the annual rent for the next ensuing term of ten (10) years

And it is further covenanted and agreed by and between the parties hereto and their legal representatives each with the other in the manner following - that at the end and expiration of the said term of ten years which will be at the end and expiration of the twentieth year of said term of twenty five years in case the parties then in (interest interest) cannot agree upon the amount of annual rent for the remaining five years of said term then the lot aforesaid shall be appraised by three judicious and disinterested men one to be selected by each party and the third by the two so chosen and their decision shall be conclusive and final as to the value of the lot of land aforesaid and five (5) per cent upon the amount of such valuation shall be the annual rent for the five remaining years of the said term of this lease And in case of any default that shall be made in the payment of any rent due under this lease or of any taxes and assessments upon said lot and its appurtenances and such default shall continue for the term of six months or in case any one of the covenants herein contained is broken the parties of the first part may if they see fit or those claiming under them enter upon said demised lot and tenements and terminate this lease in which case the interest of the said party of the second part or those claiming under him in and to the buildings and improvements upon said lot may be sold at public auction and the requisite conveyance thereof made by the parties of the first

part or their legal representatives after thirty days notice of such sale in one of the public newspapers published in the City of Providence the net proceeds of such sale shall be first applied to the payment of all lawful charges and claims hereby secured to be paid and the balance shall be paid over to the said party of the second part or his legal representatives And at the end and expiration of said period of twenty five years unless this lease should have been otherwise terminated the party of the second part or his legal representatives shall remove the buildings from the said lot and shall be allowed for the purpose of such removal thirty days after the expiration of said term of twenty five years for which a proportionate rent shall be paid at same rate as rent of last year of said term giving quiet and peaceable peaceable possession to the parties of the first part or their legal representatives and returning lot in same condition as it now is ordinary use excepted excepted but without detriment to the rights of the parties of the first part or of their legal representatives to collect as above stated any rent or assessment which may be in default In testimony whereof the parties hereto have hereunto set their hands and seals the day and year first written

In presence of
The words 'same with' on 13th line page second and the words on page 5 line 9th unless this lease should have been otherwise terminated' interlined before signing A. Woods

Marshall Woods (L.S.)

Anne Brown Francis Woods (L.S.)

D. B. Lewis (L.S.)

John D. Lewis (L.S.)

Providence ſc

In the City of Providence on this twentieth day of February A.D. 1864 the within named Marshall Woods and Dexter B. Lewis both personally appeared before me and severally acknowledged the foregoing instrument to be their free act and deed And there on the same day also personally appeared before me the within named Anne B. F. Woods wife of said Marshall and being by me examined privily and apart from her said husband she acknowledged the same instrument after the same had been shown and explained to her by me to be her voluntary act and declared to me she did not wish to retract the same

James Tillinghast
Justice of the Peace

Recorded June 6. 1876 at 11.10 a.m. } Witness

G. O. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Zebulon M. Phinney of Providence County of Providence and State of Rhode Island in consideration of one hundred and fifty dollars to me paid by Elwood Young of City County and State aforesaid the receipt whereof I do hereby acknowledge do hereby assign and transfer to said Elwood Young all claims and demands which I now have and all which I at any time between the date and the 1st day of December A.D. 1876 next I may or shall have against Samuel Potter of said City County and State for all sums of money due and for all sums of money and demands which at any time between the date hereof and the said 1st day of Dec. A.D. 1876 next may or shall become due to me for service against said Potter

To have and to hold the same to the said Elwood Young to his executors administrators and assigns forever And I do hereby constitute and appoint the said Elwood Young and his assigns to be my attorney irrevocable in the premises to do and perform all acts matters and things touching the premises in the like manner to all intents and purposes as I could if personally present

In witness whereof I have hereunto set my hand and seal this 1st day of June A.D. 1876

In presence of
H. A. McKenny

Zebulon M. Phinney (L.S.)

Recorded June 6. 1876 at 12.10 P.M. } Witness

G. O. Williamson
Recorder of Deeds.

To all whom these Presents shall Come

I Erastus N. Steere of the City of Providence and State of Rhode Island Send Greeting Whereas Bridget A. Brennan formerly of North Providence in the County of Providence and State of Rhode Island on the eleventh day of November A.D. 1869 executed to me Erastus N. Steere of the City & County of Providence and State aforesaid a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of two certain negotiable promissory notes for the sum of two hundred and seventy five dollars each and bearing even date with said mortgage deed and made payable to the said Erastus N. Steere or order in two and four years from date with interest payable semi annually and in which said mortgage deed were certain powers of sale in case of default of the payment of said notes or of the semi annual interest due thereon as will more fully appear by reference to the record of said mortgage in real estate mortgage book No 51 page No 273 in the Land Record Office of said North Providence

And whereas default was made in the payment of said notes and said

default continued for more than ten days

And whereas the said Erastus N. Steere advertised said mortgaged premises for sale by public auction in the Mannfacturer and Farmers Journal one of the public newspapers printed in said City of Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days

And whereas at the public auction held in pursuance of said advertisement on the thirtieth day of May eighteen hundred and seventy six Patrick Garvin of said City of Providence being the highest bidder for the hereinafter described mortgaged premises became the purchaser thereof for Five hundred dollars

Now therefore I the said Erastus N. Steere in consideration of said sum of five hundred dollars to me paid by said Patrick Garvin the receipt of which is hereby acknowledged do hereby by virtue of powers conferred upon me by the said deed of mortgage do give grant bargain sell and convey to the said Patrick Garvin his heirs & assigns One certain lot of land with all the improvements thereon situated in the City of Providence in that portion set off from North Providence in County and State aforesaid and is laid out and described as lot number ninety (90) on the E. N. Steere plat of a portion of the Butenberg land drawn by C. E. Paine September A.D. 1869 and said plat is recorded in the Land Record Office of said North Providence reference to the same being had for a full description of said lot of land and is just the same premises that was conveyed to the said Bridget A. Brennan by deed from the said Steere bearing same date of the aforesaid mortgage

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to the said Patrick Garvin his heirs and assigns forever

In witness whereof I have hereunto set my hand and seal this 6th day of June A.D. eighteen hundred and seventy six 1876

Signed sealed and delivered in presence of E. Ide Ham

Erastus N. Steere (Ls)

State of Rhode Island &c County of Providence In the City of Providence on this 6th of June A.D. 1876 Then personally appeared Erastus N. Steere before me & acknowledged the foregoing instrument by him signed to be his free act & deed

E. Ide Ham
Justice of the Peace

Recorded June 6. 1876 at 1.8 P.M.

Witness G. A. Williamson
Recorder of Deeds.

This Indenture made

The fifth day of May A.D. 1876 by and between Walter R. Proctor of the City and County of Providence in the State of Rhode Island of the first part and Arthur Greene of said City County and State of the second part

Witnesseth That the said party of the first part doth hereby demise lease and to farm let unto said party of the second part the Hoyle Hotel hereby intending to let that part of said property used for Hotel purposes only

To have and to hold the same with the appurtenances unto said party of the second part his executors administrators and assigns for the term of five years from the fifth day of May A.D. 1876 yielding, and paying therefor during said term the annual rent of Two thousand dollars in equal monthly payments to wit on the fifth day of each month in each year of said term

Provided that if the said rent or any part thereof shall be behind and unpaid on any day of payment as hereinbefore specified and shall remain unpaid for the space of ten days thereafter or if default shall be made in any of the covenants on the part of said party of the second part herein contained and such default shall continue for the space of ten days then said party of the first part his heirs and assigns may at their option and without previous notice or demand determine this lease and reenter upon said demised premises and the same repossess of his former estate And said party of the second part for himself his heirs executors and administrators doth covenant with said party of the first part his heirs and assigns in manner following to wit That said party of the second part his heirs executors administrators and assigns shall & will pay the said rent in manner as aforesaid and will permit said party of the first part and his assigns whenever they shall deem it necessary to enter upon said premises to view and repair the same and will at the end of said term or other sooner determination of the lease peaceably surrender the said premises to the said party of the first part his heirs and assigns in as good order as they now are in or may be put in during said term ordinary wear and tear and damages by the elements excepted

And it is further agreed that in case said premises shall be damaged by fire so as to be rendered untenantable a just abatement of said rent shall be made until the same shall be repaired And said party of the first part doth covenant that said party of the second part truly performing all his covenants aforesaid shall quietly occupy said premises during said term without lawful let or hindrance from any person In witness whereof said parties have hereunto set their hands and seals the day and year before written

W. R. Proctor (Ls)
Arthur Greene (Ls)

NOTE. SEE TRANSFERS BOOK 327 PAGE 325

State of Rhode Island &c Providence ſc

In Providence in said County on this 17th day of May A.D. 1876 Then personally appeared Walter R. Proctor subscriber to the fore-

going instrument and acknowledged the same to be his free and voluntary act and deed

Before me. Marquis D. LaMowry

Notary Public

Recorded June 7. 1876 at 11.50 A.M. } Witness G. A. Williamson

Recorder of Deeds.

Know all men

That we the Peoples Savings Bank in Providence one of the mortgagees named in a mortgage deed made by Thomas J. Hill dated April 19. 1870 and on record in said Providence in Real Estate Mortgage Book No 41 page 497 in consideration of one dollar to us paid by Henry Holden of said Providence do hereby release to said Henry Holden his heirs and assigns all our right title and interest in and to that lot of land with the improvements thereon on the southerly side of Lockwood Street in said Providence and delineated as lot No 28 (twenty eight) on plat entitled Plan of part of the Isaac Field Estate in Providence R. I. and which plat is on record in said Providence in plat book No 4 page 77 Meaning hereby to convey all our interest in and to the said lot No 28 under & by virtue of the mortgage deed from said Hill as aforesaid To have and to hold the same to him the said Henry Holden his heirs and assigns forever

In testimony whereof said Peoples Savings Bank in Providence has caused these presents to be signed & its corporate seal to be hereunto affixed this tenth day of May 1876 by A C Howard the Treasurer thereof for this purpose duly authorized

In presence of
C H Hagan

Peoples Savings Bank in Prov. (L.S.)
A C Howard Treasurer

State of R. I.
Providence sc In Providence June 7. 1876 Then Albert C. Howard acknowledged the above by him executed for & on behalf of the said Peoples Savings Bank in Providence to be its and his free act and deed

Before me G. A. Williamson
Justice of the Peace

Recorded June 7. 1876 at 2.20 P.M. } Witness G. A. Williamson

Recorder of Deeds.

Know all men by these Presents

That I Abel W. Tripp of the City and County of Providence and State of Rhode Island for and in consideration of the sum of one dollar to me in hand paid by E.

Spencer Dodge of said Providence the receipt whereof is hereby acknowledged have granted conveyed sold assigned transferred and set over and by these presents do grant convey sell assign transfer and set over unto the said E. Spencer Dodge his heirs executors administrators and assigns forever All my property of every kind nature and description and wherever situated except such as is exempt from attachment by law. To have and to hold the same to him the said E. Spencer Dodge his heirs executors administrators and assigns forever In Trust nevertheless for the following uses and purposes that is to say He shall as soon as practicable hereafter sell and convert said property into money either at public sale or private sale in his discretion and after reserving to himself therefrom a reasonable compensation for his services he shall apply and appropriate the residue thereof as follows First To the payment in full of all sums due to my employees for wages Second To the payment in full if sufficient if not then ratably of those of my creditors who shall within sixty days from the date hereof execute a full release and discharge under seal of their respective claims and demands against me

Third To the payment in full if sufficient if not then ratably of all my creditors in proportion to their respective demands according to me or my legal representatives for all sums over and above the amount required for the purposes aforesaid

In witness whereof I have hereunto set my hand and seal this seventh day of June A.D. 1876

Signed sealed and delivered in presence of } Abel W. Tripp (L.S.)

State of Rhode Island &c Providence sc In Providence this seventh day of June A.D. 1876 Then personally appeared Abel W. Tripp and acknowledged the foregoing instrument by him signed to be his free act and deed

Before me George Fuller
Notary Public

Recorded June 7. 1876 at 2.40 P.M. } Witness G. A. Williamson

Recorder of Deeds.

Know all men by these Presents

That I William F. Knell of the City and County of Providence State of Rhode Island in consideration of thirty dollars to me paid by William B. C. Knell of said Providence the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said William B. C. Knell the following goods and chattels namely One bay horse about eleven years old One express wagon and

one light harness all now in the possession of said William H Hall

To have and to hold all and singular the said goods and chattels to the said William B. C. Hall and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said William H Hall hereunto set my hand and seal this thirty first day of January in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Ervin F. Case

Wm H Hall (L.S.)

Recorded June 7. 1876 at 3.40 P.M. Witness G A Williamson

Recorder of Deeds.

Know all men by these Presents

That we Arba B. Dike Edward A. Greene and William C. Chapin all of the City of Providence in the State of Rhode Island surviving trustees named in a certain indenture dated the fourth day of April eighteen hundred and seventy three made between Josiah Chapin of the first part and James J. Smith since deceased and us the said Arba B. Dike Edward A. Greene and William C. Chapin of the second part and recorded in the land records of said Providence in real estate mortgage book № 52 (fifty two page 528) five hundred twenty eight in consideration of the sum of forty seven thousand three hundred and sixty three 63/100 dollars to us the said surviving trustees paid by Robert Knight of said Providence (the receipt whereof and that he was the highest bidder for the land and premises hereinafter described subject as to the parcel thereof lastly hereinafter described to the condition hereinafter appearing at a public auction held on the seventeenth day of May eighteen hundred and seventy six agreeably to the request of the several corporations named in said indenture to the trustees therein named to sell the land and premises therein described is hereby acknowledged) and pursuant to and by force and virtue of the power or authority to us the said surviving trustees for this purpose given or limited by the said indenture and of every or any other power or authority in any wise enabling us in this behalf do hereby grant bargain sell alien enfeoffe convey and confirm unto the said Robert Knight his heirs and assigns forever All that certain block or square of land with all the buildings and improvements thereon situate in said City of Providence marked B on a plat called "The Josiah Chapin Plat surveyed & platted by J. B. Cushing & Co April 1875" which said plat is recorded in the Office

of the Recorder of Deeds in said Providence in book of plats № 12 (twelve) page 29 (twenty nine) and which said block or square comprises lots number 26 (twenty six) 27 (twenty seven) 28 (twenty eight) 29 (twenty nine) 30 (thirty) 31 (thirty one) 32 (thirty two) 33 (thirty three) 34 (thirty four) 35 (thirty five) 36 (thirty six) 37 (thirty seven) 38 (thirty eight) 39 (thirty nine) 40 (forty) 41 (forty one) 42 (forty two) 43 (forty three) 44 (forty four) 45 (forty five) 46 (forty six) and 47 (forty seven) on said plat reference whereunto is hereby had

Also all that other certain block or square of land situate in said Providence marked C on said plat which said last mentioned block or square comprises lots number 48 (forty eight) 49 (forty nine) 50 (fifty) 51 (fifty one) 52 (fifty two) 53 (fifty three) 54 (fifty four) 55 (fifty five) 56 (fifty six) 57 (fifty seven) 58 (fifty eight) 59 (fifty nine) 60 (sixty) 61 (sixty one) and 62 (sixty two) on said plat reference whereunto is hereby had Also so much and such part of the strip of land twenty five feet in width within the dotted line on said plat as adjoins said blocks or squares respectively To have and to hold all and singular the said granted and bargained premises with the appurtenances thereof unto and to the use of the said Robert Knight his heirs and assigns forever but subject nevertheless as to the respective portions aforesaid of said strip to the condition that the same shall be kept open as and for a street or passeway until another street fifty feet in width shall be laid out running westerly from Messer Street to or towards the New York Providence and Boston Railroad passing through said block or square marked C And we the aforenamed Arba B. Dike Edward A. Greene and William C. Chapin for ourselves and for our heirs executors and administrators do covenant with the said Robert Knight his heirs and assigns that we will warrant and defend the afore described premises to the said Robert Knight his heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under us

In testimony whereof we have hereunto set our hands and seals this first day of June eighteen hundred and seventy six

Signed sealed & delivered in presence of J. G. Markland

Arba B. Dike (L.S.) Trustee

Edward A. Greene (L.S.) Trustee

W. C. Chapin (L.S.) Trustee

State of Rhode Island

City of Providence ss June 1st 1876 Then and there the above named Arba B. Dike Edward A. Greene and William C. Chapin personally appeared before me and acknowledged the above instrument by them signed to be their free and voluntary act and deed

J. G. Markland

Justice of the Peace

Recorded June 7. 1876 at 1.25 P.M. Witness G A Williamson

Recorder of Deeds.

Know all men by these Presents

That I Robert Knight of the City of Providence in the State of Rhode Island for and in consideration of the sum of one dollar to me paid by the Peoples Savings Bank in Providence a corporation created by the General Assembly of said State and located and transacting business at said Providence the receipt whereof I do hereby acknowledge have remised released and forever quitclaimed and by these presents do remise release and forever quitclaim unto it the said Peoples Savings Bank in Providence its successors 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 - All that certain block or square of land with all the buildings and improvements thereon situate in said City of Providence marked B on a plat called "The Josiah Chapin Plat surveyed & platted by S. B. Cushing & Co. April 1875" which said plat is recorded in the Office of the Recorder of Deeds in said Providence in book of plats No 12 (twelve) page 29 (twenty nine) and which said block or square comprises lots number 26 (twenty six) 27 (twenty seven) 28 (twenty eight) 29 (twenty nine) 30 (thirty) 31 (thirty one) 32 (thirty two) 33 (thirty three) 34 (thirty four) 35 (thirty five) 36 (thirty six) 37 (thirty seven) 38 (thirty eight) 39 (thirty nine) 40 (forty) 41 (forty one) 42 (forty two) 43 forty three) 44 (forty four) 45 (forty five) 46 (forty six) and 47 (forty seven) on said plat reference whereunto is hereby had Also all that other certain block or square of land situate in said Providence marked C on said plat which said last mentioned block or square comprises lots number 48 (forty eight) 49 (forty nine) 50 (fifty) 51 (fifty one) 52 (fifty two) 53 (fifty three) 54 (fifty four) 55 (fifty five) 56 (fifty six) 57 (fifty seven) 58 (fifty eight) 59 (fifty nine) 60 (sixty) 61 (sixty one) and 62 (sixty two) on said plat reference whereunto is hereby had

Also so much and such part of the strips of land twenty five feet marked within the dotted line on said plat as adjoins said blocks or squares respectively - Being same premises conveyed to me by deed from Orba B. Dike & others running bearing of even date herewith reference whereunto is hereby had

To have and to hold the same with all the rights privileges and appurtenances thereunto appertaining to the said Peoples Savings Bank in Providence its successors and assigns forever but subject nevertheless as to the respective portions aforesaid of said strips to the condition that the same shall be kept open as and for a street or passeway until another street fifty feet in width shall be laid out running westerly from Messer Street to or towards the New York Providence and Boston Railroad passing through said block or square marked C And I the aforenamed Robert Knight for myself and for my heirs executors and administrators do covenant with the said Peoples Savings Bank in Providence its successors and assigns that I will warrant and defend the aforedescribed premises to the said Peoples Savings Bank in Providence its successors and assigns forever against the lawful claims and demands of all persons claiming by through or under me

And I Josephine H. Knight wife of said Robert Knight do hereby release unto said Peoples Savings Bank in Providence its successors and assigns forever all my right of dower in and to the above described land and premises

In testimony whereof we have hereunto set our hands and seals this first day of June in the year of our Lord one thousand eight hundred and seventy six

Signed sealed and delivered in presence of
Witness to Robert Knight Webster Knight
Witness to Josephine H. Knight Webster Knight

Robert Knight (Seal)

Josephine H. Knight (Seal)

State of Rhode Island &c
County of Providence ss In Providence in said County on this third day of June A.D. 1876 the above named Robert Knight personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Jos H. Lewis
Notary Public

Recorded June 7, 1876 at 1.30 P.M. Witness E. M. Williamson
Recorder of Deeds.

Whereas Samuel F. English of the City of Providence County of Providence State of Rhode Island on the twentieth day of October A.D. 1874 executed to Newton Devereaux of the Town of Johnston County and State aforesaid a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of nine hundred dollars bearing date of the twentieth day of October A.D. 1874 made payable to the said Newton Devereaux or order one year after date with interest semi annually at the rate of eight per cent per annum and signed by said Samuel F. English and in which said mortgage were certain powers of sale in case of default in the payment of said note or the semi annual interest due thereon reference to the record of said mortgage in real estate mortgage book No 71 at page 107 of the land records of the City of Providence R.I. being had

And whereas default was made in the payment of the semi annual interest due on said note and said default continued for more than ten days

And whereas said Newton Devereaux advertised said mortgaged premises for sale in the Manufacturer and Farmers Journal one of the public newspapers published in the City of Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days

And whereas at the public auction held in pursuance of said advertisement on the twenty ninth day of May A.D. 1876 Sarah A. Bullock of said City of Providence being the highest bidder for said mortgaged estate became the purchaser thereof for the sum of nine hundred and fifty dollars

Now therefore I the said Newton Devereaux in consideration of said sum of nine hundred and fifty dollars to me paid by the said Sarah A. Bullock the receipt of which said sum is hereby acknowledged hereby by virtue of the power conferred upon me by said deed of mortgage grant bargain sell and convey to said Sarah A. Bullock her heirs and assigns - One certain lot of land with all the buildings

and improvements thereon situated on the tenth rood of said City of Providence on the Chalkstone Road and is lot number five (5) on the Sally Waterman Plat which plat is recorded in the Town Clerks Office of North Providence It being the same premises conveyed to said Samuel F. English by deed dated October 20th A.D. 1874 by John H. Rowley The grantee is to have the privilege of drawing water from the well near the south west corner of said lot.

To have and to hold said aforegranted premises with the privileges and appurtenances thereof to said Sarah A. Bullock her heirs and assigns forever

And I the said Newton Devereux do hereby covenant with the said Sarah A. Bullock her heirs and assigns that at the date of said sale I was the owner and holder of said mortgage and had good right to sell said premises as aforesaid and in making said sale I had fully complied with the requirements of said mortgage in relation thereto

In testimony whereof I have hereunto set my hand and seal this first day of June A.D. 1876

Signed sealed and delivered in presence of W. A. Phillips

Newton Devereux (L.S.)

State of Rhode Island &c Providence ss

In Providence this first day of June A.D. 1876 then personally appeared before me Newton Devereux and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

(L.S.) William A. Phillips
Notary Public

Recorded June 9. 1876 at 1.15 P.M. Witness H. A. Williamson
Recorder of Deeds.

To all People to whom these Presents shall come

I Joshua R. Brown of the City and County of Providence in the State of Rhode Island Send Greeting Know ye That I the said Joshua R. Brown for and in consideration of the sum of one dollar to me paid by George W. Payton of said Providence the receipt whereof I hereby acknowledge and of the uses purposes and trusts hereinafter mentioned have given granted bargained sold aliened enfeoffed conveyed and confirmed and by these presents do give grant bargain sell alien enfeoffe convey and confirm unto the said George W. Payton his heirs and assigns all and singular my lands tenements hereditaments and appurtenances goods chattels debts and demands and property and effects of every name and nature and wheresoever situate and being excepting such as is exempt from attachment by law. To have and to hold the same with the appurtenances unto him said George W. Payton his heirs executors administrators and assigns In Trust nevertheless that the said George W. Payton shall take possession of said property hereby assigned and sell and dispose of the same at such times and upon

such terms and conditions either at public or private sale as he may deem most beneficial to the interest of my creditors and convert the same into money and shall as soon as possible collect the debts and demands aforesaid and with and out of the proceeds of such sales and collections after defending and paying all reasonable costs charges and expenses attending the execution of the trust hereby created shall pay to each and every of my creditors if there be sufficient for that purpose the full sum that may be due and owing to them from me And if the proceeds of such sales and collections shall not be sufficient fully to pay and satisfy each and all of my said creditors then the said George W. Payton shall with and out of the said proceeds pay the said creditors ratably and in proportion to the amount due and owing to each And if after fully paying all my said creditors there shall be any balance or residue left of said proceeds the said George W. Payton shall pay over and return the same to me the said Joshua R. Brown And in furtherance of the premises I the said Joshua R. Brown do hereby constitute and appoint the said George W. Payton my true and lawful attorney irrevocable with full power and authority to do all acts and things which may be necessary in the premises and to the full execution of the said trust And for the purposes aforesaid to ask demand recover and receive of and from all persons all the property debts and demands due owing and belonging to me and to give acquittances and discharges for the same and in default of delivery or payment in the premises to sue prosecute and implead for the same and to execute acknowledge and deliver all necessary deeds and instruments of conveyance and also for the purposes aforesaid to make constitute and appoint one or more attorneys under him and at his pleasure to revoke the same hereby ratifying and confirming whatever my said attorney or his substitutes shall lawfully do in the premises

In witness whereof I have hereunto set my hand and seal on this tenth day of June A.D. 1876

Signed sealed and delivered in presence of Geo. B. Barrows

Joshua R. Brown (L.S.)

State of Rhode Island &c Providence ss

In Providence this tenth day of June 1876 then Joshua R. Brown personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

G. B. Barrows Notary Public

Recorded June 10. 1876 at 11.55 a.m. Witness H. A. Williamson
Recorder of Deeds.

Know all men

That I Royal P. Gladding Assignee of Valpey Angell & Company under their deed of assignment dated April twenty fifth A.D. eighteen hundred and seventy six and recorded in deed book number two hundred

and improvements thereon situated on the tenth board of said City of P
stone Road and is lot number five (5) on the Sale
ed in the Town Clerks Office of
conveyed to said

Recorded Jan
at 1.15

In Pron
Newton
his free and

and fifty seven at page one hundred and seventy two in consideration of the sum of fifty dollars to me paid by Clark W. Capwell of the City of Providence in the State of Rhode Island the receipt whereof is hereby acknowledged do hereby grant bargain sell assign transfer and convey to the said Clark W. Capwell his executors administrators and assigns one undivided half of the following described personal property now in the Printing Office having its entrance at number seven Market Square in said City of Providence viz four printing presses one hydraulic dry press one paper cutter all the stereotype blocks fonts of type type cases fixtures and all other property used in the business of printing in said Office together with all the interest of said Valpey Angell & Company now and to the good will of said business meaning to convey all the right title and interest which the said Valpey Angell and Company have (whether as mortgagee or otherwise) in and to the above described property

To have and to hold all and singular the said granted and assigned property to the said Clark W. Capwell his executors administrators and assigns forever this conveyance being subject to a mortgage on said property except said good will given by Mayfield Melville & Company to Mrs. Jane C. Rogers

Witness my hand and seal this seventh day of June A.D. eighteen hundred and seventy six

Signed sealed & delivered in presence of Frank L. Babcock

Royal P. Gladding (25)
Assignor

Recorded June 10. 1876 at 1.10 P.M. } Witness J. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That we James Smith of Cranston in the County of Providence and State of Rhode Island by virtue of a deed of assignment made by George W. Babcock of the City of Providence in said County and State to me and dated December 20th 1875 and recorded in deed book No 256 page 289 of the records of deeds in the City of Providence and to me paid by Erastus N. Steere of said City of Providence the receipt whereof we do acknowledge have remised released and forever quitclaimed and by these presents do remise release and forever quitclaim unto him the said Erastus N. Steere his heirs and assigns forever all the right title interest property claim and demand which we or either of us now have or of right ought to have or claim in and to

That certain lot of land with all the buildings and improvements thereon situated in said City and County of Providence on the southerly side of Friendship Street and bounded and described as follows Beginning at the northeasterly corner of land owned by Sarah D. Day thence southerly ninety five (95) feet and bounding westerly by land of the aforesaid Day thence turning and running easterly thirty eight (38) feet and bounding southerly in part on land of said Day and land formerly belonging to the said George W. Babcock thence turning and running northerly ninety five (95) feet to Friendship Street and bounding easterly on other land formerly belonging to the aforesaid Babcock thence turning and running westerly thirty eight (38) feet to the first mentioned bound or place of beginning and bounding northerly on said Friendship Street

These premises are conveyed subject to a mortgage given by George W. Babcock to the Providence Institution for Savings for ($8000) eight thousand dollars and the said Steere as a part of the consideration of this deed agrees to assume said mortgage and to save said Babcock and said Smith from any liability on account of the same and the debt secured thereby

To have and to hold the same with all the rights privileges and appurtenances thereunto appertaining to him the said Erastus N. Steere his heirs and assigns forever

And I Eliza C. Babcock wife of said George W. Babcock in consideration of the sum paid my husband as aforesaid do hereby release and forever quitclaim to said Erastus N. Steere his heirs and assigns forever all my right of dower in and to the aforegranted premises In witness whereof we have hereto set our hands and seals this eighth day of June in the year of our Lord one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Louis L. Angell as to George W. Babcock and James Smith Assignee

James Smith Assignee (25)
Geo. W. Babcock (25)
Eliza C. Babcock (25)

State of Rhode Island
Providence ss In the City of Providence this ninth day of June A.D. 1876 personally appeared before me the within named George W. Babcock and James Smith and acknowledged the foregoing instrument by them signed to be their free and voluntary act and deed

Louis L. Angell Notary Public

Recorded June 10. 1876 at 3. P.M. } Witness J. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That John Mitchell of Lincoln County of Providence State of Rhode Island as the Mortgagee named in a certain deed of mortgage made and executed by Charles W. Briggs and Georgiana D. Briggs wife of said Charles W. Briggs dated Jan A.D. 1875 and recorded in Providence R. I. in Real Estate Mortgage Book No 72

and fifty seven at page one hundred and seventy two in consideration of the sum of fifty dollars to me paid by Clark W. Capwell of the City of Providence in the State of Rhode Island the receipt whereof is hereby acknowledged do hereby grant bargain sell assign transfer and convey to the said Clark W. Capwell his executors administrators and assigns one undivided half of the following described personal property now in the Printing Office having its entrance at number seven Market Square in said City of Providence viz four printing presses one hydraulic dry press one paper cutter all the stereotype blocks fonts of type type cases fixtures and all other property used in the business of printing in said Office together with all the interest of said Valpey Angell & Company in and to the good will of said business meaning to convey all the right title and interest which the said Valpey Angell and Company have (whether as mortgagee or otherwise) in and to the above described property

To have and to hold all and singular the said granted and assigned property to the said Clark W. Capwell his executors administrators and assigns forever this conveyance being subject to a mortgage on said property except said good will given by Maxfield Melville & Company to Mrs. Jane C. Rogers

Witness my hand and seal this seventh day of June A.D. eighteen hundred and seventy six

Signed sealed & delivered in presence of Frank L. Babcock

Royal P. Gladding (Ls)
Assignee

Recorded June 10. 1876 at 1.10 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That we James Smith of Cranston in the County of Providence and State of Rhode Island by virtue of a deed of assignment made by George W. Babcock of the City of Providence in said County and State to me and dated December 20th 1875 and recorded in deed book No 256 page 289 of the records of deeds in the City of Providence and the said George W. Babcock for and in consideration of the sum of one hundred dollars to us paid by Erastus N. Steere of said City of Providence the receipt whereof we do hereby acknowledge have remised released and forever quitclaimed and by these presents do remise release and forever quitclaim unto him the said Erastus N. Steere his heirs and assigns forever all the right title interest property claim and demand which we or either of us now have or of right ought to have or claim in and to

That certain lot of land with all the buildings and improvements thereon situated in said City and County of Providence on the southerly side of Friendship Street and bounded and described as follows Beginning at the northwesterly corner of the aforesaid lot of land and the northeasterly corner of land owned by Sarah C. H.

Day thence southerly ninety five (95) feet and bounding westerly by land of the aforesaid Day thence turning and running easterly thirty eight (38) feet and bounding southerly in part on land of said Day and land formerly belonging to the said George W. Babcock thence turning and running northerly ninety five (95) feet to Friendship Street and bounding easterly on other land formerly belonging to the aforesaid Babcock thence turning and running westerly thirty eight (38) feet to the first mentioned bound or place of beginning and bounding northerly on said Friendship Street

These premises are conveyed subject to a mortgage given by George W. Babcock to the Providence Institution for Savings for ($8000) eight thousand dollars and the said Steere as a part of the consideration of this deed agrees to assume said mortgage and to save said Babcock and said Smith from any liability on account of the same and the debt secured thereby

To have and to hold the same with all the rights privileges and appurtenances thereunto appertaining to him the said Erastus N. Steere his heirs and assigns forever

And I Eliza C. Babcock wife of said George W. Babcock in consideration of the sum paid my husband as aforesaid do hereby release and forever quitclaim to said Erastus N. Steere his heirs and assigns forever all my right of dower in and to the aforegranted premises In witness whereof we have hereto set our hands and seals this eighth day of June in the year of our Lord one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Louis L. Angell as to George W. Babcock and James Smith Assignee

James Smith Assignee (Ls)
Geo. W. Babcock (Ls)
Eliza C. Babcock (Ls)

State of Rhode Island
Providence ss In the City of Providence this ninth day of June A.D. 1876 personally appeared before me the within named George W. Babcock and James Smith and acknowledged the foregoing instrument by them signed to be their free and voluntary act and deed

Louis L. Angell Notary Public

Recorded June 10. 1876 at 3. P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I John Mitchell of Lincoln County of Providence State of Rhode Island assignee of the mortgage named in a certain deed of mortgage made and executed by Charles W. Briggs and Georgiana D. Briggs wife of said Charles W. Briggs dated January 28th A.D. 1875 and recorded in Providence R. I. in Real Estate Mortgage Book 172

at page 281 by virtue of power conferred upon me by said deed of mortgage and the breaches thereof by Samuel Hedley dated February 19th A.D. 1875 the conditions thereof having been broken and advertisement of the sale of said premises in said mortgage deed conveyed having been duly made in the Rhode Island Country Journal one of the public newspapers printed in said City of Providence according to the provisions of said mortgage and said premises having been sold by public auction to John Ising of Providence (said sale having been on the premises adjourned from March 31st 1876 to April 21st 1876) he being the highest bidder therefor do hereby give grant bargain sell and convey to the said John Ising for and in consideration of the sum of ($1400) fourteen hundred dollars (that being the amount bid by him for the same at said auction sale) to me paid by said John Ising the premises hereinafter described and conveyed in and by said mortgage deed viz: Two certain lots of land with all buildings and improvement thereon situated in said City of Providence and laid out and described one of them as lot No (101) one hundred and one on Pleasant View plat of house lots lying between North Main and Camp Streets belonging to Samuel Hedley surveyed and platted May 1869 by Charles E. Paine and the other lot is described as lot No (28) thirty eight on the Grand View plat of land on Camp Street Providence R. I. belonging to Samuel Hedley and others surveyed and platted July 1874 by Gladding and Reynolds being the same premises deeded to said Georgiana D. Beggs by two deeds from Samuel Hedley one dated September 23d A.D. 1872 and the other dated December 30th A.D. 1874 all as will appear of record in said City of Providence

To have and to hold the same to him the said John Ising his heirs and assigns forever And I John Mitchell assignee of the mortgagee as aforesaid for myself my heirs executors and administrators do covenant with said John Ising his heirs and assigns that I have full right and power to sell and convey said premises and that I have complied with all the provisions of said mortgage and of the law necessary to be complied with in order to rightfully make and execute this conveyance

In witness whereof I have hereunto set my hand and seal this twenty first day of April A.D. eighteen hundred and seventy six.

Signed sealed and delivered in presence of Edward A. Turner

John Mitchell (L.S.)

State of Rhode Island &c Providence sc In Providence on the third day of May A.D. 1876 personally appeared before me John Mitchell and acknowledged the aforewritten instrument by him signed to be his free and voluntary act and deed

Edward A. Turner
Notary Public

Recorded June 12. 1876 at 9.15 a.m. Witness G.W. Williamson
Recorder of Deeds.

Providence R. I. 2nd May 1876

In consideration of the sum of One hundred and fifty dollars we hereby sell to William Sutherland Grocer Charles St. all our stock in trade and fixtures including Soda Fountain fixtures and stock of chemicals & liquors

Received payment
Jno. H. Stewart
W. G. Stewart

Recorded June 12. 1876 at 10.35 a.m. Witness G.W. Williamson
Recorder of Deeds.

Whereas By a mortgage deed dated November 14th A.D. 1870 under the hand and seal of James Lynch Jr. of the City and County of Providence in the State of Rhode Island recorded in the Office of the Recorder of Deeds in said City of Providence in book numbered 46 of real estate mortgages page 397 the premises hereinafter described with the appurtenances were conveyed in fee and in mortgage unto Cecil W. Clemens of the Town of Glocester in said County and State to secure the payment of a certain promissory note therein described and in and by which said mortgage deed the said James Lynch Jr. did authorize and empower the said Cecil W. Clemens his executors administrators and assigns as the attorney of said James Lynch Jr. at any time in case default should be made in the payment of said note and such default should continue for the term of ten days to sell at public auction said premises 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 the name of said James Lynch Jr. to make execute seal acknowledge and deliver to the purchaser or purchasers thereof any deed or deeds that may be necessary to vest in such purchaser or purchasers a full and absolute estate in fee simple therein and on sale thereof to receive the amount the same may be sold for and after the payment of the expenses incident to such sale to apply and appropriate the residue thereof to the payment of said note

And whereas default was made in the payment of said note and said default continued for the term of ten days and after the expiration of said term of ten days twenty days notice was given in the Mannufacturers and Farmers Journal one of the public newspapers printed in said City of Providence that said mortgaged premises would be sold at public auction pursuant to and in exercise of the power and authority in that behalf in said mortgage deed contained

And whereas said premises have this day been sold at public auction in conformity with said notice to Jeroth mus B. Barnaby of said City of Providence for the sum of Five thousand two hundred thirty five and 00/100 dollars he being the highest bidder and that being the highest bid for the same

Now therefore Know all men by these Presents That I said James

Lynch Jr. for and in consideration of Five thousand two hundred thirty five and 00/100 dollars to me paid by said Jeroth mel B. Barnaby the receipt whereof is hereby acknowledged do hereby grant bargain sell alien convey and confirm unto said Jeroth mel B. Barnaby his heirs and assigns forever A lot of land in said City of Providence bounded as follows Beginning at the northwest corner thereof thence running southerly bounding westerly on Pallas Street forty (40) feet more or less to land of or formerly of James H. Anderson thence easterly bounded southerly on said Anderson land one hundred (100) feet thence northerly with land of or formerly of Henry C. Packard on a straight line (60) sixty feet more or less to Kenyon Street thence westerly bounding northerly on said Kenyon Street one hundred (100) feet to the point of beginning together with the privilege of the well on the adjoining lot and subject to the restrictions contained in the deed given by Thomas D. Thompson to said James Lynch Jr. recorded in said Office in book 149 page 97

To have and to hold the same to him said Jeroth mel B. Barnaby his heirs and assigns forever In witness whereof said James Lynch Jr. by said Seril W. Clemens his attorney as aforesaid has hereunto set his hand and seal this thirty first day of May A.D. eighteen hundred and seventy six

Signed sealed and delivered
in presence of Warren R. Perce

James Lynch Jr. (Ls)
by his attorney Seril W. Clemens

State of Rhode Island Providence sc In Providence this first day of June A.D. 1876 Then personally appeared Seril W. Clemens and acknowledged the foregoing instrument to be his free and voluntary act and deed and the free and voluntary act and deed of James Lynch Jr. therein named

Before me Warren R. Perce
Justice of the Peace

Recorded June 12. 1876
at 11.5 a.m. Witness G.W. Williamson
Recorder of Deeds.

Know all men by these Presents

That I J. Lippitt Snow of the City and County of Providence and State of Rhode Island for and in consideration of the sum of one dollar to me in hand paid by Henry W. Wilkinson of said Providence the receipt whereof is hereby acknowledged have granted conveyed sold assigned transferred and set over and by these presents do grant convey sell assign transfer and set over unto the said Henry W. Wilkinson his heirs executors administrators and assigns forever All my property of every kind nature and description soever and wheresoever situated except such as is exempt from attachment by law. To have and to hold the same to him the said Henry W. Wilkinson his heirs executors administrators and assigns forever In Trust nevertheless and to and

for the following purposes and uses that is to say He shall as soon as practicable hereafter convert said property into cash either at public or private sale in his discretion and after reserving to himself therefrom a reasonable compensation for his services hereunder apply and appropriate the residue thereof to the payment in full if sufficient if not then ratably of all my debts accounting to me my executors administrators and assigns for all sums over and above the amount required for the purposes aforesaid In witness whereof I have hereunto set my hand and seal this twelfth day of June A.D. 1876

Signed sealed and delivered
in presence of Edward Cooke

J. Lippitt Snow (Ls)

County of Providence sc In Providence said County State of Rhode Island on this twelfth day of June A.D. 1876 then personally appeared J. Lippitt Snow subscriber to the foregoing instrument and acknowledged the same by him signed to be his own free and voluntary act and deed

Before me Edward Cooke Notary Public

I the said Henry W. Wilkinson do hereby accept the trusts mentioned in the foregoing instrument and agree with the said J. Lippitt Snow his heirs executors & administrators that I will well and faithfully perform the same

In witness whereof I have hereunto set my hand & seal this twelfth day of June A.D. 1876

Signed sealed and delivered
in presence of Edward Cooke

Henry W. Wilkinson (Ls)

Recorded June 12. 1876
at 3.20 P.M. Witness G.W. Williamson
Recorder of Deeds.

Know all men by these Presents

That I William Corliss of the City and County of Providence State of Rhode Island for and in consideration of the sum of one dollar to me paid by Henry W. Wilkinson of the City County and State aforesaid the receipt whereof is hereby acknowledged and and of the uses purposes and trusts hereinafter created do hereby give grant bargain sell assign and convey unto the said Henry W. Wilkinson his heirs executors administrators and assigns all my estate real and personal of every kind nature and description and wheresoever the same may be except such as is exempt from attachment by law In Trust nevertheless for the following purposes namely to take immediate possession of said trust premises and after reserving therefrom all the expenses attending the execution of the trusts herein created and a reasonable compensation for his or their services and

also the costs and charges of and incident to the execution of these presents to apply and appropriate the residue thereof if sufficient to the payment in full of all my creditors and in case said residue shall be insufficient then in proportion to their respective claims

And I the said Henry H. Wilkinson do hereby accept the said trusts and agree with the said William Corliss his heirs executors and administrators that I will well and faithfully perform the same

In witness whereof the parties hereto have hereunto set their hands and seals this 12th day of June A.D. one thousand eight hundred and seventy six

Signed sealed and delivered
in presence of Edward Cooke

William Corliss (L.S.)
Henry H. Wilkinson (L.S.)

County of Providence ss.

In Providence said County State of Rhode Island on this twelfth day of June A.D. 1876 then personally appeared William Corliss subscriber to the foregoing instrument and acknowledged the same by him signed to be his own free and voluntary act and deed

Before me Edward Cooke
Notary Public

Recorded June 12. 1876
at 3.20 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Arthur F. Dexter of Providence in the County of Providence in the State of Rhode Island for and in consideration of the sum of one dollar to me paid by Francis Colwell of said Providence the receipt whereof is hereby acknowledged and in further consideration of the trusts hereinafter contained do by these presents give grant bargain sell assign transfer and deliver unto him the said Francis Colwell all my estate and estates real personal and mixed however described and wheresoever situated also all debts due me and all claims in my favor of whatever name and description excepting only from this assignment such property as is exempt from attachment by law unto him the said Colwell his heirs executors administrators and assigns forever In trust however to and for the following purposes and no other The said Francis Colwell shall take immediate possession of said assigned property and the same convert into money either at private sale or at public auction in such manner as he may deem best for the interest of my creditors I hereby empowering him to execute and deliver all deeds transfers conveyances and instruments in such form as may be required for the purpose of vesting and perfecting an absolute estate and title in the purchaser or purchasers in his own name as assignee or in my name and on the sale thereof at public auction

to adjourn such sale from time to time as he may deem best also to institute and prosecute any suits at law or in equity that may be necessary to recover any interest I may have or collect any claim in my favor hereby granting unto the said Colwell my full power in the premises the same as I would have had had not this instrument been executed and after the payment of all expenses incident to the creation and carrying out of the trusts herein reserving a reasonable compensation for his services the said Colwell shall with the proceeds remaining in his hands pay in full if sufficient otherwise ratably the just and lawful claims of all my creditors in proportion to their respective demands and for the better execution of these trusts I do hereby make constitute and appoint the said Francis Colwell my true and lawful attorney irrevocably with full power to do and cause to be done all things necessary in the premises hereby ratifying and confirming all matters and things which my said attorney shall lawfully do or cause to be done by virtue hereof In witness whereof I have hereunto set my hand and seal this twelfth day of June A.D. 1876

Signed sealed and delivered
in presence of Le Baron B. Colt

Arthur F. Dexter (L.S.)

I the above named Francis Colwell in consideration of the above conveyance and assignment do hereby accept the trusts thereof and do hereby covenant to and with the said Arthur F. Dexter that I will faithfully execute the same according to my best skill and knowledge

Providence ss Providence June 12th 1876 then and there personally appeared the above named Arthur F. Dexter and acknowledged the above deed by him signed to be his free act and deed

Before me Le Baron B. Colt
Notary Public

Recorded June 12. 1876
at 3.20 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Dexter B. Lewis of the City and County of Providence and State of Rhode Island for and in consideration of the sum of one dollar to me in hand paid by Barley W. Evans of the same place the receipt whereof is hereby acknowledged have granted conveyed sold assigned transferred and set over and by these presents do grant convey sell assign transfer and set over unto the said Barley W. Evans his heirs executors administrators and assigns forever All my property of every kind nature and description soever and wheresoever situated except such

as is exempt by law from attachment and excepting all my right title and interest in and to the copartnership property of the firm of Snow and Lewis composed of J. Lippitt Snow and myself

To have and to hold the same to him the said Bailey W. Evans his heirs executors administrators and assigns forever In Trust nevertheless and to and for the following uses and purposes that is to say - He shall as soon as practicable hereafter convert said property into cash either at public or private sale in his discretion and after reserving to himself therefrom a reasonable compensation for his services hereunder apply and appropriate the residue thereof to the payment in full if sufficient if not then ratably of all my creditors whether for debts due from me individually or as a copartner in said firm of Snow & Lewis accounting to me my executors administrators and assigns for all sums over and above the amount required for the purposes aforesaid

In witness whereof I have hereunto set my hand & seal the twelfth day of June A.D. 1876

Signed sealed and delivered in presence of George Fuller — Dexter B. Lewis (L.S.)

State of Rhode Island &c Providence ſc

In Providence this twelfth day of June A.D. 1876 then personally appeared Dexter B. Lewis and acknowledged the foregoing instrument by him signed to his free act and deed

Before me

George Fuller Notary Public

Recorded June 12. 1876 at 3.55 P.M. — Witness T.A. Williamson

Recorder of Deeds.

Know all men by these Presents

That we J. Lippitt Snow and Dexter B. Lewis both of the City and County of Providence and State of Rhode Island copartners as Snow and Lewis for and in consideration of the sum of one dollar to us in hand paid by Henry W. Wilkinson and Jesse Metcalf both of said Providence the receipt whereof is hereby acknowledged have granted conveyed sold and assigned transferred and set over and by these presents do grant convey sell assign transfer and set over unto the said Henry W. Wilkinson and Jesse Metcalf their heirs executors administrators and assigns forever All our copartnership property of every kind nature and description soever and wheresoever situated

To have and to hold the same to them the said Henry W. Wilkinson & Jesse Metcalf their heirs executors administrators and assigns forever In Trust nevertheless and to and for the following uses and purposes that is to say They shall as soon as practicable hereafter convert said property into cash either at public or private sale in their discretion and after reserving to themselves therefrom a reasonable

compensation for their services hereunder apply and appropriate the residue thereof to the payment in full if sufficient if not then ratably of all the creditors of said copartnership according to me our executors administrators and assigns for all sums over and above the amount required for the purposes aforesaid

In witness whereof we have hereunto set our hands and seals the twelfth day of June A.D. 1876

Signed sealed and delivered in presence of George Fuller — J. Lippitt Snow (L.S.)

Dexter B. Lewis (L.S.)

State of Rhode Island &c

Providence ſc In Providence this twelfth day of June A.D. 1876 then personally appeared J. Lippitt Snow and Dexter B. Lewis and severally acknowledged the foregoing instrument by them signed each for himself to be their free act and deed

Before me

George Fuller Notary Public

Recorded June 12. 1876 at 4.5 P.M. Witness T.A. Williamson

Recorder of Deeds.

Know all men by these Presents

That I James Mc Mann of the City and County of Providence in the State of Rhode Island in consideration of the sum of Three hundred dollars to me paid by Eugene Sullivan of said City County and State the receipt whereof I do hereby acknowledge do hereby grant bargain sell and convey unto the said Sullivan the following articles of personal property viz - All the stock and fixtures now in store at number eighty seven (87) School Street meaning and intending to convey every thing in said store of whatsoever nature or description.

To have and to hold the same to him said Eugene Sullivan his executors administrators and assigns to his and their use forever

And I said James Mc Mann for myself my heirs executors & administrators against all persons claiming the same will warrant and defend the said Sullivan his executors administrators and assigns forever

In witness whereof I have hereunto set my hand and seal this 11th day of June A.D. 1876

Signed sealed and delivered in presence of John M. Brennan — James his X mark Mc Mann (L.S.)

Recorded June 13. 1876 at 11.35 a.m. Witness T.A. Williamson

Recorder of Deeds.

Know all men by these Presents

That Edward A. Greene Arba B. Dike and Wm C. Chapin all of the City of Providence in the State of Rhode Island Trustees named in a certain indenture dated the fourth day of April eighteen hundred and seventy three made between Josiah Chapin of the first part and James Y. Smith Arba B. Dike Edward A. Greene and William C. Chapin of the second part and recorded in the land records of said Providence in Real Estate Mortgage Book № 52 page 528 in consideration of the sum of one dollar to the said Trustees paid by Stephen Tontellotte of said Providence the receipt whereof is hereby acknowledged and pursuant to and by force and virtue of the power or authority to the said Trustees for this purpose given or limited by the said indenture and of every and any other power or authority in any wise enabling me the said Trustees in this behalf do hereby grant bargain sell and convey unto the said Stephen Tontellotte his heirs and assigns forever A certain tract of land in said Providence laid out and designated as lots numbered 104 (one hundred four) 105 (one hundred five) and 106 (one hundred six) on a Plat called "The West Training Ground Plat" surveyed and platted by S. B. Cushing & Co. April 1875 Said tract is bounded easterly by Messer Street on which it measures 152 $^{3}/_{100}$ feet northerly on Hudson Street on which it measures 69 $^{73}/_{100}$ feet westerly on lots numbered 107 (one hundred seven) and 108 (one hundred eight) on said plat whereon it measures 145 feet and southerly on lot numbered 103 (one hundred three) on said plat whereon it measures 116 $^{05}/_{100}$ feet To have and to hold the same with all the appurtenances thereof unto and to the use of the said Stephen Tontellotte his heirs and assigns forever

And the said Trustees for themselves their heirs and assigns do covenant with the said Tontellotte his heirs and assigns that they the said Trustees will warrant and defend the aforedescribed premises to the said Tontellotte his heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under them In witness whereof the said Trustees have hereunto set their hands and seals this twelfth day of June eighteen hundred and seventy six

Signed sealed & delivered in presence of Alonzo Passmore witness to all signatures

Edward A. Greene Trustee (Ls)
Arba B. Dike Trustee (Ls)
Wm C. Chapin Trustee (Ls)

State of Rhode Island Providence ss In Providence this twelfth day of June A.D. 1876 then personally appeared before me the above named Edward A. Greene Arba B. Dike and Wm C. Chapin and acknowledged the above instrument by them signed to be their free act and deed and their free act and deed in their said capacity as Trustees

Before me Alonzo Passmore Notary Public

Recorded June 13. 1876 at 12.10 P.m. Witness G. W. Williamson Recorder of Deeds.

Know all men by these Presents

That I James Johnston of the City and County of Providence in the State of Rhode Island for and in consideration of the sum of one dollar to me paid by Sarah Hughes of Pawtucket in said State wife of William Hughes the receipt whereof is hereby acknowledged do hereby give grant bargain sell and convey unto the said Sarah Hughes Three certain lots of land with all the buildings and improvements thereon situated on Federal Hill (so called) in said Providence and are laid out and designated as lots № 100 (one hundred) 101 (one hundred one) and 102 (one hundred two) on a Plat of lots made by Benoni Lockwood August 1857 Also one other lot of land with all the improvements thereon situated on said Federal Hill being the middle part of said lots № 101 (one hundred one) and 102 (one hundred two) on said plat and is on the easterly side of Jeff. Street on which it measures thirty three feet and holding that width extends back seventy feet

Said lot № 100 (one hundred) was conveyed to me the said grantor by deed from Samuel B. Herrington on record in the Recorders Office in said Providence in book № 146 page 351 and the other three lots was conveyed to me the said grantor by deed from Peleg W. Gardiner on record in said Office in book № 132 page 251 To have and to hold the same premises with all the privileges and appurtenances to the same belonging to the said Sarah Hughes to her own use for and during the term of her natural life

And I the said grantor for myself and for my heirs executors and administrators do covenant with the said grantee that I am lawfully seized 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 grantee for and during the term of her natural life as aforesaid and that I will and my heirs executors and administrators shall warrant and defend the same to the said grantee against the lawful claims and demands of all persons

In witness whereof I the said James Johnston together with my wife Mary Johnston who joins in the execution of this deed in token of her release of all right and title of or to both dower and homestead in the granted premises have hereunto set our hands and seals this day of June in the year of our Lord one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Charles Selden John C Perkis

James Johnston (Ls)
Mary X (her mark) Johnston (Ls)

State of Rhode Island & Providence County ss In Providence this thirteenth day of June A.D. 1876 personally appeared before me James Johnston and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed Charles Selden Justice of the Peace

Recorded June 13. 1876 at 3 P.m. Witness G. W. Williamson Recorder of Deeds.

Know all men by these Presents

That I Jerome F Codnell of the City and County of Providence State of Rhode Island in consideration of two hundred dollars paid by Henry F Hicks of East Providence in said County the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Henry F Hicks the following goods and chattels namely -

One fruit wagon Soda fountain and fixtures and one hand cart

To have and to hold all and singular the said goods and chattels to the said Henry F Hicks and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all incumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said Jerome F Codnell hereunto set my hand and seal this fifteenth day of June in the year one thousand eight hundred and seventy six

Signed sealed and delivered
in presence of C. T. Case } Jerome F. Codnell (25)

Recorded June 15. 1876
at 11.35 a.m. } Witness G.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That the Providence Institution for Savings an institution legally incorporated by the General Assembly of the State of Rhode Island and established and doing business in the City of Providence being the mortgagee named in a certain mortgage deed executed by Thomas J Hall of the City of Providence in said State dated April 19th A.D. 1870 and recorded in Real Estate Mortgage Book No 41 page 497 of the Records of Deeds in the Recorders Office in said City for and in consideration of the sum of one dollar to it paid by Michael Carter of said City the receipt whereof is hereby acknowledged does hereby release to the said Michael Carter his heirs and assigns from the operation of this mortgage deed all the right title interest property claim and demand which the said Corporation now has or of right ought to have or claim in and to That lot of land with the buildings and improvements thereon situated in said City of Providence laid out and delineated as lot number 27 (twenty seven) on the plat called Plan of part of the Isaac Field Estate in Providence R. I. recorded in said Office in plat book No 4 at page 77 to which reference is hereby made To have and to hold the same with all the rights privileges and appurtenances thereof or thereunto appertaining to the said Michael Carter his heirs and assigns forever

In testimony whereof said Corporation has caused these Presents to be signed and its corporate seal to be hereunto affixed this tenth day of May A.D. 1876 by S. C. Blodget the Treasurer thereof for this purpose duly authorized

In presence of
Joseph C. Ely } Providence Institution for Savings (25)
S. C. Blodget Treas.

State of Rhode Island &c.
Providence ss. In Providence this 10th day of May A.D. 1876 personally appeared the above named S. C. Blodget and acknowledged the above instrument by him executed for and on behalf of the above named corporation to be its and his free and voluntary act and deed

Joseph C. Ely
Notary Public

Recorded June 15. 1876
at 3.25 P.M. } Witness G.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That the Peoples Savings Bank in Providence an institution legally incorporated by the General Assembly of the State of Rhode Island and established and doing business in the City of Providence being the mortgagee named in a certain mortgage deed executed by Thomas J Hall of the City of Providence in said State dated April 19th A.D. 1870 and recorded in Real Estate Mortgage Book No 41 page 497 of the Records of Deeds in the Recorders Office in said City for and in consideration of the sum of one dollar to it paid by Michael Carter of said City the receipt whereof is hereby acknowledged does hereby release to the said Michael Carter his heirs and assigns from the operation of said mortgage deed all the right title interest property claim and demand which the said Corporation now has or of right ought to have or claim in and to That lot of land with the buildings and improvements thereon situated in said City of Providence laid out and delineated as lot number 27 (twenty seven) on the plat called Plan of part of the Isaac Field Estate in Providence R. I. recorded in said Office in plat book No 4 at page 77 to which reference is hereby made To have and to hold the same with all the rights privileges and appurtenances thereof or thereunto appertaining to the said Michael Carter his heirs and assigns forever

In testimony whereof said Corporation has caused these Presents to be signed and sealed this fifteenth day of June A.D. 1876 by A. C. Howard the Treasurer thereof for this purpose duly authorized

In presence of
G. H. Hagan } Peoples Savings Bank Prov. (25)
A. C. Howard Treasurer

State of Rhode Island &c Providence ss In Providence this 6th day of June A.D. 1876 personally appeared the within named A. C. Howard and acknowledged the within instrument by him executed for and on behalf of the within named corporation to be its and his free and voluntary act and deed

C. A. Williamson
Justice of the Peace

Recorded June 15. 1876 at 3.25 P.m. Witness C. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I William H. Hall of the City and County of Providence and State of Rhode Island for and in consideration of the sum of two hundred dollars to me paid by John A Peck of New Bedford in the Commonwealth of Massachusetts the receipt whereof I do hereby acknowledge do hereby bargain sell set over and deliver unto said John A Peck goods and articles located in shop occupied by me No 326 — Broad St. in said City of Providence as follows 1 meat bench 2 meat racks and counter meat block writing desk ice chest all meat saws and knives used by me as aforesaid gas fixtures beef barrels and pork barrels used on the premises also 1 harness and meat wagon

To have and to hold the same to him said John A. Peck his executors administrators and assigns to his and their use forever And I said William H. Hall for myself my heirs executors and administrators will defend the same unto said Peck.

In witness whereof I have hereunto set my hand and seal this 14th day of June 1876

Signed sealed in presence of
Geo. C. Bromwell (Elijah J Lyon
29 Weybosset St. room 10

Wm H. Hall (Seal)

Recorded June 15. 1876 at 3.30 P.m. Witness C. A. Williamson
Recorder of Deeds.

This Indenture of Lease

Made and entered into this first day of September A.D. eighteen hundred and seventy five by and between Harriet Morris of Washington in the District of Columbia of the first part and Anna D. Smith of the City of Providence in the State of Rhode Island of the second part

Witnesseth That the said party of the first part hereby demises and leases unto the said party of the second part A certain lot of land situated in said City of Providence and a little south of the City Building formerly the Market House in said Providence and part of which said lot is now covered by a brick store belonging to said Smith and said lot being the same that was set off to said Harriet Morris in and by a certain deed of partition between the four daughters of the late Doctor William Bowen dated the eighth day of October A.D eighteen hundred and sixty two excepting a small strip of land taken to widen South Water Street as shown in book of records of streets of said City of Providence No 2 (two) pages 195 to 197 and also another portion taken to widen said Street as shown on book No 3 (three) of said records page 119 &c Reference to said deed and to said records being hereby had for a more particular description of said premises

To have and to hold said demised premises with the appurtenances to him the said party of the second part his executors administrators and assigns for and during the period of ten years from and after the day of the date hereof and upon the rents terms and conditions hereinafter set forth

And the said party of the second part for himself his heirs executors and administrators hereby covenants and agrees to and with the said party of the first part her heirs and assigns that he will yearly and every year during said term of ten years pay unto the said party of the first part her heirs and assigns the yearly rent of seventeen hundred (1700) dollars in quarter yearly payments of four hundred and twenty five (425) dollars each the first of which quarter yearly payments shall be made on the first day of December eighteen hundred and seventy five and that he will also pay all taxes that shall be assessed on said demised premises during the existence of this lease or any renewal or extension hereof And the said party of the second part for himself his heirs executors and administrators further covenants and agrees to and with the said party of the first part her heirs and assigns that he will surrender said demised premises at the end of said term in like good order as at present common wear excepted and also that the gangway between the leased premises and the opposite estates shall be kept open and unincumbered for the use of all the tenants of the estates on said gangway And further that he the said party of the second part will not underlett said demised premises or any part thereof or assign this lease to any but to persons of established and respectable character

And the said party of the second part hereby grants and conveys unto the said party of the first part her heirs and assigns the said brick store standing on said demised premises and all other buildings which may hereafter be erected thereon by the lessee or those claiming under him in place of said brick store

To have and to hold the same by way of mortgage and security for the payment of the rent that shall accrue and become due under this lease

And it is further understood and agreed that if any instalment of rent shall become due and payable and remain unpaid for the period of one week that then interest shall be paid on such instalment from the time the same become due

until the time of actual payment And it is further agreed and provided by and between the parties hereto that in case any installment of rent shall become due and payable and remain unpaid six months or more then the said party of the first part or those having her estate in the premises may lawfully at any time either with or without any notice or demand enter upon said demised premises or any part thereof in the name of the whole and take possession thereof and sell the lessees improvements thereon at public auction accounting to the party of the second part for all surplus proceeds of such sale It is further understood and agreed by and between the parties hereto that at the expiration of said term of ten years and at the expiration of every subsequent term of ten years for which this lease may be renewed and extended all buildings belonging to the lessee standing for the time being on said demised premises shall be appraised in writing by three disinterested and impartial house wrights or masons of good standing each party choosing one and the two so chosen selecting the third And the party of the first part shall have her election either to purchase said buildings at such appraised value or to renew and extend the lease for a further term of ten years to the said party of the second part at such rent as shall be agreed upon by the parties and in case of disagreement the rent for such succeeding term of ten years shall be fixed by the award in writing of three judicious and disinterested persons one to be chosen by each of the parties and the third by the two so chosen And it is further provided that in case the said buildings shall be purchased by the party of the first part at the end of any term of ten years as herein before provided that then the consideration money shall be paid within one year from the end of said term with interest and security for such payment shall be given within said year And it is further understood and agreed that the covenants agreements and conditions herein contained shall extend to and be binding upon the heirs executors administrators and assigns of the said parties of the first and second parts respectively

In testimony whereof we have hereunto set our hands and seals the day and year first above written

Signed sealed & delivered in presence of
Interlineation on 3rd page made before signing
George M. Smith witness to A D Smith
A Hyde as to Harriet Morris

Harriet Morris (Ls)

Amos D. Smith (Ls)

State of Rhode Island &c Portsmouth May 23rd 1876 Then and there personally appeared the above named Amos D. Smith and acknowledged the foregoing instrument to be his free act and deed

Before me Philip B. Chase Town Clerk

District of Columbia
City & County of Washington ss I Anthony Hyde a Notary Public in and for said District do hereby certify that Harriet Morris above named to me personally known personally appeared before me in Washington on the twenty ninth day of May A.D. eighteen hundred & seventy six and signed the foregoing instrument and

acknowledged the same to be her act and deed freely and willingly done Witness my hand and Notarial seal the same day and Washington aforesaid (Ls)

Anth. Hyde
Notary Public

Recorded June 15. 1876 at 4.10 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I John Simpson of the City and County of Providence and State of Rhode Island in consideration of the sum of one dollar paid by Albert J. Reese also of said Providence the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Albert J. Reese the following goods and chattels namely - Comforts 13 - Sheets 28 - Pillow slips 28 - Soft Pillows 17 - Long Pillows 11 Bed Spreads 10 - Bureau Covers 4 - Lace Curtains 6 pairs - Towels 24 - Slop Pails 3 - Lamps 11 Lamp Brackets & Reflectors 3 - 1 Picture in dining room 10 Pictures in front room 4 in N.W. room - 1 Clock - cups & saucers 6 - Small pitcher 1 Ege Pitcher 1 Brown jar 7 Soup plates 6 - dinner plates 10 - Old plates six - Medium platter 1 - vegetable dish 1 - Tumblers 6 - 1 mringing machine - 2 wash tubs - 1 dish tub - 1 wash boiler - 1 wash board - 1 kerosene can - 1 coal hod - 1 shovel - 2 saws - 1 sawhorse - 1 broom - 1 hatchet 11 bed springs - 13 mattresses - 2 black walnut chamber sets complete - 9 painted Chamber sets complete jugs bowls and carpets for all the rooms - carpets and oil cloths on landings and halls - oil cloth on dining room - 2 mats - 1 black walnut parlor set - 3 water cans - 1 wooden pail - 2 spittoons - 1 kitchen looking glass - 1 kitchen stove and furniture - 7 bedroom stoves - Chambers - 1 dining room table 1 kitchen table - lot of chairs in dining room - 1 wardrobe meaning to convey and transfer all the property whether enumerated or not contained in tenement No 178 North Main St. in Packards Block so called in said City of Providence

To have and to hold all and singular the said goods and chattels to the said Albert J. Reese and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said John Simpson hereunto set my hand and seal this third day of June in the year one thousand eight hundred and seventy six

Signed sealed and delivered
in presence of Daniel Baugh

John Simpson (Ls)

Recorded June 15. 1876 at 4.05 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Albert J. Reere of the City and County of Providence and State of Rhode Island in consideration of the sum of one dollar paid by Eleanor Simpson wife of John Simpson also of said Providence the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said the following goods and chattels namely - comforters 13 - sheets 28 - pillow slips 28 - soft pillows 17 - long pillows 11 - bed spreads 10 - bureau covers 4 - lace curtains 6 pairs - towels 24 - slop pails 3 - lamps 11 - lamp brackets & reflectors 3 - 1 picture in dining room - 10 pictures in front room - 4 in N° 7 room - 1 clock - 5 cups & saucers - 1 small pitcher - 1 lge pitcher 7 brown jars - 6 soup plates - 10 dinner plates - 6 old plates - 1 medium platter 1 vegetable dish 6 tumblers - 1 mingling machine - 2 wash tubs - 1 aisle tub - 1 wash boiler 1 wash board - 1 kerosene can - 1 coal hod - 1 shovel - 2 saws - 1 saw horse - 1 broom 1 hatchet 11 bed springs - 13 Mattresses - 2 black walnut chamber sets complete - jug bowls & carpets for all the rooms carpets and oil cloths on landings and halls Oil Cloth in dining room - 2 mats - 1 black walnut parlor set - 3 water cans - 1 wooden pail 2 spittoons - 1 kitchen looking glass - 1 kitchen stove & furniture 7 bed room stoves - chambers - 1 dining room table - 1 kitchen table - lot of chairs in dining room - 1 wardrobe meaning to transfer and convey all the household furniture and goods conveyed to me by bill of sale under date of June 5th 1876 by John Simpson and contained in tenement N° 178 in Packards Block so called on North Main Street in said City of Providence

To have and to hold all and singular the said goods and chattels to the said Eleanor Simpson and her executors administrators and assigns to their own use and behoof forever. And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said Albert J. Reere hereunto set my hand and seal this fifth day of June in the year one thousand eight hundred and seventy six

Signed sealed and delivered
in presence of Charles Staples

Albert J. Reere (25)

Recorded June 15. 1876
at 4.40 P.M.

Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I William F. French of the Town of Cranston County of Providence for and in consideration of the sum of ten dollars to me paid by James C. Goff of the City of Providence the receipt of which is hereby acknowledged and of the uses trusts and purposes hereinafter created do hereby bargain sell assign set over and convey unto him said James C. Goff his heirs executors administrators and assigns all my estate real personal and mixed and wheresoever situated except what is exempt from attachment by law To have and to hold all and singular the same to him his heirs executors administrators and assigns forever - But upon the special trusts as follows - to wit - to take immediate possession of the same and the same within such time and by such means as he shall deem most for the advantage of my creditors for whose benefit this conveyance is made to convert into money and the said money to apply and appropriate as follows -

First - To pay all expenses of making and executing this instrument and all expense of executing the trusts herein contained including a reasonable compensation to him for his services therein

Second - Out of the same if sufficient to pay my creditors in full if sufficient and if not pro rata

Third - The balance if any to pay over to me my heirs executors administrators or assigns or such person as I may in writing appoint

And I the said William F. French do hereby constitute and appoint the said James C. Goff my true and lawful attorney irrevocable with power of substitution in my name or in his name or otherwise as the case may require to do all such acts matters and things in the premises as the said James C. Goff or his substitute shall deem necessary for the best interests of my creditors and for the execution of the trusts uses and purposes herein created as fully and effectually as I could do the same had not this assignment been made

And I the said James C. Goff do hereby accept the preceding deed of assignment and do covenant to and with the said William F. French his executors administrators and assigns that I will faithfully execute the uses trusts and purposes therein contained

In testimony whereof we have hereto set our hands and seals this fifteenth day of June A.D. 1876

Witness to both signatures
Geo. H. Hall

Wm F. French (25)
James C. Goff (25)

State of Rhode Island Providence ss In the City of Providence this day of June A.D. 1876 personally appeared before me William F. French and James C. Goff and severally acknowledged the foregoing instrument by them signed to be their free act and deed

Geo. H. Hall Notary Public

Recorded June 16. 1876
at 10.15 a.m. Witness E. A. Williamson
Recorder of Deeds.

Providence R. I. June 16. 1876

Know all men by these Presents

That I Ralph Turner of Providence Rhode Island in consideration of one hundred and eighty nine dollars and thirty one cents ($189.31) to me paid by Sampson Turner of Providence Rhode Island do hereby grant sell and assign to said Sampson Turner all claims and demands which I now have or which I may have against Brown & Sharpe Mfg Co. of Providence Rhode Island to the above ammnt. Witness my hand and seal

Ralph Turner

In presence of
William Knight

Accepted for any money due Ralph Turner
Brown & Sharpe Mfg Co.
L. Sharpe Treas.

Recorded June 16. 1876
at 4.35 P.M. Witness E. A. Williamson
Recorder of Deeds.

Providence R. I. May 17. 1876

Memorandum of an agreement made on the above date between John Hughes of Shore Street in in the City of Providence State Rhode Island and Daniel E. Mowbray of North Main Street in the above City. The said John Hughes agrees to sell and the said Daniel E. Mowbray agrees to buy or purchase a horse harness express wagon and cover for the sum of one hunsred and ninety dollars $190

The condition of the agreement are as follows The said Daniel E. Mowbray is to pay the said John Hughes forty ($40 dollars upon the delivery of the horse harness wagon and cover and an instalment of fifty dollars $50 to be paid on or before the 15th day of August same year. the balance to be paid on or before the first day of October one thousand eight hundred and seventy six. But the aforesaid horse harness wagon & cover is to be considered the joint property of the said John Hughes and the said Daniel E. Mowbray until the balance is paid

Signed
Witness Daniel McDonald
Daniel E. Mowbray (25)

Signed
Witness Ed. H Raynesford
John his X mark Hughes (25)

Recorded June 17. 1876 at 12.30 P.M. Witness E. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Nathaniel D. Thurber of North Providence in the County of Providence and State of Rhode Island in consideration of the trusts hereinafter created and of the sum of one dollar to me paid by Edwin S. Thurber of said North Providence in the County and State aforesaid (the receipt of which sum is hereby acknowledged) do hereby give grant bargain sell assign convey and deliver unto the said Edwin S. Thurber his heirs and assigns all and singular the property and estate real and personal debts and sums of money due owing or belonging unto me and all securities taken and obtained for the same and all books of account and evidences of debts owing to me excepting only what is exempt from attachment by law

To have and to hold the same with the appurtenances to the said Edwin S. Thurber his heirs executors administrators and assigns upon the special trusts nevertheless that the said Edwin S. Thurber shall forthwith take possession of the assigned premises and within such convenient time as to him shall seem meet by public or private sale for the best price that can be obtained shall convert the same into money as soon as possible collect all and singular the debts and sums of money aforesaid and after deducting the costs and charges of making and executing this deed and of executing the trusts hereby created and retaining a suitable compensation for his services as trustee shall pay and apply the moneys arising therefrom in manner following that is to say

First The said Edwin S. Thurber shall pay in full (if such moneys be sufficient) and if not then ratably and in proportion to their respective demands the claims of all such creditors of mine as shall execute and deliver to said Edwin S. Thurber within six months from the date hereof a full and complete discharge of their said claims against me

Secondly The said trustee shall pay over to me my heirs executors administrators or assigns the surplus if any remaining after paying the claims aforesaid. And I the said Nathaniel D. Thurber do hereby constitute and appoint the said Edwin S. Thurber my true and lawful attorney irrevocable in my name or otherwise and upon and for the trusts aforesaid to ask demand recover and receive of and from any and all persons all and singular the goods and chattels property and effects sums of money and demands due owing or belonging to me and due acquittances and discharges to make execute and acknowledge to sue prosecute and implead for the same and to compound and agree for all or any part thereof and upon such composition or agreement to make due acquittances and releases and also for all or any of the purposes aforesaid to constitute one or more attorneys under him and the same to remove at pleasure hereby giving unto my said attorney and his substitutes full power and authority in the premises to do all things proper and necessary for the full and complete execution of the trusts aforesaid.

In witness whereof I have hereunto set my hand and seal the seventeenth

day of June in the year of our Lord one thousand eight hundred and seventy six
Signed sealed and delivered
in presence of L. Sayles } Nathaniel D. Thurber (25)

State of Rhode Island County of Providence ss In the City of Providence this seventeenth day of June A.D. 1876 personally appeared Nathaniel D. Thurber subscriber to the within and foregoing instrument and acknowledged the same to be his free act and deed
Before me Lysemgus Sayles
Justice of the Peace

Recorded June 17. 1876 at 2. P.m. } Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That we Duffield Ridge and Mary Ann Ridge wife of the said Duffield Ridge both of the Township of Northampton in the County of Bucks and State of Pennsylvania in right of the said Mary Ann Ridge as the wife and sole devisee and legatee of Richard Stokes deceased late of Cranston in the County of Providence and State of Rhode Island for and in consideration of the sum of one dollar to us paid by Martin Damity and Hannah Damity his wife both of the City and County of Providence in the State of Rhode Island the receipt whereof we do hereby acknowledge have remised released and forever quitclaimed. and by these presents do remise release and forever quitclaim unto them the said Martin Damity and Hannah Damity his wife and to their heirs and assigns forever all the right title interest property claim and demand which we now have or of right ought to have or claim in and to four lots of land in said Providence in the State of Rhode Island with all the buildings and improvements thereon laid out as lots numbered One hundred and fifty (150) one hundred and fifty one (151) one hundred and fifty two (152) and one hundred and fifty three (153) on Elmwood Nursery Plat number one (1) surveyed and platted February 1860 by Charles E. Paine and recorded in the land records of said Cranston Said lots together form a tract of land bounded northerly by Potters Avenue one hundred and sixty two and seventy eight one hundredths (162 78/100) feet easterly by Wheaton Avenue one hundred seven and three fourths (107 3/4) feet more or less southerly by lots numbered one hundred and fifty four (154) and one hundred and fifty five (155) on said plat one hundred eighty eight and twenty one hundredths (188 20/100) feet more or less and westerly by Cranston Street ninety feet To have and to hold the same with all the rights privileges and appurtenances thereunto appertaining to them the said Martin Damity and Hannah Damity his wife and to their heirs and assigns forever

And we the aforenamed Duffield Ridge and Mary Ann Ridge for ourselves and for our heirs executors and administrators do covenant with the said Martin Damity and Hannah Damity his wife their heirs and assigns that we will warrant and defend the aforedescribed premises to the said Martin Damity and Hannah Damity his wife and to their heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under us or either of us.

In testimony whereof we have hereunto set our hands and seals this twelfth day of June in the year of our Lord one thousand eight hundred and seventy six
Signed sealed and delivered in presence of
The words "City and" in tenth line on first page being first erased Pierson Mitchell
Thomas Eastburn
Duffield Ridge (25)
Mary A. Ridge (25)

Vide the words "Town of Attleborough" erased in the fourth line from top of first page and the words "Township of Northampton" between the third & fourth lines on Same page before signing interlined

State of Pennsylvania Bucks County ss In Attleborough in said County on this twelfth day of June A.D. 1876 the above named Duffield Ridge personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed And then and there the above named Mary Ann Ridge, wife personally appeared before me and being by me examined privily and apart from her said husband acknowledged the same instrument shown and explained to her by me to be her free and voluntary act and deed and declared to me that she did not wish to retract the same
Witness my hand & seal
(25) Pierson Mitchell Justice of Peace

Recorded June 17. 1876 at 2.35 P.m. } Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Stephen Cook of the City and County of Providence and State of Rhode Island for and in consideration of the sum of one dollar to me paid by Levander Cook of said City County and State the receipt whereof is hereby acknowledged do by these presents bargain sell convey assign transfer and set over to him the said Levander Cook all my right title interest claim and demand in and to all the copartnership business and property effects stock in trade and all credits of every kind nature and description whether by notes book accounts or otherwise and all securities and mortgages relating thereto now belonging to the copartnership firm of L. Cook and Company now composed of said Levander Cook and Stephen Cook

To have and to hold the same to him the said Levander Cook his executors administrators and assigns forever In witness whereof I have hereunto set my hand and seal this seventeenth day of June A.D. 1876

Signed sealed and delivered in presence of Lorin M. Cook } Stephen Cook (L.S.)

State of Rhode Island Providence sc In the City of Providence on this 16th day of June A.D. 1876 then Stephen Cooke personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Lorin M. Cook
Justice of the Peace

Recorded June 17. 1876 at 2.45 P.M. } Witness G. W. Williamson
Recorder of Deeds.

This Indenture Made and executed this seventeenth day of June A.D. 1876 by and between Levander Cook of Providence in the County of Providence in the State of Rhode Island doing business under the name of L. Cook & Co. party of the first part in his own name and as said L. Cook and Co. and John Kendrick and Lorin M. Cook of said Providence parties of the second part Witnesseth

Whereas the said Levander Cook and one Stephen Cook have for some years past been doing business under the firm name of L. Cook and Co. and whereas the said Stephen Cook has on the seventh day of June A.D. 1876 executed and delivered to the said Levander Cook a conveyance of all his interest in the said firm of L. Cook and Co. and the said Levander Cook has assumed all the debts of said former firm of L. Cook and Co. in consideration of said conveyance and is now doing business under the said name of L. Cook & Co.

And whereas the said Levander Cook and the said L. Cook and Co. are indebted unto divers persons in divers sums of money and whereas the said Levander Cook is desirous of appropriating all the estate and effects of said Levander Cook and of said L. Cook and Co. to and for the payment of the same

Now therefore said Levander Cook in consideration of said debts and one dollar to him paid by said John Kendricks and said Lorin M. Cook doth by these presents grant assign bargain sell transfer set over and deliver to said John Kendrick and said Lorin M. Cook their heirs executors administrators and assigns all and all manner of goods chattels debts effects and other estate of what kind and nature whatsoever and where soever situate of which he said Levander Cook and said L. Cook and Co is the lawful owner excepting only what and so much is exempt from attachment by law

To have and to hold the same unto them said John Kendrick and Lorin M. Cook their heirs executors administrators and assigns forever In trust nevertheless

and for the uses intents and purposes following and no other after paying the expenses incident to the creation and execution of this trust including all reasonable expenses of making and executing this deed of assignment and a reasonable compensation to themselves for executing the trusts herein created then to pay all the just debts of him said Levander Cook and of said former firm of L. Cook and Co. without distinction or preference in full if said conveyed property be therefor sufficient or ratably and in proportion if said conveyed property be not sufficient for such payment in full. Secondly should any surplus remain after payment of all said debts then to return said surplus to said Levander Cook

Provided however that such of the creditors of said Levander Cook and of the former firm of L. Cook and Co. as do not within six months from the date hereof execute and deliver to said Assignees a full discharge of their claims and demands against said Levander Cook and said firm of L. Cook & Co. shall not be entitled to or receive any dividend or profit under this deed of assignment but the dividends on the claims and demands of such creditors shall be paid over to the aforesaid Levander Cook or to such person or persons as he shall appoint

And the said John Kendrick and Lorin M. Cook for themselves their heirs executors and administrators do hereby jointly and severally covenant and agree to and with said Levander Cook that they said John Kendrick and Lorin M. Cook do hereby accept said trust hereby reposed in them and that they will honestly and faithfully execute the same according to their best skill and knowledge

In witness whereof the parties hereto have hereunto set their hands and seals this seventeenth day of June A.D. 1876

Signed sealed and delivered in presence of John F. Lonsdale to signature of L. C. and L. M. C. Eunice P. Daniels to signature of John Kendrick

Levander Cook (L.S.)
John Kendrick (L.S.)
Lorin M. Cook (L.S.)

State of Rhode Island Providence sc In Providence on said County on this seventeenth day of June A.D. 1876 Levander Cook personally appeared before me and acknowledged the preceding instrument by him signed to be his free and voluntary act and deed and his free and voluntary act and deed as L. Cook and Co.

John F. Lonsdale
Notary Public

Recorded June 17. 1876 at 2.55 P.M. } Witness G. W. Williamson
Recorder of Deeds.

Whereas

John Slatcher and Ann Slatcher his wife, on the eighth day of December 1864, executed to Dennis R Hunt a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of Six hundred and fifty dollars bearing even date with said deed of mortgage and made by said John Slatcher payable to said Dennis R Hunt or order in one year from the date thereof with the interest thereon payable semi-annually in advance and in which said mortgage were certain powers of sale in case of default in the payment of said note

Reference to said deed of mortgage being had see Book No 27 page 139 of the records of mortgages of real estate in said Providence

And whereas said Dennis R Hunt on the sixth day of January 1876 sold assigned and transferred to Alice Kelly of said Providence the said deed of mortgage the note and debt thereby secured and all his right title & interest in and to the premises therein described and also conferred upon said Alice Kelly all the rights & powers professed by him by virtue of said deed of mortgage Reference to said assignment being had see Book No 67 page 560 of the records of mortgages of real estate in said Providence

And whereas default was made in the payment of said note and said default continued for more than ten days And whereas said Alice Kelly advertised said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days

And whereas at the public auction held in pursuance of said advertisement on the tenth day of June 1876 James Healey of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of Sixteen hundred and fifty dollars

Now therefore I the said Alice Kelly for and in consideration of said sum of Sixteen hundred & fifty dollars to me paid by said James Healy the receipt whereof I hereby acknowledge hereby by virtue of the power conferred upon me by said deed of mortgage and said assignment thereof grant bargain sell and convey to said James Healy his heirs and assigns forever

A lot of land with all the buildings & improvements thereon situate in the westerly part of said Providence described as follows Beginning at a point on the northerly line of Federal Street just forty feet easterly from the corner of Republican Street thence easterly bounding southerly on Federal Street just forty feet and holding that width extends back northerly just sixty feet and is laid out and described as lot No fourteen (14) on a plat of lots in said Providence recorded in Book of plats No 1 page 70 date 18th June 1845 in the Land Records of said Providence Also a lot of land in said Providence being the westerly portion of lot No twelve (12) on said plat and adjoining said lot No 14 being the same premises described in two deeds from Isaac R Tainter recorded in said Providence in Deed Book No 168 page 403 & Deed Book 169 page 47 respectively To have and to hold the afore granted

premises with all the privileges and appurtenances thereof to said James Healy his heirs and assigns forever In testimony whereof I have hereunto set my hand and seal this tenth day of June eighteen hundred and seventy-six

Signed sealed & delivered
in presence of Alice Kelly (L)
George H Burnham

State of Rhode Island &c In Providence this 19th day of June 1876 Alice Kelly acknowledged the aforegoing to be her free act and deed

Before me George H Burnham
Justice of the Peace

Recorded June 19 1876 at 12.10 P.M. } Witness G A Williamson
Recorder of Deeds.

Know all Men by these Presents

That I James Healy of Providence Rhode Island for and in consideration of the sum of Seventeen hundred dollars to me paid by Alice Kelly of said Providence the receipt of which said sum I hereby acknowledge hereby release and forever quit-claim to said Alice Kelly her heirs and assigns all my right title and interest in and to that lot land with all the buildings and improvements thereon situated in the westerly part of said Providence and described as follows Beginning at a point on the northerly line of Federal Street just forty feet easterly from the corner of Republican Street thence easterly bounding southerly on Federal Street just forty feet and holding that width extends back northerly just sixty feet and is laid out and described as lot No fourteen (14) on a plat of lots in said Providence recorded in Book of Plats No 1 page 70 date 18th June 1845 in the Land Records of said Providence Also a lot of land in said Providence being the westerly portion of lot No twelve (12) on said plat and adjoining said lot No 14 being the same premises that John Slatcher and wife by mortgage conveyed to this grantor by deed dated June 10th 1876

To have and to hold the same with all the privileges and appurtenances thereof to said Alice Kelly her heirs and assigns forever And I Mary Ann Healy wife of said James Healy in consideration of the sum paid as aforesaid hereby release and forever quit-claim to said Alice Kelly her heirs and assigns all my right of dower in and to the afore granted premises

In testimony whereof we have hereunto set our hands and seals this fourteenth day of June eighteen hundred and seventy-six

Signed sealed and delivered James Healy (L)
in presence of
George H Burnham Mary her X mark Healy (L)

State of Rhode Island &c In Providence this 19th day of June 1876 James Healy acknowledged the aforegoing to be his free act & deed

Before me George H. Burnham
Justice of the Peace

Recorded June 19th 1876 at 12.15 P.M. } Witness G.O. Williamson
Recorder of Deeds.

We

Robert Sherman of Pawtucket R.I. and George M. Guild of Boston Massachusetts assignees in bankruptcy of James H. Barney of said Providence Send Greeting

Whereas on the seventh day of July A.D. 1875 a warrant in bankruptcy was issued against the estate of said James H. Barney and whereas said Robert Sherman and said George M. Guild were duly appointed assignees of said James H. Barney and all the property and effects of said James H. Barney were transferred to the said Sherman and Guild by the register in bankruptcy as appears of record in the Land Records in the City of Providence) in trust for the purposes set forth in an Act of Congress entitled an act to establish a uniform system of bankruptcy throughout the United States approved March 2nd 1867

Now therefore Know Ye That we the said Sherman and Guild assignees as aforesaid in consideration of the sum of One dollar to us paid in our said capacity by Charles C. and Henry M. Taber of the City County and State of New York they having been the highest bidders for the hereinafter described premises at a public auction thereof held on the 27th day of October 1875 and of which notice was given by advertisement of the same twenty days prior to the day of sale in the Providence Daily Journal one of the newspapers printed in said Providence the receipt of which sum is hereby acknowledged have remised released and forever quit-claimed and by these presents do remise release and forever quit-claim unto the said C. and H.M. Taber their heirs and assigns forever all such right title and interest as we the said Sherman and Guild as assignees as aforesaid have or ought to have by virtue of said deed or instrument of assignment and under the provisions of said act in and to Lot No. two hundred and seventy seven 277 on the Moses Brown Farm Plat recorded in Book of Plats No. 11 page 10 in Providence Land Records (Being same premises conveyed to said Barney by deed from John O'Connor recorded in Book 242 p. 207 Real Estate Records of said Providence

To have and to hold the same with the rights and appurtenances thereto pertaining to the said C. and H.M. Taber their heirs and assigns forever In testimony whereof we have hereunto set our hands and seals this 27th day of October A.D. 1875

In presence of
Jas. W. Blackwood

Robert Sherman. Assignee. (L.)
George M. Guild Assignee (L.)

State of Rhode Island &c Providence ss In the City of Providence this 11th day of November 1875 personally appeared before me Robert Sherman and George M. Guild, assignees as aforesaid and severally acknowledged the foregoing instrument by them signed to be their and each of their free and voluntary act and deed in their capacity as assignees and their and each of their free and voluntary act and deed

James W. Blackwood
Notary Public

Recorded June 19th 1876 at 12.20 P.M. } Witness G.O. Williamson
Recorder of Deeds.

Know all Men by these Presents.

That whereas Matthew Lynch of the City and County of Providence State of Rhode Island &c did on the twenty fourth day of May eighteen hundred and seventy two make and execute a certain deed of mortgage to Richard S. Farnum of Cumberland County and State aforesaid and recorded in the records of the City of Providence in Real Estate Mortgage Book number 55 at page 467 of a certain lot of land with all the buildings and improvements thereon situated in said Providence (formerly Cranston) and is laid out and described as follows Said lot fronts on the southerly side of Robinson Street forty feet and binding the width of forty feet extends back eighty feet it being the northerly portion of lot No. 26 on the plat of G. Robinson's estate platted November 16th A.D. 1848 and recorded in Book of Plats No. 17 page 141 of said Cranston records being the same estate conveyed to said Nathan Lynch by Charles Mott in part dated November 11th 1863 Said deed being recorded in Book No. 43 page 517 & 518 of the records of deeds of the Town of Cranston and in part by deed from Edward Pichal bearing date May 23 A.D. 1872 for the purpose of securing the payment of one certain note bearing even date with said deed of mortgage and payable in one year after the date thereof with interest at the rate of nine per cent per annum payable in advance and payable to said Richard S. Farnum or order

And whereas said Nathan Lynch by the said deed of mortgage did constitute and appoint the said Richard S. Farnum his executors administrators and assigns his attorney irrevocable with full power of substitution and revocation for him and in his name at any time in case default should be made in the payment of said note or of the annual interest due thereon and such default should continue for the term of ten days to sell at public auction the premises aforesaid or any part thereof 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 the City of Providence and in his name or in their name or names to make execute seal acknowledge and deliver to the purchaser thereof any deed or deeds

that may be necessary to vest in such purchaser a full and absolute estate in fee simple therein And whereas the said note did become due and the interest thereon did become due and payable and default was made in the payment thereof and such default did continue for the term of ten days and the premises and property named and described in said deed of mortgage have been after the expiration of said ten days term advertised for sale in the Rhode Island Country Journal one of the public newspapers printed in said City of Providence for more than twenty days prior to the day of sale according to the terms of sale contained in said deed of mortgage

And whereas at the public auction held in pursuance of said advertisement on this sixteenth day of May A.D. 1876 William C. Chase of said City of Providence did become the purchaser thereof he being the highest bidder therefor

Now therefore Know Ye That I the said Richard S Farnum for and in consideration of the sum of Seven hundred and sixty three dollars to me paid by William C Chase aforesaid the receipt whereof I do hereby acknowledge being the amount by him bid for the same do by these presents give grant bargain sell convey and confirm to him the said William C. Chase his heirs and assigns forever the premises aforesaid and described and conveyed in and by said deed of mortgage

To have and to hold the same to him the said William C. Chase his heirs and assigns forever In witness whereof I have hereunto set my hand and seal this sixteenth day of May A.D. (1876) eighteen hundred seventy-six

Signed sealed and delivered
in presence of
Chris A. Hall

Richard S Farnum (L)

State of Rhode Island & Providence Plantations Providence ss In Providence this twenty third day of May A.D. 1876 Richard S Farnum personally appeared before me and acknowledged the afore-written instrument by him signed to be his free and voluntary act and deed

Chris A. Hall
Notary Public

Recorded June 19th 1876 at 1.50 P.M. } Witness G. A. Williamson
Recorder of Deeds.

To all Persons to whom these Presents shall come

We Samuel A. Wilson and James B. Arnold of Providence in the State of Rhode Island assignees of William F. Baker of said Providence Send Greeting Know Ye That we the said Samuel A. Wilson and James B. Arnold in

consideration of the sum of Fifteen hundred and twenty five dollars to us in hand before the ensealing hereof well and truly paid by Elizabeth V. Smith and Isabella M. Smith both of said Providence the receipt whereof we hereby acknowledge have given granted bargained sold conveyed and confirmed and by these presents do give grant bargain sell convey and confirm unto the said Elizabeth V. Smith and Isabella M. Smith their heirs and assigns forever all the right title interest and property that the said William F. Baker had on the sixth day of July A.D. 1874 in and to the following described premises and all the right title interest claim and demand which we have or of right ought to have in and to the same by virtue of the deed of assignment from the said William F. Baker to us dated the sixth day of July A.D. 1874 and recorded in the office of the Recorder of Deeds in said Providence in Deed Book No. 244 page 363

That parcel of land with all improvements thereon situate in said Providence and is bounded northerly on Haswell Street on which it measures about one hundred and seventy five (175) feet easterly partly on land of Joseph G. Johnson and partly on land of Henry L. Aldrich southerly on land of the A & W Sprague Manufacturing Company on which it measures about one hundred and fifty two (152) feet and westerly on land of James R. Smith on which it measures about ninety six (96) feet and contains thirteen thousand nine hundred feet be the same more or less Being the same estate conveyed to the said William F. Baker and others by deed from John L. Faber dated November 1 1855 and recorded in said Recorders' Office in Deed Book No. 216 page 36 And We Samuel A. Wilson and James B. Arnold for ourselves and for our heirs executors and administrators do covenant with the said Elizabeth V. Smith and Isabella M. Smith their heirs and assigns that we will warrant and defend the afore granted premises to the said Elizabeth V. Smith and Isabella M. Smith their heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under us

And I Caroline Frances Baker of said Providence Widow of the said William F. Baker in consideration of One dollar to me paid by the said Elizabeth V. Smith and Isabella M. Smith do hereby remise release and forever quit-claim unto the said Elizabeth V. Smith and Isabella M. Smith their heirs and assigns forever all my right title and interest and especially my right of dower in and to the afore-described premises

In witness whereof we have hereunto set our hands and seals this sixteenth day of June A.D. 1876

In presence of
G. A. Williamson
to S.A.W. & J.B.A
J.C. Spink to C.F.B

Samuel A. Wilson (L)
James B. Arnold (L)
Caroline F. Baker (L)
} Assignees

State of Rhode Island County of Providence In Providence this 19th day of June A.D. 1876 then personally appeared James B. Arnold & Samuel A. Wilson

who severally acknowledged the foregoing deed by them signed to be their free act and deed

Before me. G. A. Williamson
Justice of the Peace

State of Rhode Island County of Providence In Providence in said County the seventeenth day of June A.D. 1876 then personally appeared Caroline E. Baker who acknowledged the foregoing deed to be her free act & deed

Before me. J.C. Spink Notary Public

Recorded June 19th 1876
at 3.35 P.M. Witness G.A. Williamson
Recorder of Deeds.

This Indenture

Made and executed this nineteenth day of June A.D. 1876 by and between Josiah L. Webster and Charles A. Webster of the City and County of Providence State of Rhode Island individually and as copartners doing business under the firm name of J.L. & C.A. Webster and John W. Davis of said City of Providence

Witnesseth Whereas the said J.L. & C.A. Webster are indebted unto divers persons in divers sums of money and are desirous of appropriating their individual and copartnership estate and effects to and for the payment of the same

Now therefore the said Josiah L. and Charles A. Webster as individuals and as copartners as aforesaid in consideration of said debts and of One dollar paid to them by said John W. Davis and of the covenants and undertaking hereinafter of said John W. Davis do by these presents grant assign bargain sell transfer set over and deliver to said John W. Davis his heirs executors administrators and assigns all and all manner of goods chattels debts effects choses in action and all real estate and all other estate of what kind and nature soever and wheresoever found or situate of which they are individually or as copartners as aforesaid the lawful owners or to which they may be entitled in law or in equity excepting only what and so much as is exempt from attachment by law

To have and to hold the same unto him said John W. Davis his heirs executors administrators and assigns forever In trust nevertheless and for the intents and purposes following and no other after paying the expenses of counsel in preparing this instrument and for advising in relation thereto and to the execution this trust from time to time and all other expenses and costs incident to the creation and execution of this trust then to pay all the just debts of the said Josiah L. and Charles A. Webster individually and as copartners as aforesaid without other distinction or preference than that the private and individual property of each of said grantors shall be first applied to the payment of his private and individual debts before applying the same or the proceeds thereof to the payment

of partnership debts and that the copartnership property shall be first applied to the payment of copartnership debts before the same or any part thereof or of the proceeds thereof shall be applied to the payment of the individual debts of said grantors which shall be presented exhibited and proved to said John W. Davis within three months from the date hereof in full if sufficient if not ratably and in proportion to said debts respecting however the rights of private and copartnership creditors in the distribution of said payments in manner before specified

Should any surplus remain after payment of the several debts aforesaid and in manner specified as aforesaid then to pay and satisfy all the other creditors of said Josiah L. and Charles A. Webster or either of them who shall within thirty days after the expiration of said term of three months present exhibit and prove their claims to said John W. Davis in full if said surplus be sufficient therefor and if insufficient then ratably in proportion to their respective claims

Should any surplus remain after payment of all the debts of said J.L. and Charles A. Webster both private as as copartners as aforesaid then to return said surplus to said J.L. and C.A. Webster the copartnership surplus to them as copartners in equal shares and the surplus arising from their private property to them according to their individual right thereto and for the purpose of more effectually carrying out said trust and the object thereof said John W. Davis is hereby authorized and empowered to sell mortgage or otherwise dispose of said copartnership and individual estate and to convey the same as may be required by law either at private sale or at public auction in manner as may be deemed best by said John W. Davis and to use and appropriate the proceeds thereof for the settlement and discharge of said debts in manner as aforesaid We said Josiah L. and Charles A. Webster hereby for that purpose enabling and constituting said John W. Davis his heirs executors and administrators our attorneys in our individual capacity and as copartners and authorizing and empowering them as such in his or their name or names or in our name or names as the nature of the conveyance and our rights in the estate thereby to be conveyed may require to make sign and duly execute and deliver any and all instrument or instruments whatsoever that may be acquired to be made in pursuance of the purposes and for carrying out the provisions of this trust as herein contained we hereby in our joint and individual capacity ratifying approving and confirming all and everything that our said attorney or attorneys may do in the premises according to law

And I the said John W. Davis for myself my heirs executors and administrators do hereby covenant and agree to and with said Josiah L. Webster and Charles A. Webster individually as as copartners as J.L. & C.A. Webster that I said John W. Davis do hereby accept of said trust hereby reposed and that I will honestly faithfully and to the best of his skill and knowledge execute the same In witness whereof the said parties have hereunto respectively

set their hands and seals on the day and year first afore written
In presence of
Levi L. Webster

Josiah L. Webster (L.S.)
Charles A. Webster (L.S.)
John W. Davis (L.S.)

State of Rhode Island County of Providence ss In the City of Providence this 19th day of June A.D. 1876 Then personally appeared before me Josiah L. Webster & Charles A. Webster & acknowledged the aforewritten instrument by them signed to be their free & voluntary act & deed

A Van Slyck Justice of the Peace

City of Providence ss June 19 1876 Then John W. Davis acknowledged the above to be his free & voluntary act

Before me G. A. Williamson
Justice of the Peace

Recorded June 19 1876
at 9 P. M. Witness G. A. Williamson
Recorder of Deeds.

This Indenture

Made this first day of January A.D. 1875 by and between Frances E. Stead and Amelia F. Palmer both of the City and County of Providence in the State of Rhode Island parties of the first part and the Hope Iron Works a corporation incorporated by the General Assembly of said State and located and doing business in the aforesaid City County and State party of the second part Witnesseth That whereas said Hope Iron Works is the owner of certain buildings to wit- one three story brick machine shop one Foundry Building and Moulding room adjoining stables and pattern houses all situated on land belonging in part to said parties of the first part and in part to said Frances E. Stead on Eddy Street in said City of Providence and heretofore occupied by said Hope Iron Works in their business

Now said parties of the first part do hereby demise and lease unto said Hope Iron Works that certain lot of land upon which said three story brick machine shop stands together with a right of way for foot passengers and all kinds of carriages teams and conveyances to pass and repass between and to and from said Eddy Street and said lot of land and shop through the gangway heretofore used on the northerly side of said lot and the gangway fifteen feet in width immediately in the rear of said lot on the westerly side thereof and adjoining thereto

To have and to hold the same with all the privileges and appurtenances

thereof to said Hope Iron Works their successors and assigns for the term of five years from and including the date hereof subject however to the provisions and conditions hereinafter contained And until the remainder of said aforenamed buildings are leased or rented to other parties which said parties of the first part expressly reserve the right to do at any time on and for their own account and benefit said Hope Iron Works shall be and hereby are authorized to use and occupy all of said buildings and also the real estate belonging to said parties of the first part heretofore used by said Hope Iron Works in their business for the purposes of their business And at the expiration of said term of five years from and after the date hereof said Machine Shop shall be and become the sole and absolute property of said parties of the first part And said Hope Iron Works hereby covenant and agree to and with said parties of the first part that due and effectual conveyance of the same shall be made accordingly And in consideration of the premises said Hope Iron Works do hereby grant bargain sell and convey unto said Frances E. Stead and Amelia F. Palmer the aforesaid Foundry building Moulding room stables and pattern houses To have and to hold the same to them said Frances E. Stead and Amelia F. Palmer their heirs executors administrators and assigns to their use forever It is however expressly provided and agreed by and between said parties hereto that the right shall be and is reserved to said parties of the first part their heirs and assigns to make sale of said lot of land discharged from the aforewritten lease and to terminate said lease under the circumstances and in the manner following that is to say in the event of said parties of the first part their heirs or assigns making sale of said lot of land prior to the expiration of the aforesaid term of five years then in that event they may notify said Hope Iron Works their successors or assigns by written notice to vacate and quit said premises and said Hope Iron Works their successors and assigns shall and will thereupon within ninety days from and after the service upon them of such notice vacate and quit said premises and deliver peaceable possession of the same to such person or persons as said parties of the first part their heirs or assigns shall designate and this lease shall terminate and end at the expiration of said ninety days And in the event of such termination of this lease prior to the expiration of said term of five years said parties of the first part hereby covenant and agree to and with said Hope Iron Works their successors and assigns that they will upon such delivery of the possession of said premises as aforesaid pay unto said Hope Iron Works their successors or assigns such sum of money as will amount to the fair rental value of said lot of land and Machine Shop for the period of time between the date of such delivery of possession and the first day of January A.D. 1880 which said sum of money (if said parties hereto fail to previously agree as to the amount thereof) shall be fixed by two referees one to be selected by said parties of the first part and one by said party of the second part within thirty days after service of such notice

as aforesaid And in case said two referees fail to agree said two referees shall select a third person to act with them and the decision of either two of said three persons shall be final binding and conclusive upon all parties hereto as to the sum of money to be paid as aforesaid and upon payment of such sum of money as aforesaid said Machine Shop shall thereupon immediately be and become the sole and absolute property of said parties of the first part their heirs and assigns forever and due and effectual conveyance of the same shall be made accordingly

And said Hope Iron Works hereby covenant and agree to and with said parties of the first part their heirs and assigns that they will not without the consent of the lessors their heirs or assigns being first obtained make or suffer any alterations or additions in or to the aforesaid premises nor any waste nor any unlawful improper nor offensive use of the same that they will allow the lessors their heirs or assigns and their agents at seasonable times to enter upon said premises and examine the condition thereof and make necessary repairs that they will keep said premises in such repair as the same now are or may hereafter be put in by the lessors their heirs or assigns reasonable use and wearing thereof and damage by fire or other unavoidable casualty excepted and at the end of said term or prior expiration of this lease will peaceably deliver the same up to the lessors their heirs or assigns in such repair as aforesaid together with all future erections or additions upon or to the same excepting the machinery and fixtures therein now or hereafter belonging to said Hope Iron Works their successors or assigns that during the continuance of this lease they will at their own proper cost and expense keep and maintain insurance against loss by fire upon the aforesaid Machine Shop in a sum not less than eight thousand dollars And in case of loss or damage to or destruction of said Machine Shop by fire said parties hereto mutually agree that said insurance money and any portion thereof which may be collected shall be divided between said parties hereto in such manner and in such proportionate part to each or appropriated for such repairs as will most equitably recompense said parties hereto respectively and protect them from loss and damage in their respective interests

And if said parties fail to agree as to the appropriation of said insurance money or as to any other matter or thing concerning or connected with the foregoing lease and covenants said parties hereto mutually agree to submit the same to the decision of referees to be appointed in the same manner as hereinbefore provided as to referees in the matter of the rental value of said premises and the decision of such referees shall be final conclusive and binding upon all parties hereto and said parties hereto hereby mutually covenant and agree each with the other that they will abide by and perform the decision and award of said referees in each and every of said matters relating to the premises

In witness whereof said Frances E. Stead and Amelia F. Palmer have hereunto set their hands and seals and said Hope Iron Works has caused its corporate seal to be hereto affixed and these presents to be signed executed and delivered in its name and behalf by George L. Clarke and George Chatterton its

Trustees hereunto duly authorized on the day and year first above written

Signed sealed & delivered
in presence of
F. D. Stead witness to
signature of F. E. Stead & A. F. Palmer
witness to signature of Trustees
Jacob S. Martin

Frances E. Stead (L.S.)

Amelia F. Palmer (L.S.)

Hope Iron Works (L.S.)
by George Chatterton
George L. Clarke Trustees

Recorded June 21. 1876
at 9.35 a.m. Witness E. W. Freeman
Recorder of Deeds.

Know all men by these Presents

That we Mathew English and Ann English his wife in right of said Ann English and Thomas Doulon and William Doulon all of the City and County of Providence and State of Rhode Island for and in consideration of the sum of one dollar to us paid by Patrick Harney of Warwick in the County of Kent and State aforesaid the receipt whereof we do hereby acknowledge have remised released and forever quitclaimed and by these presents do remise release and forever quitclaim unto him the said Patrick Harney his heirs and assigns forever all the right title interest property claim and demand which we now have or of right ought to have or claim in and to That lot of land with the buildings and improvements thereon situated in said City of Providence and bounded and described as follows Beginning on Plane Street at a point just thirty one and nine tenths (31 9/10) feet distant northerly from the northerly line of Willard Street at a point on a line with the outside of the eaves of the house on adjoining land of said Patrick Harney thence easterly on a line with the outside of said eaves thirty seven and fifty five one hundredths (37 55/100) feet to a point just thirty three and fifty six one hundredths (33 56/100) feet distant measuring on a line parallel with said Plane Street from the northerly line of said Willard Street and thence easterly twenty two and six tenths (22 6/10) feet on a straight line to the centre of the well and to land of Andrew Dailey thence northerly bounding easterly on land of said Dailey until it comes to land of John Flynn thence westerly bounding northerly on land of said Flynn to said Plane Street and thence southerly bounding westerly on said Plane Street to the point of beginning Being the same premises conveyed in a deed from said Patrick Harney to said Ann English and others recorded in deed book 241 at page 529 of the record of land evidence for said City of Providence

To have and to hold the same with all the rights privileges and ap-

pertenances thereunto appertaining to him the said Patrick Harney his heirs and assigns forever And we the aforenamed Mathew English Ann English Thomas Donlon and William Donlon for ourselves and for our heirs executors and administrators do covenant with the said Patrick Harney his heirs and assigns that we will warrant and defend the aforedescribed premises to the said Patrick Harney his heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under us

And I Mary Donlon wife of said Thomas Donlon for and in consideration of the sum paid my husband as aforesaid do hereby release and forever quitclaim unto said Patrick Harney his heirs and assigns all my right of dower in and to the aforegranted premises

In testimony whereof we have hereunto set our hands and seals this eighth day of June in the year of our Lord one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Louis L. Angell as to Mathew and Ann English also to William Thomas and Mary Donlon

Mathew English (25)
Ann X (her mark) English (25)
William Donlon (25)
Thomas Donlon (25)
Mary X (her mark) Donlon (25)

State of Rhode Island &c

Providence ſc In the City of Providence this eighth day of June A.D. 1876 then and there the within named Mathew English personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed at the same time and place also personally appeared before me Ann English wife of said Mathew English also one of the subscribers to the foregoing instrument and after being examined by me privily and apart from her said husband and after having said instrument shown and explained to her by me she being so apart declared the same to be her voluntary act and that she did not wish to retract the same

Louis L. Angell Notary Public

State of Rhode Island &c

Providence ſc In the City of Providence this ninth day of June A.D. 1876 personally appeared before me the within named Thomas Donlon and William Donlon and acknowledged the foregoing instrument by them signed to be their free act and deed

Louis L. Angell
Notary Public

Recorded June 21. 1876 at 2.10 P.m. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I George H. Lincoln of the City and County of Providence and State of Rhode Island for and in consideration of three hundred dollars to me paid by Thomas W. Gorton of said City and County of Providence and State of Rhode Island the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Thomas W. Gorton the following goods and chattels namely One upright Steinway Piano number 28428 now in house N° 45 George Street in said City of Providence also one H. Baker and Son three bank organ now in the Bank of North American Building so called situated on Weybosset Street in said City of Providence

To have and to hold all and singular the said goods and chattels to the said Thomas W. Gorton and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances and that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said George H. Lincoln have hereunto set my hand and seal this twelfth day of June in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Edgar S. Thayer

Geo. H. Lincoln (25)

Recorded June 22. 1876 at 10. a.M. Witness G. A. Williamson
Recorder of Deeds.

N° 1904 Providence June 13. 1876

Sold this day to T. W. Gorton One Stanley & Sons piano N° 18055 in house N° 37 Lockwood St. for sixty dollars

Received payment in full of all demands which I affirm to be my property and lawfully possessed

$60.- Edw. F. Pierce

Recorded June 22. 1876 at 10. a.m. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I James Johnson of the City of Providence in the County of Providence and State of Rhode Island in consideration of one dollar to me paid by Thomas Johnson of the City of Providence and County and State aforesaid and of the uses purposes and trusts hereinafter mentioned and created do hereby grant bargain sell assign and convey unto the said Thomas Johnson his executors administrators and assigns (with the exception of that which is exempt from attachment by law) all my property and estate of every name nature and kind and wherever the same may be situated together with all my evidences thereof and securities therefor and including all sums of money due or owing to or belonging to me and all my books of account and papers relating to the same

The property hereby conveyed is described in part as follows viz- One grocery store the fixtures and goods contained therein And also two certain lots of land situated in the westerly part of said City of Providence on Federal Hill (so called) on the east side of Jefft Street being part of lots numbered (101) one hundred and one & (102) one hundred & two on a plat of lots made by Benoni Lockwood August 1837 & recorded in the land records of said City of Providence The first of said lots is situated at the North East corner of Jefft & Cedar Streets & fronts thirty three feet on Jefft Street and extends back seventy feet holding the width of thirty three feet. The second of said lots is described as follows viz- Beginning at a point on Jefft Street sixty six feet south of Cedar Street thence southerly thirty four feet and extends at right angles from Jefft Street seventy feet holding the width of thirty four feet Being the same premises that was conveyed to this grantor by deed from Charles Potter dated April 28th A.D. 1875 and recorded in the land records of said City of Providence in book No 95 page 67 Also a certain other lot of land situate on said Federal Hill being the middle part of the aforenamed lots numbered (101) one hundred & one and (102) one hundred & two on the aforesaid plat. said lot is on the east side of Jefft Street and is thirty three feet wide on front and seventy feet in depth Being the same premises that were conveyed to this grantor by deed from Charles Potter dated May 20th 1850 & recorded in the land records of said City of Providence in book No 118 page 176 reference to said deed being had

To have and to hold the same with the appurtenances to him the said Thomas Johnson his executors administrators and assigns forever but upon the special trust nevertheless that the said Thomas Johnson shall forthwith take possession and seizen of the same and within such reasonable time and manner as he shall deem to be best for the interest of my creditors either by public auction or private sale for cash or credit convert all of said property that is of a saleable nature into money and shall as soon possible collect all sums of money due or owing to me in full if possible and if not he shall compromise the same on such terms as he may deem best for the interest of my creditors From the

proceeds of such sales and collections he shall first pay the expenses of making and executing this deed of assignment and shall pay himself a reasonable compensation for his services and all the necessary and reasonable expenses by him incurred in executing the trust herein created the said Thomas Johnson shall appropriate the moneys arising therefrom in manner following viz- The said Thomas Johnson shall with said moneys so obtained pay and discharge in full if sufficient and if not pro rata all just debts due or become due to my creditors

Provided however that such of my creditors as shall not within three months from the date hereof make and execute a release of all their claims and demands against me shall not be entitled to receive any dividend or benefit under this assignment but the dividends of such creditors shall be paid over to me my executors or administrators or such person or persons as I shall in writing appoint And I the said James Johnson do hereby constitute and appoint the said Thomas Johnson my true and lawful attorney irrevocable with power of substitution in my name or in his name or otherwise as the case may require to do all such acts matters and things in the premises as the said Thomas Johnson or his substitute shall deem necessary for the best interests of my creditors and for the execution of the trusts uses and purposes herein created as fully and effectually as I could do the same had not this assignment been made

And I the said Thomas Johnson do hereby accept the preceding deed of assignment and do covenant to and with the said James Johnson his executors administrators and assigns that I will faithfully execute the trusts uses and purposes therein created In testimony whereof we have hereunto set our hands and seals this 22d day of June A.D. 1876

Signed sealed and delivered
in presence of

James Johnson (Seal)

Thomas his X mark Johnson (Seal)

Providence ss

In Providence in the County of Providence on this 22d day of June A.D. 1876 Then personally appeared James Johnson subscriber to foregoing instrument and acknowledged the same to be his free and voluntary act and deed

Before me Albert D. Bean
Justice of the Peace

Recorded June 22. 1876
at 10.45 a.m. Witness E.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That we Frank W. Layman and John F. Cavanagh both of County of Providence State of R.I. in consideration of one hundred dollars paid by Thomas Grimes

the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Thomas Grimes the following goods and chattels namely

One bar license and good will of store No 38 Wickenden St. Providence R. I. One ale pump two doz tumblers One tobacco cutter three boxes cigars one ½ bbl of ale ten chairs Indian clubs bottles glasses lamps & decanters Monkey wrench decanters & measures pictures one round table one ice can or tank & &c &c &c

To have and to hold all and singular the said goods and chattels to the said Thomas Grimes and his executors administrators and assigns to their own use and behoof forever And we hereby covenant with the grantee that we are the lawful owner of the said goods and chattels that they are free from all encumbrances that we have good right to sell the same as aforesaid and that will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof we the said Frank W. Lyman & John T. Cavanagh both of City Providence County of Providence State of Rhode Island hereunto set our hands and seal this 16th day of June in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of
John C. McGinn
Timothy J. Cooney

Frank W. Lyman (on seals)
John T. Cavanagh

Recorded June 22. 1876 at 9.25 a.m. Attest E. W. Williamson Recorder of Deeds.

This Indenture

Made this twenty second day of June in the year 1876 between Curtis B. Fales and Harvey W. Pepper copartners doing business in the City and County of Providence and State of Rhode Island under the firm name and style of Fales & Pepper of the first part and Charles H. Page of Scituate in the County of Providence and State of Rhode Island of the second part Witnesseth Whereas the said Curtis B. Fales and Harvey W. Pepper copartners as Fales & Pepper are justly indebted in sundry large sums of money and are unable to pay and discharge the same with punctuality and in full and they are desirous of making a fair and equitable distribution of their property and effects among their creditors

Now therefor this Indenture witnesseth that the said Curtis B. Fales and Harvey W. Pepper copartners as Fales & Pepper in consideration of the premises and of the sum of one dollar to them in hand paid by the party of the second part the receipt whereof is hereby acknowledged have granted bargained sold assigned transferred and set over and by these presents do grant bargain and sell assign

transfer and set over unto the said party of the second part his heirs and assigns forever all and singular the lands tenements and real estate and all their goods chattels effects and things in action of every name nature and description of which they are now lawfully possessed and to which they may be entitled saving and excepting only such articles and effects as are exempt by law from seizure and sale under execution except debts secured by bills of exchange or negotiable promissory notes to have and to hold the same unto the said party of the second part his heirs and legal representatives In Trust however and upon the following uses and trusts that is to say — the said party of the second part shall take immediate possession of all property and effects hereby assigned and as fast as he conveniently can he shall sell and dispose of the same and convert the same into money either at public or private sale in his discretion and with the proceeds thereof shall first pay and discharge all the reasonable costs charges and expenses of and incident to the preparation of these presents and the execution of the trusts hereby created including a reasonable compensation to the said Charles H. Page and his successors for the time being under this instrument for services and counsel fees in and about the execution of said trusts and all rents taxes assessments and other charges and expenses that may be or become necessary to keep and protect from sacrifice the assigned property and with the residue the said party of the second part shall —

First — Pay and discharge in full the several and respective debts bonds notes and sums of money due or to grow due from the party of the first part and if the assigned effects are insufficient to pay all sums in full then to pay the same pro rata as far as said assigned effects will go

Second — Pay and with the residue and remainder of the said net proceeds and avails if any there shall be the said party of the second part shall pay and discharge all the other debts dues and liabilities of the said party of the first part provided such remainder shall be sufficient for that purpose and if insufficient then to apply the same pro rata so far as the same will go.

Lastly The said party of the second part shall return the surplus of the said net proceeds and avails if any there shall be to the party of the first part their executors administrators or assigns And for the better execution of these presents and of the trusts hereby reposed the said party of the first part hereby makes constitutes and appoints the party of the second part their true and lawful attorney irrevocable with full power and authority to do and transact all matters and things necessary in the premises as fully and completely as the said party of the first part might or could do were these presents not executed and attorneys one or more under him to make constitute and appoint with full power of substitution and revocation hereby ratifying and confirming all matters and things whatsoever that our said attorney shall lawfully do or cause to be done in the premises.

And the said Charles H. Page hereby accepts this assignment and the trusts

thereby reposed and covenants with the party of the first part to execute the same according to the best of his knowledge and ability

In testimony of all which the parties hereunto set their hands and seals the day and year above written

Witness Henry J. Dubois

Curtis B. Hales (25)
Harvey W. Pepper (25)
Charles H. Page (25)

State of Rhode Island

Providence sc In Providence this twenty second day of June A.D. 1876 then Curtis B. Hales and Harvey W. Pepper personally appeared and severally acknowledged the foregoing instrument by them signed to be their free and voluntary act and deed

Before me Henry J. Dubois

Notary Public

Recorded June 22. 1876 at 3.30 P.M. Witness G. H. Williamson

Recorder of Deeds.

Know all men by these Presents

That I Benjamin Levy of the City of Providence in the County of Providence in the State of Rhode Island in consideration of the sum of one dollar to me paid by Julius Falkenberg of said City and of the uses purposes and trusts hereinafter mentioned and created do grant bargain sell assign and convey unto the said Julius Falkenberg his executors administrators and assigns all my goods chattels and personal property of every kind and nature now in the store occupied by me at number 182 Westminster Street in said City together with all debts due me by book account To have and to hold the same with the appurtenances to him the said Julius Falkenberg his executors administrators and assigns forever But upon the special trust nevertheless that the said Julius Falkenberg shall forthwith take possession of the premises and within such time as shall seem to him to be for the best interest of my creditors shall by public auction or private sale for cash or on credit for the best price that can be obtained convert all the property and estate of a saleable nature before named into money and with power to continue the business of said Benjamin Levy as dealer in fancy goods as and as soon as possible shall collect all the debts aforesaid and after deducting the reasonable expenses of making and executing this deed of assignment and executing the trusts herein created including a reasonable compensation to himself for his services the said Julius Falkenberg shall apply and appropriate the money arising therefrom in the manner following viz

First The said Julius Falkenberg shall pay and discharge in full the respective debts due and owing from me to persons now in my employ for wages and

services rendered Second The said Julius Falkenberg shall out of the surplus of said money if any pay and discharge in full if sufficient and if not sufficient pro rata the debts due and owing from me to such persons and parties my creditors as shall within sixty days from the date hereof make and execute a release of all their claims and demands against me

Third After payment of the several debts heretofore named the said Julius Falkenberg shall out of the residue of said money if any pay and discharge in full if sufficient and if not pro rata all just debts which are not hereinbefore mentioned Fourth The said Julius Falkenberg shall pay the surplus of said money if any to me my executors administrators or assigns And I the said Benjamin Levy do hereby constitute and appoint the said Julius Falkenberg my true and lawful attorney irrevocable with power of substitution in my name or in his name or otherwise as the case may require to do all such acts matters and things in the premises as the said Julius Falkenberg or his substitute shall deem necessary for the best interests of my creditors and for the execution of the trusts uses and purposes herein created as fully and effectually as I could do the same had not this assignment been made

And I the said Julius Falkenberg do hereby accept the preceding deed of assignment and do covenant to and with the said Benjamin Levy his executors administrators and assigns that I will faithfully execute the uses trusts and purposes therein created

In testimony whereof we have hereunto set our hands and seals this twenty third day of June in the year of our Lord one thousand eight hundred and seventy six

Signed sealed & delivered in presence of Stephen Essex

Benjamin Levy (25)

Julius Falkenberg (25)

Recorded June 23. 1876 at 12. M. Witness G. H. Williamson

Recorder of Deeds.

Whereas At the annual meeting of the Stockholders of the New York Providence and Boston Railroad Company holden at Providence on the 2nd day of October A.D. 1875 the following resolution was passed to wit

Resolved That the Board of Directors of this Company be and they are hereby authorized and empowered to sell or exchange any and all of the real estate belonging to the Company which in their opinion may not be necessary for the Company's use for such prices and on such terms as they may deem expedient and also to authorize such officer or officers of the company as they may deem advisable

to make execute and deliver in the name of the Company and under its corporate seal such deed or deeds or other instruments as shall make the conveyance effectual

And whereas at a meeting of the Board of Directors of said Company holden at Providence on the 27th day of October 1875 the following resolution was passed to wit Resolved - That Mr. D S Babcock the Vice President of this Company be and he hereby is authorized to convey to the Federal Hill Land Company of Providence the lot of land east of Aborville in exchange for land between Brayton and Acorn Streets agreed to be conveyed by them to this company and to make execute and deliver to said Land Company a deed in the name and under the seal of this Company in such manner as to make the conveyance effectual

Now Know all men by these Presents That the New York Providence and Boston Railroad Company for and in consideration of one dollar to them paid by Cyrus Harris and Lodowick Brayton both of Providence Trustees under a certain deed from Joseph Knowles dated 27th day of May A.D. 1870 and recorded in Providence in deed book No 190 at page 268 the receipt of which said sum is hereby acknowledged and for the further consideration of a conveyance by said Trustees to said Railroad Company of a certain piece of land adjoining said Companys railroad in the City of Providence do hereby grant convey and confirm unto them the said Cyrus Harris and Lodowick Brayton their heirs and assigns forever as joint tenants and not as tenants in common A certain piece or parcel or lot of land situated in said City of Providence bounded and described as follows - bounded north by land of said Railroad Company east and south by land held by said Trustees Cyrus Harris and Lodowick Brayton westerly by Dean Street so called the same being fully delineated and marked upon the plat hereunto annexed To have and to hold the above granted and bargained premises to them the said Trustees Cyrus Harris and Lodowick Brayton their heirs and assigns forever with the privileges and appurtenances thereof to said Trustees their heirs and assigns forever as joint tenants and not as tenants in common in special trust nevertheless for the uses intents and purposes and with under and subject to the powers provisos and limitations as expressed in a certain deed of trust to the said Lodowick Brayton and Cyrus Harris bearing date October 19th A.D. 1868 and recorded in land evidence in the City of Providence in book number 84 page 307 which uses powers provisos and limitations by reference to said deed hereby made as part hereof will more fully and at large appear

Furthermore said Railroad Company for itself its successors and assigns does covenant with the said Cyrus Harris and Lodowick Brayton their heirs and assigns to warrant and defend the aforegranted premises to them said Cyrus Harris and Lodowick Brayton their heirs and assigns against the lawful claims and demands of all persons

In witness whereof the name and seal of this corporation are hereunto affixed at Providence this 9th day of May A.D. 1876

Witness to signature of N.Y.P.&B.R.R.Co. by D.S. Babcock Vice President
J.P. Donaldson J.B. Nones

New York Providence and Boston R.R.Co (L.S.)
by D.S. Babcock Vice Pres't

New York ss City of New York June 17th 1876 Personally appeared the New York Providence & Boston Rail Road Company by D.S. Babcock their Vice President & acknowledged the foregoing deed by them executed to be their free & voluntary act & deed

Before me (L.S.) J.B. Nones
Commissioner for the State of Rhode Island
in New York 91 Duane Street Cor. Broadway

Recorded June 24. 1876
at 3.7 P.M. Witness, E.A. Williamson
Recorder of Deeds.

State of Rhode Island and Providence Plantations
Providence County ss I Alexander Duncan late of the City of Providence Rhode Island but now residing at No 7 Princes Gate in the City of London England do hereby certify that a certain indenture of mortgage bearing date the fourth day of April in the year one thousand eight hundred and sixty one executed by Charles W. Jencks & Ella F. his wife to secure the payment of Thirty five hundred dollars recorded in the Office of the Town Clerk of the Town of Cranston in book 4 of mortgages pages 9 & 10 on the fourth day of April in the year one thousand eight hundred and sixty one at 3 o'clock 58 minutes in the afternoon is paid and I do hereby consent that the same be discharged of record Dated this twenty second day of June 1876

In the presence of
Edwin F. Corey Jr.
Robt E. Hall

(L.S.) Alex Duncan
by W Butler Duncan atty

State of New York City and County of New York ss Be it known that on this twenty third day of June A.D. 1876 before me Edwin F. Corey Jr. a Commissioner for the State of Rhode Island duly commissioned and qualified and resident in said City and County personally came William Butler Duncan to me personally known to be the attorney in fact of Alexander Duncan the individual described in and who executed the above certificate and acknowledged that the foregoing certificate by him signed as such attorney in fact is the free and voluntary act and deed of said Alexander Duncan Witness my hand and seal

(L.S.) Edwin F. Corey Jr.
Commissioner for Rhode Island
in New York City

Recorded June 26. 1876
at 12.21 P.M. Witness E.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Charles E. Boon of Providence in the State of Rhode Island &c in consideration of one hundred dollars to me paid by William B. Rider of said Providence the receipt whereof is hereby acknowledged and in further consideration of the trusts hereinafter declared do grant bargain sell convey and assign to the said William B. Rider his heirs executors administrators and assigns forever—

All my land and real estate and interest in land and real estate situate in Pawtucket in said State in South Kingstown in said State and in Auburn in the County of Androscoggin in the State of Maine and wheresoever else the same may be situate

Also all my personal estate and property of every kind and wheresoever situate except so much of said personal estate as is exempt from attachment by law ~~and except also so much of said personal estate as is exempt from attachment by law~~ and except also so much of said personal estate as is now paid and invested in and held by the firm of Boon and Callanach of said Providence

To have and to hold the same with the appurtenances unto and to the use of the said William B. Rider his heirs executors administrators and assigns forever In Trust nevertheless to take charge of all said trust property and as soon as reasonably and prudently may be to sell and convert the same into money and the proceeds thereof to pay in proportion to their demands and to the amount thereof to such persons to whom I am indebted individually and not as copartners in said firm as shall within six months from the twenty third day of June 1876 execute and deliver to said Rider a full release and discharge of all their claims and demands against me one or not one and owing from me on the day aforesaid and the residue of said trust property to convey to me or my heirs executors administrators or assigns

In witness whereof I hereto set my hands and seal this 23d day of June 1876

Signed & sealed in presence of
G. M. Carpenter Jr. Walter B. Vincent

Charles E. Boon (25)

Providence ss In Providence June 23. 1876 Charles E. Boon acknowledged the foregoing instrument by him signed to be his free act and deed

Before me G. M. Carpenter Jr.
Notary Public

Recorded June 27. 1876 at 9.15 a.m. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I John C. Harrington of Providence Rhode Island in consideration of one dollar to me paid by George P. Tew of said Providence the receipt whereof is hereby acknowledged have granted conveyed sold assigned transferred and set over and by these presents do grant convey sell assign transfer and set over unto the said George P. Tew his heirs executors administrators and assigns forever

All my real and personal estate of every kind nature and description and wheresoever situated except such as is exempt from attachment by law

To have and to hold the same to him the said George P. Tew his executors administrators and assigns forever In Trust nevertheless and to and for the following purposes and uses that is to say He shall as soon as practicable hereafter convert said property into cash either at public or private sale in his discretion and after reserving to himself therefrom a reasonable compensation for his services hereunder apply and appropriate the residue thereof to the payment in full if sufficient if not then ratably of all my creditors according to me my executors administrators and assigns for all sums over and above the amount required for the purposes aforesaid hereby giving said George P. Tew his executors administrators and assigns full power and authority to act for me as fully in all respects as if this deed had not been made

In witness whereof I have hereto set my hand and seal this twenty fourth day of June 1876

In presence of
G. A. Williamson

John C. Harrington (25)

State of R. I. City of Providence ss In said Providence June 24. 1876 Then John C. Harrington acknowledged the foregoing to be his free act and deed

Before me G. A. Williamson
Justice of the Peace

And I George P. Tew named herein do covenant with said John C. Harrington & his executors administrators and assigns that I will honestly & faithfully execute and accept the trusts contained in the foregoing deed

Witness my hand June 24. 1876

Geo. P. Tew

Recorded June 26. 1876 at 12.25 P.M. Witness G. A. Williamson
Recorder of Deeds.

This Indenture made this twenty sixth day of June in the year 1876 between James Fitzpatrick of the City and County of Providence and State of Rhode Island of the first part and William H. Vaughan of the City and County of Providence and State of Rhode Island of the second part Witnesseth

Whereas the said James Fitzpatrick is justly indebted in sundry large sums of money and is unable to pay and discharge the same with punctuality and in full and he is desirous of making a fair and equitable distribution of his property and effects among his creditors

Now therefore this Indenture witnesseth that the said James Fitzpatrick in consideration of the premises and of the sum of one dollar to me in hand paid by the party of the second part the receipt whereof is hereby acknowledged I have granted bargained sold assigned transferred and set over and by these presents do grant bargain and sell assign transfer and set over unto the said party of the second part his heirs and assigns forever all and singular my lands tenements and real estate and all my goods chattels effects and things in action of every name nature and description of which I am now lawfully possessed and to which I may be entitled saving and excepting only such articles and effects as are exempt by law from seizure and sale under execution except debts secured by bills of exchange or negotiable promissory notes to have and to hold the same unto the said party of the second part his heirs and legal representatives In Trust however and upon the following uses and trusts that is to say The said party of the second part shall take immediate possession of all property and effects hereby assigned and as fast as he conveniently can he shall sell and dispose of the same and convert the same into money either at public or private sale in his discretion and with the proceeds thereof shall first pay and discharge all the reasonable costs charges and expenses of and incident to the preparation of these presents and the execution of the trusts hereby created including a reasonable compensation to the said William H. Vaughan and his successors for the time being under this instrument for services and counsel fees in and about the execution of said trusts and all rents taxes assessments and other charges and expenses that may be or become necessary to keep and protect from sacrifice the assigned property and with the residue the said party of the second part shall

First pay and discharge in full the several and respective debts bonds notes and sums of money due or to grow due from the party of the first part and if the assigned effects are insufficient to pay all such sums in full then to pay the same pro rata as far as said assigned effects will go

Second by and with the residue and remainder of the said net proceeds and avails if any there shall be the said party of the second part shall pay and discharge all the other debts dues and liabilities of the said party of the first part provided such remainder shall be sufficient for that purpose and if insufficient then to apply the same pro rata as far as the same will go

Lastly the said party of the second part shall return the surplus of the

of the said net proceeds and avails if any there shall be to the party of the first part his executors administrators or assigns And for the better execution of these presents and of the trusts hereby reposed the said party of the first part hereby makes constitutes and appoints the party of the second part his true and lawful attorney irrevocable with full power and authority to do and transact all matters and things necessary in the premises as fully and completely as the said party of the first part might or could do were these presents not executed and attorneys one or more under him to make constitute and appoint with full power of substitution and revocation hereby ratifying and confirming all matters and things whatsoever that my said attorney shall lawfully do or cause to be done in the premises

And the said William H. Vaughan hereby accepts this assignment and the trusts thereby reposed and covenants with the party of the first part to execute the same according to the best of his knowledge and ability

In testimony of all which the parties hereunto set their hands and seals the day and year above written

James Fitzpatrick (Seal)

William H. Vaughan (Seal)

State of Rhode Island

Providence ss In Providence this twenty sixth day of June A.D. 1876

then James Fitzpatrick personally appeared and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me Charles H. Page

Notary Public

Recorded June 27. 1876
at 10.15 a.m. Witness E. J. Williamson

Recorder of Deeds

Know all men by these Presents

That whereas Simon S. Collins of the City and County of Providence State of Rhode Island in and by a certain mortgage deed by him signed and executed dated March 10. A.D. 1875 and recorded in mortgage book of personal property No 19 at page 74 did therein make and constitute Dennis and James Sadlier both of the City County and State of New York copartners doing business in said City of New York under the firm name of D. & J. Sadlier & Co. the mortgagees named in said deed and their executors administrators and assigns his attorney for him said Collins and in his name or in their names at any time after default in the payment of a certain promissory note according to its tenor on the payment of which said mortgage deed was among other things conditioned or of the semi annual interest or for breach of any other of the conditions of said mortgage

to sell the property mentioned in said mortgage deed at public auction first giving ten days notice of such sale by advertisement in some newspaper printed in said City of Providence said Collins thereby ratifying approving and confirming such sale or sales as might be made by virtue of said mortgage

And Whereas on the seventeenth day of June A.D. 1876 all the estate right title and interest and property of the said Simon S. Collins in and to Store No (6) five and seven (7) on Matheuson Street in said City of Providence and also in and to the lease of said premises for and during the term thereof and also in and to the building in which the said stock of goods in said mortgage mentioned is located and also said building itself leased by said Collins were by us the said Dennis and James Sadlier copartners as D. & J. Sadlier & Co. as aforesaid sold at auction (ten days notice of such sale by advertisement in the Providence Daily Journal one of the newspapers printed in said City of Providence having been given previous to said sale for breach of the condition of said mortgage deed said Simon S. Collins having before said notice was given made default in the payment of said promissory note dated March 10. 1875 and in which said Collins for value received on demand promised to pay to D. & J. Sadlier & Co. or order eighteen hundred fourteen & 73/100 dollars with interest at the rate of seven per cent per annum from the date thereof although demand for payment of said note had been duly made before said notice by advertisement as aforesaid and payment thereon had not thereupon been made) to Allen C. Beaman of said City of Providence who was the highest bidder at said auction sale for and in the sum of four hundred and seventy dollars which the said Beaman has since well and truly paid to us said Dennis and James Sadlier copartners as D. & J. Sadlier & Co. as aforesaid

Now know all men that by force and virtue of the power given to us by said mortgage deed we the said Dennis and James Sadlier copartners as aforesaid under the firm name of D. & J. Sadlier & Co. in consideration of the said sum of four hundred and seventy dollars paid to us as aforesaid do by these presents bargain sell transfer assign set over and convey unto the said Allen C. Beaman his heirs executors administrators and assigns forever all the estate right title interest and property of the said Simon S Collins at the time of said mortgage and at the time of said sale thereof in and to the lease of the premises on Matheuson Street in said City of Providence mentioned in said mortgage and in and to said building in which the stock of goods mentioned therein is located and said building itself said stock of goods being located in store number five and seven on Matheuson Street in said City and all said Collins right title and interest in and to said lease for the remainder of the term thereof

To have and to hold the same said premises property lease and the appurtenances thereof with all the rights thereunto belonging to him the said Allen C. Beaman his heirs executors administrators and assigns forever

In witness whereof we have hereunto set our hands and seals this twentieth day of June A.D. 1876

Signed sealed and delivered in presence of
B. C. Watson

Dennis Sadlier (L.S.)

James Sadlier (L.S.)

State City and County of New York In the City of New York in said County on this 23d day of June A.D. 1876 then personally appeared Dennis and James Sadlier to me known to be the individuals above mentioned and described in and severally acknowledged the above and foregoing instrument by them signed to be their and each of their free act and deed

Before me B. C. Watson (L.S.)
Notary Public N.Y. County

Recorded June 28. 1876
at 9.40 a.m. Witness E. M. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas Cephas B. Welton of Providence County of Providence State of Rhode Island &c did on the first day of April eighteen hundred seventy four make and execute a certain mortgage deed to Elkanah Ingalls of said Providence and recorded in the records of the City of Providence in real estate mortgage book No 67 at page 85 of that lot of land on the northerly side of Ash Street in said Providence on which said Street it measures (80) eighty feet and holding that width extends northerly to Clinton Street and land now or formerly of Nancy K. Bishop and is bounded easterly by land of Rosa McCann and is lot now numbered (555) five hundred fifty five on the Assessors Plat No 45 Being the premises conveyed to said Welton by deed of same date of said mortgage for the purpose of securing the payment of his certain note bearing even date with said deed of mortgage and payable in two years after date with interest semi annually in advance at seven per centum per annum and payable to Elkanah Ingalls aforesaid or order

And whereas said Cephas B. Welton by the said deed of mortgage did constitute and appoint the said Elkanah Ingalls his executors administrators and assigns his attorneys irrevocable with full power of substitution and revocation for him and in his name at any time in case default should be made in the payment of said note or of the semi annual interest due thereon and such default should continue for the term of ten days to sell at public auction the premises aforesaid or any part thereof 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 the City of Providence and in his name or in their name or names to make execute seal acknowledge and deliver to the purchaser thereof any deed or deeds that may be necessary to vest in such purchaser a full

and absolute estate in fee simple therein

And whereas said Elkanah Ingalls did on the fifth day of June 1874 assign and transfer and set over to Seril W. Clemence the said mortgage deed the note and claim thereby secured and all his right title and interest in and to the estate therein described to him the said Seril W. Clemence of Gloucester R.I. his heirs and assigns And whereas the said note did become due & payable & the semi annual interest thereon also and default was made in the payment thereof and such default did continue for the term of ten days and the premises and property named and described therein said deed of mortgage have been after the expiration of said term of ten days advertised for sale in the Manufactures & Farmers Journal one of the public newspapers printed in said City of Providence for more than twenty days prior to the day of sale according to the terms of sale contained in said deed of mortgage

And whereas at the public auction held in pursuance of said advertisement on this (10th) tenth day of May 1876 Peleg Bowen of said City of Providence did become the purchaser thereof he being the highest bidder therefor

Now therefore know ye that we the said Elkanah Ingalls & Seril W. Clemence for and in consideration of the sum of fifteen hundred & fifty dollars to us paid by said Peleg Bowen the receipt whereof we do hereby acknowledge being the amount by him bid for the same do by these presents give grant bargain sell convey and confirm to him the said Peleg Bowen his heirs and assigns forever the premises aforesaid and described and conveyed in and by said deed of mortgage To have and to hold the same to him the said Peleg Bowen his heirs and assigns forever

In witness whereof we have hereto set our hands and seals this tenth day of May A.D. (1876) eighteen hundred and seventy six

Signed sealed & delivered in presence of

E. H. Cook

Seril W. Clemence (LS)

Elkanah Ingalls (LS)

State of Rhode Island & Providence Plantations Providence ss In Providence this seventh (7) day of May A.D. 1876 personally appeared before me Seril W. Clemence Elkanah Ingalls and acknowledged the aforewritten instrument by him signed to be his free and voluntary act and deed

E. H. Cook

Justice of the Peace

Recorded June 28. 1876 at 10 a.m.

Witness H. A. Williamson

Recorder of Deeds.

To all People to whom these Presents shall come

William W. Mayfield and Phebe A. Mayfield wife of said William W. Mayfield of the City and County of Providence and State of Rhode Island in the right of the wife Send Greeting Know ye that we the said William W. Mayfield and Phebe A. Mayfield for and in consideration of the uses purposes and trusts hereinafter mentioned and in consideration of the sum of one dollar to us on hand before the ensealing hereof well and truly paid by Charles H. Page of Centrale in the County of Providence and 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 H. 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 alien enfeoffe convey and confirm unto him the said Charles H. Page his heirs and assigns forever the following described real estate viz One certain lot of land with all the buildings and improvements thereon standing situate on the northeasterly side of Pearl Street in the City of Providence and thus bounded and described

Beginning at a point on said Pearl Street just fifty feet southeasterly from Providence Street thence running northeasterly on a line at right angles with said Pearl Street one hundred feet bounding northwesterly by land of Charles H. Atwood thence southeasterly on a line parallel with said Pearl Street and bounding northeasterly by land of William W. Mayfield just forty feet thence southwesterly with land of Nathan B. Fenner one hundred feet to said Pearl Street and thence northwesterly with said Pearl Street forty feet to the place of beginning Being forty feet off and from the northwesterly side of lot number fifty seven (57) on a Plat of a part of the Timothy Wiggin land and land of Thomas Sprague belonging to John Whipple Esq. & others surveyed and platted Dec. 1855 by N. B. Schubarth and recorded in said Providence in Plat book No 2 page 29½ To have and to hold the said granted and bargained premises with all the rights and privileges thereunto belonging to him the said Charles H. Page his heirs executors administrators and assigns forever to the uses purposes and trusts following viz

First To take possession of all and singular the land and property hereby granted and the same to manage and and dispose of in the manner hereinafter provided

Second Said Trustee is hereby authorized and empowered to lease said land and property hereby conveyed or any part thereof at such time or times and in such lots or parcels and upon such terms as he may deem proper and expedient and his lease or leases for the same executed in due form of law as trustee as aforesaid shall vest in the lessee or lessees title to the premises granted therein according to the tenor thereof and the receipt of said trustee for the

rents of said premises shall exempt the lessee or lessees from all responsibility for the application of the same

Third — Out of the proceeds arising from any rent or rents from said trust property and estate the said Trustee shall first pay the expenses incident to the creation of this trust also the necessary expenses for repairs upon the property and estate hereby conveyed also all taxes of every description legally assessed against said trust property and estate during the continuance of the trusts hereby created and for the purposes above mentioned the said Trustee is hereby authorized and empowered to retain in his hands such reasonable sum as may be necessary to meet the charges and expenses above directed to be paid

Fourth — Such balance of money arising from any rent or rents of said property and estate hereby conveyed as may remain after retaining the said sum above mentioned and as may accrue from time to time said Trustee shall pay over to said Phebe A. Maxfield as often as once in every three months during the continuance of this trust toward and for her support and maintenance

Fifth — In case of the death of the said Phebe A. Maxfield said Trustee shall pay all the reasonable fees and expenses incident to the final settlement and completion of this trust and then convey said trust property and estate to the said William W. Maxfield and upon such conveyance this trust shall cease determine and end

Sixth — This trust shall continue until the said Charles H. Page shall receive notice in writing from said Phebe A. Maxfield to convey said trust property to her the said Phebe A. Maxfield and upon such conveyance this trust shall cease determine and end

And the said Charles H. Page in consideration of the premises aforesaid for himself his heirs executors administrators and assigns covenants with the said William W. Maxfield and Phebe A. Maxfield their heirs executors administrators and assigns that he will and hereby does accept the trusts aforesaid subject to all the provisions aforesaid and that he will execute and perform all the trusts aforesaid according to his best discretion and ability

In testimony whereof we have hereunto set our hands and seals this twenty seventh day of June A.D. 1876

Signed sealed and delivered in presence of Lycurgus Sayles

William W. Maxfield (25)
Phebe A. Maxfield (25)
Charles H. Page (25)

State of Rhode Island &c. Providence fc In Providence on this 27th day of June A.D. 1876 Then William W. Maxfield personally appeared and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

At the same time and place Phebe A. Maxfield wife of said William W. Maxfield also one of the subscribers to the foregoing instrument being examined by me privily and apart from her said husband after having said instrument shown and explained to her by me she being so apart declared the same to be her voluntary act and that she did not wish to retract the same

Before me Lycurgus Sayles
Justice of the Peace

Recorded June 28. 1876
at 4.30 P.M. Witness G.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas by deed recorded in the office of the Recorder of Deeds in the City of Providence in the State of Rhode Island in Real Estate Mortgage Book No 58 at page 449 Patrick Goodwin of said City conveyed the land hereinafter described in fee and in mortgage to Dennis Lyons of said City to secure the payment to said Dennis Lyons of a certain promissory note in said deed described and with power on default in such payment to said Dennis Lyons to sell and convey said land for the payment thereof all which by reference hereby made to said deed will more fully and at large appear And whereas default has been made in the payment of said note and such default has continued for the space of ten days and notice of the time and place of the sale of said land as hereinafter referred to had been after the expiration of said ten days given for twenty days by advertisement in the Manufacturers and Farmers Journal one of the public newspapers printed in said City of Providence as in said mortgage deed provided and at sale of said land at public auction held on the twenty ninth day of May A.D. 1876 in pursuance of said advertisement on the premises the same was sold to Michael Gorman who was the highest bidder in the sum fourteen hundred and fifty dollars

Now therefore I the said Dennis Lyons by virtue and in exercise of the power to me granted in and by said deed and of every other power me hereunto enabling and for and in consideration of said sum of fourteen hundred and fifty dollars to me paid by said Michael Gorman the receipt of which sum is hereby acknowledged do hereby grant bargain sell and convey unto him the said Michael Gorman his heirs and assigns forever Two certain lots of land with all the buildings and improvements thereon situated in said City of Providence being lots numbers 90 (ninety) and 91 (ninety one) on a plat of house lots laid out in what was formerly the easterly part of the Town of Cranston by the heirs of James Pettey deceased late of Providence surveyed and platted by Atwater Schubarth and Haines in January A.D. 1849 which said plat is recorded in the land records of said Cranston in book of plats No 1 Being the same estate conveyed to said Patrick Goodwin by deed from John Bannon recorded in the office of the Recorder of Deeds in said City of Providence in deed book No 181 at page 442 to which reference is hereby made

Said premises are and were sold subject to a mortgage of five hundred dollars to Owen McKenna the deed thereof being recorded in said last named office

in Real Estate Mortgage Book No 58 at page 225 to which reference is also made

To have and to hold the same with the appurtenances thereto belonging unto and to the use of him the said Michael Gorman his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this twenty ninth day of May in the year One thousand eight hundred and seventy six (A.D. 1876)

Signed and sealed in presence of

Joseph C. Ely

Dennis his X mark Lyons (2s)

State of Rhode Island County of Providence In Providence in said County this twenty ninth day of June A.D. 1876 the above named Dennis Lyons personally appeared before me and acknowledged the above instrument by him signed to be his free and voluntary act and deed

Joseph C. Ely
Notary Public

Recorded June 29. 1876 at 1 P.M. Witness G. A. Williamson
Recorder of Deeds.

Whereas Aaroman J. Cushing Executor of the last will & testament of Ardelia A. Ide late of Providence Rhode Island deceased on the thirtieth day of June 1874 executed to Seril Morry and Gilbert F. Robbins co partners at said Providence as Morry & Robbins a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of fifteen hundred dollars bearing even date with said deed of mortgage and made by said Aarmain J. Cushing Executor payable to said Morry & Robbins or order in eighteen months after date with interest at the rate of ten per cent per annum payable semi annually till said principal sum is paid whether at or after maturity and all instalments of interest in arrears whether before or after maturity to bear interest at the rate aforesaid till paid and in which said mortgage were certain powers of sale in case of default in the payment of said note reference to said deed of mortgage being had see book No 57 page 559 of the records of mortgages of real estate in said Providence and

Whereas default was made in the payment of said note and said default continued for more than ten days and

Whereas said Morry & Robbins advertised said mortgaged premises for sale at public auction in the Manufacturers & Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the seventeenth day of June 1876 William T. Wilcox of New Bedford Mass. being the highest bidder for said mortgaged premises became the purchaser thereof for

the sum of twenty seven hundred and twenty five dollars

Now therefore we the said Serril Morry and Gilbert F. Robbins for and in consideration of said sum of twenty seven hundred and twenty five dollars to us paid by said William T. Wilcox the receipt of which said sum we hereby acknowledge hereby by virtue of the powers conferred upon us by said deed of mortgage grant bargain sell and convey to said William T. Wilcox his heirs and assigns forever A lot of land in said Providence with all the buildings and improvements thereon land out and designated as lot No ninety four (94) on a plat of lots belonging to Daniel Field surveyed and platted by Alvarado Schubarth which said plat is on record in the Recorders Office in said Providence in book of plats No 3 page 72 being the same premises that Isaac M. Wood conveyed to said Ardelia A. Ide by deed dated July 30th 1859 and recorded in said Providence in deed book No 155 page 21

To have and to hold the aforegranted premises with the privileges and appurtenances thereof to said William T. Wilcox his heirs and assigns forever to his & their sole use and benefit

In testimony whereof we have hereunto set our hands and seals this twenty ninth day of June eighteen hundred and seventy six

Signed sealed and delivered in presence of George H. Burnham

Serril Morry (2s)

Gilbert F. Robbins (2s)

State of Rhode Island &c

In Providence this 30th day of June 1876 Serril Morry and Gilbert F. Robbins severally acknowledged the aforegoing to be their free and voluntary act and deed

Before me George H. Burnham
Justice of the Peace

Recorded June 30. 1876 at 2.15 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Robert Morrow of the City and County of Providence in the State of Rhode Island in consideration of one dollar and the renewal of a certain lease paid by Hiram B. Aylesworth of said City County and State the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Aylesworth the following goods and chattels namely The building of brick now used by me for a stable which I purchased of William S. Riggs being situate in the rear of number 29 North Main Street on land leased to me by the said Hiram B. Aylesworth

To have and to hold all and singular the said goods and chattels to the said Hiram B. Aylesworth and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons In witness whereof I the said Robert Morrow have hereunto set my hand and seal this first day of January in the year one thousand eight hundred and seventy five (A.D. 1875)

Signed sealed and delivered
in presence of Samuel S ___

Robert Morrow (Ls)

Recorded June 30. 1876
at 2.45 P.M.
Witness J. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Bernard Mc Guinness Guardian of the persons and estate of Margaret Mary Anne and Catherine Brady minors of Providence County of Providence and State of Rhode Island by virtue of the power and authority granted me in my said capacity by the Municipal Court of the City of Providence County and State aforesaid for and in consideration of the sum of four hundred dollars to me paid by Catherine Nicklin wife of William Nicklin of East Providence County of Providence and State of Rhode Island the receipt whereof I do hereby acknowledge have remised released and forever quitclaimed and by these presents do remise release and forever quitclaim unto her the said Catherine Nicklin her heirs and assigns forever Two certain lots of land with all the improvements thereon situated in the tenth ward in the City of Providence on the easterly side of Malvern Street (formerly Vinton Street) and in that part of the city lately annexed from the Town of North Providence and are laid out and described as lots numbers ninety six (96) and ninety seven (97) on a plat of lots formerly belonging to Ebenezer Wood resurveyed and platted for N. C. Northup May 16th 1854 by W. S. Haines which said plat is on record in the land records of Pawtucket (formerly North Providence) reference to which is had for a fuller description of said lots of land Being the same premises conveyed to Peter A. Brady by deed from Nelson C. Northup dated November 21st 1854 and recorded in the land records of Pawtucket (formerly North Providence) in deed book No 21 page 67 a copy of which deed is on record in the Recorders Office of the City of Providence in deed book No 262 page 214

To have and to hold the same with all the rights privileges and appur-

tenances thereunto appertaining to her the said Catherine Nicklin her heirs and assigns forever. And I the aforenamed Bernard Mc Guinness Guardian for myself and for my heirs executors and administrators do covenant with the said Catherine Nicklin her heirs and assigns that I will warrant and defend the aforedescribed premises to the said Catherine Nicklin her heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under me as Guardian as aforesaid and against the lawful claims and demands of the said Margaret Mary Ann and Catherine Brady and their heirs and of all persons claiming the same by from or under them the said Margaret Mary Ann and Catherine Brady and that the said Margaret Mary Ann and Catherine Brady at the time of executing this deed is seized in fee of said granted premises and that I Bernard Mc Guinness as said Guardian have full power and authority and good right to sell said lots of land as aforesaid and that the said lots and premises are free from all encumbrances In testimony whereof I have hereunto set my hand and seal in said capacity this eighth day of June in the year of our Lord one thousand eight hundred and seventy six

Signed sealed and delivered
in presence of
P. M. Farrington

Bernard Mc Guinness (Ls)
Guardian

Note See release of James Ann Mooney on page 368

State of Rhode Island &c Providence Sc In Providence in said County on this eighth day of June A.D. 1876 the above named Bernard Mc Guinness the within named Guardian personally appeared before me and acknowledged the foregoing instrument by him signed in his said capacity of Guardian to be his free and voluntary act and deed as such and his free act and deed individually

Before me P. M. Farrington
Justice of the Peace

Recorded July 1. 1876
at 1.10 P.M.
Witness J. A. Williamson
Recorder of Deeds.

Providence Sc Supreme Court
March Term A.D. 1876

In the matter of the petition of Mary B. Gladding & others for the appointment of new Trustee &c

And now on the second day of May A.D. 1876 the 31st day of said term upon the reading of said petition and the papers in said cause and it appearing that the citation to all parties interested to appear on this day and show cause why the prayer of said petition should not be granted has been duly served

on Emily B. Smith Charles S. Nichols and Isabelle B. S. Nichols his wife Horatio Rogers and Emily P. S. Rogers his wife all of said Providence who are all the parties interested in said petition except the petitioners and after hearing R. Mathewson Esq. of Counsel for said petitioners and no one appearing to oppose the granting of said petition It is ordered adjudged and decreed that the prayer of the said petion be granted and that William H. Bailey of said Providence be and he hereby is appointed trustee of the estate of the said Mary B. Gladding under the said will of the said Thomas Brown deceased in place of the said James J. Smith deceased trustee of said estate appointed in & by said will and that the legal title to said estate be and hereby is vested absolutely in the said William H. Bailey as trustee for the purposes of said trust and that the legal representatives & heirs of James J. Smith named in said petition deliver over to said new trustee said trust estate and all deeds and writings in their custody or power relating to the same

Entered as the decree of Court 31st day M. T. 1876 (May 2nd 1876

By order Augustus S. Miller

Assistant Clerk

State of Rhode Island & Providence Plantations

Providence ſc Clerks Office Supreme Court Providence May 2nd 1876

I certify that the foregoing is a true copy of the original final decree of said Court entered by order thereof May 2. 1876 in the matter of the Petition on Equity of Mary B. Gladding & others for the appointment of a new trustee as appears by the files & records in said clerks office now remaining Witness my hand and the seal of said Court hereto affixed this 2nd day of May A.D. 1876

(25) Charles Blake

Clerk

Recorded July 1. 1876
at 2.30 P.m. Witness T. A. Williamson

Recorder of Deeds.

Know all men by these Presents

That I George R. Worrall of the City of Providence in the County of Providence State of Rhode Island in consideration of one hundred and eighty dollars paid by Thomas C. Gladding of said City County and State aforesaid the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Thomas C. Gladding The following goods and chattels namely One grey mare one Concord buggy wagon one silver mounted harness said mare buggy and harness now being in said City of Providence in Stable on Peck Street

To have and to hold all and singular the said goods and chattels to the said Thomas C. Gladding and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the

grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said George R. Worrall have hereunto set my hand and seal this first day of July in the year one thousand eight hundred & seventy six

Signed sealed and delivered in presence of

Caleb C. Greene William H. Hathaway G. R. Worrall (25)

Recorded July 1. 1876
at 4.40 P.m. Witness T. A. Williamson

Recorder of Deeds.

Whereas

Peter Taft of Providence Rhode Island on the sixteenth day of October 1874 executed to Asahel Peck of Scituate R. I. a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of eight hundred dollars bearing even date with said mortgage made by said Peter Taft payable to said Asahel Peck or order one year after date with interest semi annually at ten per centum per annum and in which said mortgage were certain powers of sale in case of default in the payment of said note or the semi annual interest due thereon reference to said deed of mortgage in book 71 page 61 of the records of mortgages of real estate in said Providence And whereas said Asahel Peck on the 13 day of September 1875 sold assigned and transferred to Asahel A. Peck of said Scituate the said deed of mortgage the debt thereby secured and all his right title and interest in and to the premises therein described see transfer of said mortgage recorded in said records in mortgage book No 71 page 524

And whereas default was made in the payment of said note and said default continued for more than ten days

And whereas said Asahel A. Peck advertised said mortgaged premises for sale at public auction in the Rhode Island Country Journal one of the public newspapers published and printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days

And whereas at the public auction held in pursuance of said advertisement on the ninth day of June 1876 Owen Gartlen of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of ten hundred and five dollars

Now therefore I the said Asahel A. Peck for and in consideration of said sum of ten hundred and five dollars to me paid by said Owen Gartlen the receipt whereof I hereby acknowledge hereby by virtue of the powers conferred

upon me by said deed of mortgage grant bargain sell and convey to said Owen Carlton his heirs and assigns forever Those two lots of land with all improvements thereon in said Providence (formerly North Providence) and are lots N° 84 (eighty four) and 93 (ninety three) on Sheffield Smiths Plat of house lots on the Chalkstone Road made by Samuel Angell Surveyor April A.D. 1854 and which said plat is on record in the Town Clerks office in Pawtucket formerly North Providence Being same two lots conveyed to said Peter Taft by Sheffield Smith by deed in said North Providence in deed book N° 41 page 542 and the same described in said deed of mortgage

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Owen Carlton his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this thirtieth day of June eighteen hundred seventy six

Executed in presence of
G A. Williamsm

Asahel A Peck (Seal)

State of Rhode Island &c In Providence this 30th day of June 1876 Asahel A. Peck acknowledged the aforegoing to be his free act and deed

Before me

G. A. Williamsm

Justice of the Peace

Recorded July 3. 1876
at 1.5 P.M. Witness G. A. Williamsm

Recorder of Deeds.

Whereas Michael R. Hanley of Providence Rhode Island on the first day of November 1875 executed to Dudly Gilman of said Providence a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promisory note for the sum of three thousand dollars bearing even date with said deed of mortgage and made by said Michael R. Hanley payable to said Dudly Gilman or order in three years after date with interest at the rate of eight per cent per annum payable semi annually in advance see real estate mortgage book number 78 page 99 of the land records of said Providence where said mortgage is recorded and in which said deed of mortgage were certain powers of sale in case of default in the payment of said note secured thereby or of the interest due thereon

And whereas the said Dudly Gilman the owner and holder of said deed of mortgage afterwards assigned and transferred the same together with all his rights privileges and powers under and by virtue thereof to John Mc Carron of said Providence see real estate mortgage book N° 78 page 492 for the record of said assignment and

Whereas default was made in the payment of the interest on said note and said default continued for more than ten days and

Whereas said John Mc Carron advertised said mortgaged premises for sale at public auction in the Providence Daily Journal one of the public newspapers printed in

said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the twenty fourth day of June A.D. 1876 Bernard Mc Guinness of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of three thousand three hundred and ten dollars

Now therefore I the said John Mc Carron for and in consideration of said sum of thirty three hundred and ten dollars to me paid by said Bernard Mc Guinness the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage and the said assignment thereof grant bargain sell and convey to said Bernard Mc Guinness his heirs and assigns forever A certain lot of land with all the buildings and improvements thereon situated in said Providence (formerly North Providence) and is laid out and delineated as lot numbered 15 (fifteen) on a plat of Samuel Wheldens land surveyed and platted by H. F. Walling July 7th A.D. 1875 and recorded in the land records of said North Providence in the Town Clerks office in Pawtucket being the same lot of land conveyed to the said Michael R. Hanley by deed from Catherine Duffy dated July 21st A.D. 1873 and recorded in said North Providence records in deed book N° 65 page 475 to which reference is made

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Bernard Mc Guinness his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this twenty sixth day of June eighteen hundred and seventy six (1876)

Signed sealed and delivered
in presence of Samuel Hedley

John Mc Carron (Seal)

State of Rhode Island &c Providence Sc In Providence this 26th day of June A.D. 1876 then and there John Mc Carron acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me

Samuel Hedley Notary Public

Recorded July 3. 1876
at 3.45 P.M. Witness G. A. Williamson

Recorder of Deeds.

Know all men by these Presents

That I Joseph L. Parker of the City and County of Providence and State of Rhode Island for and in consideration of one dollar to me paid by B. B. Hammond of said Providence the receipt whereof is hereby acknowledged and in further consideration of the trusts hereinafter created do by these presents bargain sell assign set over transfer and deliver unto him the said Hammond all the stock of clothing and

gentlemens furnishing goods pictures and office furniture situated in store number one hundred & twelve (112) Westminster Street in said City of Providence also all book accounts and evidences of indebtedness to me and all other property real and personal belonging to me wherever and however situated not exempt by law

To have and to hold the same to him the said Hammond his heirs executors administrators and assigns In Trust nevertheless and for the following purposes

The said Hammond shall take immediate possession of said assigned property and assets and convert the same into money as soon as he can conveniently either at private sale or at public auction in such manner and at such time as he may deem best for the interests of my creditors to give all deeds and other necessary papers to vest perfect and absolute title in the purchaser or purchasers in his own name as assignee or in my name and on sale thereof at public auction to adjourn such sale from time to time as he may deem best And after paying all expenses incident to the creation of these trusts and the carrying out of the same and reserving a reasonable compensation for his services he the said Hammond shall with the proceeds remaining in his hands —

First — Pay in full if sufficient the just claims of all my creditors who shall within two months from the date hereof execute and deliver to him the said Hammond a full discharge and release of their respective claims against me and if not sufficient to pay said claims or as aforesaid released in full then ratably and in proportion to said claims

Second Should the proceeds of the sales of said assigned property by my said assignee prove sufficient to pay my creditors who shall have released their claims against me as aforesaid in full and still leave a surplus in the hands of my said assignee he shall pay such balance or surplus or so much thereof as may be necessary to the rest of my creditors in payment of their respective claims against me in full if sufficient if not sufficient then ratably and in proportion to their respective claims

And for the better execution of these presents and of the trusts hereby reposed I the said Joseph L. Parker do hereby make constitute and appoint the said B. B. Hammond my true and lawful attorney irrevocable with full power to do and cause to be done all things necessary in the premises as fully and completely as I the said Parker might or could have lawfully done had not these presents been executed hereby ratifying and confirming all matters and things my said attorney or his substitutes may or shall lawfully do or cause to be done by virtue hereof

In witness whereof I have hereunto set my hand and seal this 4th day of July A.D. 1876

Executed in presence of
P. M. Farrington

J. L. Parker (Ls)

And I the said B. B. Hammond in consideration of the above do hereby accept said trust and covenant to and with the said Joseph L. Parker that I will honestly and faithfully execute the same according to my best skill and knowledge Witness my hand and seal this 4th day of July A.D. 1876
Witness P. M. Farrington

B. B. Hammond (Ls)

State of Rhode Island &c Providence ss In Providence this 4th day of July A.D. 1876 then personally appeared the aforenamed Joseph L. Parker and acknowledged the above instrument by him signed to be his free and voluntary act and deed

Before me P. M. Farrington
Notary Public

Recorded July 6. 1876
at 10.10 a.m. Witness G. A. Williamson
Recorder of Deeds.

Know all men

That I Josephus Read of Providence R.I. in consideration of five hundred dollars to me paid by Caroline B. Martin of Seekonk Massachusetts whereof the receipt of which is hereby acknowledged do hereby grant bargain sell assign & transfer to her the said Caroline B. Martin that certain Indenture of Lease from Ferdinand Potter to me on record in said Providence in deed book No 245 page 458 and also that other Indenture of Lease from said Potter to me recorded in said Providence in deed book 253 page 319 and also all the buildings and improvements on the premises described in said two indentures of Lease she the said Caroline B. Martin paying the rents and performing all the covenants contained in said leases and holding me my heirs executors & administrators harmless therefrom

To have and to hold the same to her the said Caroline B. Martin her heirs executors administrators and assigns according to the terms & conditions of said leases In witness my hand and seal July 5. 1876

In presence of
G. A. Williamson

Josephus Read (Ls)

State of Rhode Island &c In Providence July 5. 1876 Then Josephus Read acknowledged the foregoing to be his free act and deed

Before me G. A. Williamson
Justice of the Peace

Recorded July 5. 1876
at 2.15 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Frederick D. Hall of the City and County of Providence State of Rhode Island &c for and in consideration of the sum of two hundred and seventy five dollars to me in hand well and truly paid at or before signing sealing and deliv-

ery of these Presents by William H. Hall of said City County and State the receipt whereof I the said Frederick D. Hall do hereby acknowledge have granted bargained and sold and by these presents do grant bargain and sell unto the said and place in his possession William H. Hall the following personal property said property hereafter mentioned being kept at 800 Smith Street in said Providence to wit One (1) dark chestnut horse with harness and meat wagon

To have and to hold the said granted and bargained personal property as above designated and described unto the said William H. Hall his heirs executors administrators and assigns to their only proper use benefit and behoof forever

And I do for myself & heirs executors and administrators hereby covenant and agree to warrant and defend the said property as aforesaid unto the said William H. Hall his heirs executors administrators and assigns against the lawful claims and demands of all persons whomsoever

In witness whereof I the said Frederick D. Hall have hereunto set my hand and seal this 5th day of July in the year of our Lord one thousand eight hundred and seventy six

Executed and delivered in presence of
Geo. C. Brownell 29 Weybosset St.

Frederick D. Hall (Ls)

Recorded July 6. 1876
at 3.40 P.m.

Witness G. H. Williamson
Recorder of Deeds.

State of Rhode Island &c
County of Providence Sc

Supreme Court
In Equity

In the cause

Raimond Pasqual Del Valle et ux et al
vs
Moses B. I. Goddard Surviving Trustee
} No 1311

This cause came on to be heard before the Court and thereupon upon consideration thereof it is ordered adjudged and decreed that George W. R. Matteson of Providence in said County be and he hereby is appointed Trustee of the last will and testament of Thomas Lloyd Halsey in the pleadings mentioned jointly with the said Moses B. I. Goddard and in the place and stead of the late John Carter Brown deceased and the trust property and estate in the pleadings mentioned - to wit the property real and personal devised and bequeathed in trust in and by said Will is hereby absolutely vested in the said Moses B. I. Goddard and George W. R. Matteson To have and to hold the same to the

said Moses B. I. Goddard and George W. R. Matteson as joint Trustees upon the trusts and for the uses and purposes set forth limited and declared in and by the said last Will and testament of and concerning the same

And it is further ordered that the expenses of the complainants and respondents in this cause shall be paid out of the income of said trust property and estate Entered as the decree of Court 79 day M. T. A.D. 1876 (July 1. 1876)

By order

Augustus S. Miller Assistant Clerk

State of Rhode Island and Providence Plantations

Providence Sc Clerks office Supreme Court Providence July 5th A.D. 1876

I Charles Blake Clerk of said Supreme Court do hereby certify that the foregoing is a true copy of the original final decree of said Court entered by order thereof on the 79th day of the March Term A.D. 1876 to wit July 1. 1876 in the matter of the cause in Equity Raimond P. Del Valle et ux et al vs Moses B. I. Goddard surviving Trustee as appears by the files and records in said Clerks office now remaining In testimony whereof I hereto subscribe my name and affix the seal of said Supreme Court this third day of July A.D. 1876

(Ls) Charles Blake
Clerk

Recorded July 6. 1876
at 9.55 a.m.

Witness G. H. Williamson
Recorder of Deeds.

I Amy A. W. Parkes formerly of Providence Rhode Island who on the 22d day of June 1876 was married to James J. McElroy do hereby declare that I was induced to contract that marriage by fraud and I further certify and declare that a certain power of attorney signed by me on or about the 26th day of June 1876 giving certain power to the said James J. McElroy but of what character or description I have no knowledge was also obtained from me by fraud and I hereby give notice that I withdraw and cancel such power and that I will not recognize any act of the said James J. McElroy thereunder from this time forth

The power of attorney above referred to was intended to give said James J. McElroy certain control over certain real estate in Providence Rhode Island known as No 13-15-17 Delaine Street

As witness my hand and seal this fifth July 1876

Sealed & delivered in presence of
Richd J. Newcombe

Amy A. W. Parkes (Ls)
Attorney Amy McElroy

State of New York
City & County of New York Sc July 5th 1876 Be it remembered that on this 5th day of July A.D. 1876 before me the undersigned Joseph B. Nones a Commissioner &c

dent in said City of New York duly commissioned and qualified by executive authority and under the laws of the State of Rhode Island to take the acknowledgement of deeds &c to be used or recorded therein personally appeared Mrs. Mrs Catharine Amy the wife of James J. McElroy said wife being also known by the name of Amy S. H. Park the said wife being the signer & sealer of the foregoing instrument of writing and acknowledged the same to be her free and voluntary act & deed upon an examination of her by me privily separate & apart from her said husband when the said foregoing instrument so subscribed by her was by me shown & explained to her when she declared to me that the same was her own free & voluntary act & deed hand and seal and that she did not wish to retract the same

In witness whereof I have hereunto subscribed my name & affixed my official seal this fifth day of July 1876

(L.S.) J. B Nones
Commissioner for the State of Rhode Island
in N. York No 91 Duane Street

Recorded July 6. 1876
at 12.10 P.m. Witness G. W. Williamson
Recorder of Deeds.

Know all men by these Presents

That we Colin C. Baker of the City of Providence in the State of Rhode Island James Baker of Brookline in the State of Massachusetts assignee of said Colin C. Baker Charles F. Sampson of the said City of Providence Robert Sherman of the Town of Pawtucket in the said State of Rhode Island assignee of said Charles F. Sampson and George W. Cracker of the said City of Providence for and in consideration of Forty five hundred dollars to us paid by Edwin J. Nightingale as Trustee for Anna C. Nightingale wife of Horatio R. Nightingale of said City of Providence under the trusts hereinafter referred to the receipt whereof we do hereby acknowledge do hereby give grant bargain sell and convey unto the said Edwin J. Nightingale as aforesaid his heirs and assigns forever One undivided twelfth part of the estate with the buildings and improvements thereon situated in said City of Providence known as the Peaby Brown estate bounded easterly on South Main Street northerly on the private gangway known as Leonard Street westerly on South Water Street and southerly on the Rogers Estate together with all right title and interest in and to said gangway and the land included therein

To have and to hold the same together with all privileges and appurtenances to the same belonging to the said Edwin J. Nightingale his heirs and assigns forever in trust for the uses intents and purposes and under and subject to the provisos and limitations and with all the powers to said Trustee

and to other the Trustee or Trustees for the time being hereunder or under the deed next hereinafter referred to declared contained and granted in and by that deed of trust recorded in the Office of Recorder of Deeds aforesaid in book No 120 at page 433 reference thereto being hereby had

And we the said Colin C. Baker of said Providence James Baker of said Brookline Assignee of said Colin C. Baker Charles F. Sampson of said Providence Robert Sherman of said Pawtucket assignee of said Charles F. Sampson and George W. Cracker of said Providence for ourselves our heirs executors and administrators do covenant with the said Edwin J. Nightingale and his heirs and assigns that we are lawfully seized in fee of the aforegranted premises and that they are free from all incumbrances and we have good right to sell and convey the same as aforesaid and that we will and our heirs executors and administrators shall warrant and defend the same to the said Edwin J. Nightingale his heirs and assigns against the lawful claim and demand of all persons (excepting outstanding Street and sewer assessments) claiming by through or under us respectively

And we Hannah T. Baker wife of said Colin C. Baker Mary C. Sampson wife of said Charles F. Sampson and Sarah A. Cracker wife of said George W. Cracker for and in consideration of said sum paid as aforesaid do hereby release and forever quitclaim to said Edwin J. Nightingale Trustee as aforesaid his heirs and assigns all our rights of dower in and to said granted premises In witness whereof we have hereunto set our hands and seals this twenty third day of June A.D. 1876 (the words "claiming by through or under us respectively" first interlined

Signed sealed and delivered
in presence of
Chas. H. Wheeler
Nelson K. Baker
Alfred W. Fisk
W. J. Cracker
Stephen A. Kinyon
Amie A. Tanner
Caroline V. Tucker

Colin C. Baker (L.S.)
James Baker Assignee (L.S.)
Chas. F. Sampson (L.S.)
George W. Cracker (L.S.)
Robert Sherman Assignee (L.S.)
Hannah T. Baker (L.S.)
Mary C. Sampson (L.S.)
Sarah A. Cracker (L.S.)

Providence ss In Providence on the twenty eighth day of June 1876 the above named Colin C. Baker and James Baker as assignee and on the sixth day of July 1876 the above named George W. Cracker and Robert Sherman as assignee and on this seventh day of July 1876 the above named Charles F. Sampson severally personally appeared before me and severally acknowledged the foregoing instrument to be their free act and deed

James Tillinghast Jus of the Peace

Recorded July 7. 1876
at 12.5 P.m. Witness G. W. Williamson
Recorder of Deeds.

Whereas William Barston of the City and County of Providence and State of Rhode Island did on the second day of February A.D. 1874 make a deed of trust which is on record in deed book No 248 page 371 in said Providence R.I. to the subscribers with other parcels of land and real estate of the real estate hereinafter more particularly described upon condition that if the said William Barston or his heirs executors or administrators or any other person for him or them either through the exercise of the powers or any of them contained in said deed or otherwise should well and truly pay or cause to be paid on or before the second day of August A.D. 1875 all sums of money for which he was indebted or under liability said deed should be void otherwise to remain in full force

And provided further that in case default should be made in the performance of the conditions of said deed or any part thereof it should be lawful for the subscribers as trustees under said deed to sell said granted estates or any part thereof at public auction as they should deem advisable first giving notice of said sale by advertising the same at least twice a week for at least three successive weeks in some newspaper printed in the City of Providence

And whereas default has been made in the conditions of said deed and the estate hereinafter described was by the subscribers advertised in the Providence Daily Journal a newspaper printed in said City of Providence twice a week for three successive weeks next before the 27th day of June A.D. 1876 And whereas on said day said estate was sold at public auction in pursuance of said advertisement to William H. Barston of the City and County of Providence aforesaid he being the highest bidder therefor for the sum of nine thousand dollars

Now Therefore Know all men by these Presents That we J. Russell Bullock of Bristol Robert Sherman of Pawtucket and Jeremiah S. Parish of Providence all in said State of Rhode Island by virtue of the power and authority conferred on us by said deed and in accordance with the terms and conditions thereof reference to which is hereby made for greater certainty for and in consideration of the sum of nine thousand dollars to us paid by said Barston the receipt of which is hereby acknowledged have given granted bargained sold and conveyed and by these presents do hereby give grant bargain sell convey and confirm unto said Barston his heirs and assigns forever all the right title and interest that said William Barston conveyed to us by said trust deed in the following described estate in the City of Providence to wit- estate #56 Point Street consisting of a lot of land bounded southerly on said Point Street on which it measures fifty and three tenths (50 3/10) feet easterly on land of Edward Salisbury northerly on land of Thomas Cosgrove and westerly on land of Ebin Simmons and containing about four thousand seven hundred and sixty eight (4768) feet of land together with all the buildings and improvements thereon

To have and to hold the same with all the rights privileges and appurtenances thereunto belonging unto him the said William H. Barston his heirs and assigns to his and their use, benefit and behoof forever

In testimony whereof we have hereunto set our hands and seals this twenty seventh day of June A.D. 1876

Signed sealed and delivered in the presence of William H. Hall

J. R. Bullock (Seal)
Robert Sherman (Seal)
J. S. Parish (Seal)
Trustees

Providence ss Providence July 6. 1876

Then personally appeared the above named J. Russell Bullock Robert Sherman and J. S. Parish signers to the foregoing instrument and severally acknowledged the same to be their free act and deed both individually and in their capacity of Trustees

Before me Benj~ A. Lapham
Notary Public

Recorded July 7. 1876 at 2.30 P.M. Witness G. A. Williamson
Recorder of Deeds.

Whereas William Pearson of the town of North Providence County of North Providence State of Rhode Island on the thirtieth day of July A.D. 1873 executed to Hough B. Bain of the City of Providence County and State aforesaid a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of three hundred dollars bearing date of the thirtieth day of July A.D. 1873 made payable to the said Hough B. Bain or order one year after date with interest semi annually at the rate of ten per cent per annum and signed by said William Pearson and in which said mortgage were certain powers of sale on case of default in the payment of said note or the semi annual interest due thereon reference to the record of said mortgage in real estate mortgage book No 66 at page 193 of the land records of the Town of North Providence R.I. being had

And whereas default was made in the payment of the semi annual interest due on said note and such default continued for more than ten days

And whereas said Hough B. Bain advertised said mortgaged premises for sale in the Manufacturers and Farmers Journal one of the public newspapers published in the City of Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days

And whereas at the public auction held in pursuance of said advertisement on the first day of June A.D. 1876 Hough B. Bain of said City of Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of two hundred dollars

Now therefore I the said Hough B. Baine in consideration of the said sum of two hundred dollars to me paid by said Hough B. Bain the receipt of

which said sum is hereby acknowledged hereby by virtue of the power conferred upon me by said deed of mortgage grant bargain sell and convey to said Hugh B. Bain his heirs and assigns One certain lot of land situated in said City of Providence in the tenth ward (formerly North Providence) on a plat of the southerly portion of Mount Pleasant so called which plat is recorded in book of plats in the office of the Town Clerk of said North Providence being lot number two hundred and forty nine (249) in section M on said plat Reference thereto being had

To have and to hold said aforegranted premises with the privileges and appurtenances thereof to said Hugh B. Bain his heirs and assigns forever

And I the said Hugh B. Bain do hereby covenant with the said Hugh B. Bain his heirs and assigns that at the date of said sale I was the owner and holder of said mortgage and had good right to sell said premises as aforesaid and in making said sale I have fully complied with the requirements of said mortgage in relation thereto

In testimony whereof I have hereunto set my hand and seal this second day of June A.D. 1876

Signed sealed and delivered
in presence of

Hugh B. Bain (2S)

State of Rhode Island &c Providence sc In Providence this second day of June A.D. 1876 Hugh B. Bain personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

William A. Phillips
Notary Public

This is to certify that evidence was shown at the above sale that notice was served on William Pearson in writing twenty days prior to said sale that Hugh B. Bain claimed the right to bid on said mortgaged premises at the public sale of the same

John B. Fitzpatrick
Auctioneer

Recorded July 8. 1876 at 9 A.M. Witness G. A. Williamson
Recorder of Deeds.

326-79
323 407

Whereas John Dunn of Providence Rhode Island on the first day of January 1866 executed to William G. R. Mowry of said Providence Trustee of the estate of William Woodward deceased a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of nine hundred & fifty dollars bearing even date with said deed of mortgage and made by said John Dunn payable to said William G. R. Mowry Trustee or order in one year after date with interest

at the rate of seven per cent per annum payable semi annually and in which said mortgage were certain powers of sale in case of default in the payment of said note reference to said deed of mortgage being had see book No 28 page 341 of the records of mortgages of real estate in said Providence and

Whereas default was made in the payment of said note and said default continued for more than ten days and

Whereas said William G. R. Mowry Trustee as aforesaid advertised said mortgaged premises for sale at public auction in the Rhode Island Press one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the twenty ninth day of June 1876 Mary Isabella Smith wife of Joseph Smith of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for eighteen hundred dollars

Now therefore I the said William G. R. Mowry Trustee as aforesaid for and in consideration of said sum of eighteen hundred dollars to me paid by said Mary Isabella Smith the receipt whereof I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage grant bargain sell and convey to said Mary Isabella Smith her heirs and assigns forever

A certain lot of land with all the buildings and improvements thereon situated on the southerly side of Transit Street in said Providence and bounded northerly by said Street whereon it measures forty six feet more or less easterly by land of Benjamin Smith Jr. thirty six feet more or less southerly by land of John H. Ormsbee forty six feet more or less and westerly by land of said John H. Ormsbee thirty six feet more or less being lot No four hundred & eight (408) on City Assessors Plat No 16 and the same premises that Robert P. Woodward & others conveyed to said John Dunn by deed of Nov 31st 1865

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Mary Isabella Smith her heirs and assigns forever In testimony whereof I have hereunto set my hand and seal this seventh day of July eighteen hundred and seventy six

signed sealed and delivered
in presence of
George H. Burnham

Wm G. R. Mowry Trustee (2S)

State of Rhode Island &c In Providence this 8th day of July 1876 William G. R. Mowry Trustee acknowledged the aforegoing to be his free and voluntary act & deed in said capacity

Before me George H. Burnham
Justice of the Peace

Recorded July 8. 1876 at 2.40 P.M. Witness G. A. Williamson
Recorder of Deeds.

And We James Meenan and Ann Meenan his wife formerly Ann Brady in consideration of the sum of one dollar to us paid do hereby release remise and forever quit claim unto the said grantee her heirs and assigns all our right title and interest in and to the above described and granted premises the interest of said Ann Meenan being a dower interest in the said premises as wife formerly of Peter Brady

In testimony whereof we have hereunto set our hands and seals this twenty second day of June in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed sealed and delivered
in presence of
P. M. Farrington to each

James his X mark Meenan (Ls)

Ann her X mark Meenan (Ls)

State of Rhode Island &c
Providence Sc In Providence this twenty second day of June A.D. 1876
Then James Meenan personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed And thereafterwards on the same day Ann Meenan his wife being examined by me freely and apart from her said husband acknowledged the same instrument then shown and explained to her by me to be her voluntary act and that she did not wish to retract the same

P. M. Farrington Justice of the Peace

Recorded July 1. 1876 at 1.10 P.m. Witness T. A. Williamson Recorder of Deeds.

Note For deed to which above is annexed see page 342

Know all men by these Presents

That I Thomas R. Ferrall of Providence in the State of Rhode Island in consideration of three hundred dollars ($300) paid by J. B. Madell his of said Providence the receipt whereof I hereby acknowledged do hereby grant sell and transfer and deliver unto the said J. B. Madell his heirs and to the following goods and chattels namely A wooden building standing on leased land corner South Water and Dollar Street in said Providence and numbered (143) South Water Street and also all of the liquors and fixtures in building numbered one hundred and forty five (145) also all of the fixtures Bar & liquors looking glasses and So. in building now occupied by the said Thomas Ferall and owned by the said J. B. Madell Dated this third day of June A. 1876

Thomas R. Ferrall

Witness J. H. Horton
F. W. Stanwood

Recorded July 10. 1876 at 10.47 A.m. Witness T. A. Williamson Recorder of Deeds.

Know all men by these Presents

That whereas by deed recorded in the Recorders Office in the City of Providence in the State of Rhode Island in Real Estate Mortgage Book No 55 page 47 William H. Young of said Providence conveyed the land hereinafter and therein described in fee and in mortgage to the grantee therein named to secure the payment to said grantee of a certain promissory note in said deed described together with semi annual interest on said note as therein mentioned and with power to said grantee on default in the payment of said note or said semi annual interest to sell and convey said land for the payment thereof all of which by reference hereby made to said deed will more fully and at large appear And whereas default has been made in the payment of said note and such default has continued for the space of ten days and notice of the sale of said land and estate as hereinafter referred to has been after the expiration of said ten days given for twenty days by advertisement in the Mechanics and Farmers Journal one of the public newspapers printed in said City of Providence as in said deed provided and at sale of said land held on the third day of July A.D. 1876 pursuant to said notice the same was sold to Arthur H. Williams of Cranston in said State who was the highest bidder therefor in the sum of nine hundred dollars

Now therefore I Stephen H. Williams of said Cranston the grantee above referred to by virtue and in exercise of the power to me granted in and by said deed and of every other power me hereunto enabling and for and in consideration of said sum of nine hundred dollars to me paid by said Arthur H. Williams the receipt whereof is hereby acknowledged do hereby grant bargain sell and convey unto him the said Arthur H. Williams his heirs and assigns forever

That lot of land situate on Square Street in said Providence and so laid out and designated as Lot No 13 (thirteen) on a Plat of house lots on the Nathaniel Burgess Farm in Cranston surveyed and platted May 13. 1875 by Atwater & Schubarth a copy of which plat is on record in said Providence in plat book No 9 page 9 being one of the lots conveyed to said William H. Young by Albert C. Howard by deed on record in said Providence

Being the same premises described in and by the aforesaid deed

To have and to hold the same with the privileges and appurtenances thereof unto and to the use of him the said Arthur H. Williams his heirs and assigns forever In testimony whereof I have hereunto set my hand and seal this fifth day of July A.D. 1876

Signed sealed and delivered
in presence of
B. F. Brown

Stephen H. Williams (Ls)

State of Rhode Island &c Providence Sc
In Providence this 10th day of July A.D. 1876 Stephen H. Williams personally appeared

before me and acknowledged the foregoing instrument by him signed to be his free act and deed

B. F. Brown Notary Public

Recorded July 10. 1876 at 11 a.m. Witness E. A. Williamson Recorder of Deeds.

This Indenture

Made and executed this seventh day of July A.D. 1876 between Earl C. Harris of the City of Providence State of Rhode Island and Robert Thompson of South Kingstown in said State Witnesseth

Whereas the said Earl C. Harris is indebted unto divers persons in divers sums of money & is desirous of appropriating his estate & effects to & for the payment of the same Now therefore said Earl C. Harris in consideration of said debts & one dollar paid by said Robert Thompson doth by these presents grant assign bargain sell transfer set over & deliver to said Robert Thompson his heirs executors administrators & assigns all & all manner of goods chattels debts effects & other estate of what kind & nature whatsoever & wheresoever situate of which he is the lawful owner excepting only what & so much as is exempt from attachment by law To have & to hold the same unto him said Robert Thompson his heirs executors administrators and assigns forever In Trust nevertheless & for the intents & purposes following & no other after paying the expenses incident to the creation & full execution of this trust then to pay all the just debts of him said Earl C. Harris without distinction or preference which shall be exhibited & proved to said Robert Thompson within six months from the date hereof in full if sufficient if not then ratably & in proportion to said debts

Should any surplus remain after payment of all the several debts aforesaid of the said Earl C. Harris then to return said surplus to the said Earl C. Harris

And the said Robert Thompson for himself his heirs executors & administrators doth hereby covenant & agree to & with said Earl C. Harris that he said Robert Thompson doth hereby accept of said trust hereby reposed in him & that he will honestly & faithfully execute the same according to his best skill & understanding In witness whereof we have hereunto set our hands and seals the day & year first above written

Signed sealed & delivered in presence of Elisha C. Clarke

Earl C. Harris (L.S.)

Robert Thompson (L.S.)

State of Rhode Island &c
City of Providence On this 7th day of July A.D. 1876 then personally came Earl C. Harris & Robert Thompson & severally acknowledged the foregoing instrument by them severally signed to be their free & voluntary act & deed

Before me Elisha C. Clarke Notary Public

Recorded July 10. 1876 at 1.20 P.M. Witness E. A. Williamson Recorder of Deeds

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To all People to whom these Presents shall come

The Mechanics Savings Bank sends greeting Whereas Charles Jackson of Providence R.I. on the 24th January 1871 executed a deed of mortgage of certain real estate hereinafter described to the Mechanics Savings Bank a Corporation legally incorporated and established and transacting business in the City of Providence in the State of Rhode Island for the purpose of securing the payment of a negotiable promissory note for the sum of fifteen thousand dollars bearing even date with said deed of mortgage and made by said Charles Jackson payable to said Mechanics Savings Bank or order in six months from date with interest at seven per cent per annum in advance and in which said mortgage were certain powers of sale in case of default in the payment of said note as will fully appear by reference to the record of said mortgage in book No 44 page 293 of the record of mortgages of real estate in said Providence

And whereas default was made in the payment of said note

And whereas said Mechanics Savings Bank advertised the premises hereinafter described for sale in the Providence Journal one of the public newspapers printed in said Providence for three successive weeks prior to the day of sale in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the sixth day of July 1876 Eli Aylsworth of Providence R.I. being the highest bidder for the hereinafter described premises became the purchaser thereof for the sum of fifteen thousand 15.000 dollars

Now therefore the said Mechanics Savings Bank in consideration of said sum of fifteen thousand dollars to it paid by said Eli Aylsworth the receipt of which said sum is hereby acknowledged hereby by virtue of the power conferred upon it by said deed of mortgage grant bargain sell and convey to said Eli Aylsworth his heirs and assigns forever That lot of land with the buildings and improvements thereon situate on the southerly side of Power Street in said Providence and bounded easterly on land of Samuel N. Noyes and Wingate Hayes about (117) one hundred seventeen feet southerly on land of heirs of Samuel Carlisle ninety three feet more or less and on land of said Noyes and said Hayes about twenty three feet westerly on Wells Street about one hundred fifty five feet and northerly on said Power Street one hundred thirty one feet Being same estate conveyed

to Charles Jackson by his deeds one from Elizabeth P. Borrow on record in said Providence in book 77 page 387 and one from the heirs of Samuel Carlisle recorded in book 130 page 56 To have and to hold the aforegranted premises with the appurtenances thereof to said Eli Aylesworth his heirs and assigns forever

In witness whereof the said Mechanics Savings Bank by Wm Knight its Treasurer for that purpose duly authorized has hereunto set its hand and corporate seal this tenth day of July 1876

Signed sealed and delivered in presence of H. A. Harrington

Mechanics Savings Bank (Ls)
By Wm Knight Treas.

State of Rhode Island
Providence County ss In Providence this tenth day of July 1876 Then Wm Knight Treasurer personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed and the free act and deed of the Mechanics Savings Bank

H. A. Harrington
Notary Public

Recorded July 11. 1876 at 12.30 P.m. Witness J. W. Williamson
Recorder of Deeds.

To all People to whom these Presents shall come

The Mechanics Savings Bank sends greeting Whereas Charles Jackson of Providence R. I. on the third day of June 1872 executed a deed of mortgage of certain real estate hereinafter described to the Mechanics Savings Bank a corporation legally incorporated and established and transacting business in the City of Providence in the State of Rhode Island for the purpose of securing the payment of a negotiable promissory note for the sum of Fifteen thousand dollars bearing even date with said deed of mortgage and made by said Charles Jackson payable to said Mechanics Savings Bank or order in six months from date with interest at seven per cent per annum in advance and in which said mortgage were certain powers of sale in case of default in the payment of said note as will fully appear by reference to the record of said mortgage in book No 50 page 435 of the record of mortgages of real estate in said Providence

And whereas default was made in the payment of said note And whereas said Mechanics Savings Bank advertised the premises hereinafter described for sale in the Providence Journal one of the public newspapers printed in said Providence for three successive weeks prior to the day of sale in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the sixth day of July 1876 Eli Aylesworth of Providence R. I. being the highest bidder for the hereinafter described premises became the purchaser thereof for the sum of fourteen thousand (14000) dollars

Now therefore the said Mechanics Savings Bank in consideration of said sum of fourteen thousand (14000) dollars to it paid by said Eli Aylesworth the receipt of which said sum is hereby acknowledged hereby by virtue of the power conferred upon it by said deed of mortgage grant bargain sell and convey to said Eli Aylesworth his heirs and assigns forever That lot of land with the buildings and improvements thereon situate in the easterly part of said Providence at the southwest corner of Power and Benefit Streets and bounded as follows easterly on Benefit Street southerly on the estate of Wingate Hayes westerly on land of said Jackson northerly on Power Street or however bounded and contains about five thousand ft. more or less Being same premises conveyed to said Charles Jackson by deed from Samuel M. Noyes dated June 3d 1872 and recorded in book No page of the Records of Providence R. I.

To have and to hold the aforegranted premises with the appurtenances thereof to said Eli Aylesworth his heirs and assigns forever

In witness whereof the said Mechanics Savings Bank by Wm Knight its Treasurer for that purpose duly authorized has hereunto set its hand and corporate seal this tenth day of July 1876

Signed sealed and delivered in presence of H. A. Harrington

Mechanics Savings Bank (Ls)
By Wm Knight Treas.

State of Rhode Island
Providence County ss In Providence this tenth day of July 1876 Then Wm Knight Treasurer personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act & deed and the free act and deed of the Mechanics Savings Bank

H. A. Harrington
Notary Public

Recorded July 11. 1876 at 12.30 P.m. Witness J. W. Williamson
Recorder of Deeds.

We the Swan Point Cemetery Company duly incorporated in the State of Rhode Island and Providence Plantations in consideration of ten $/100 dollars unto us paid hereby grant bargain sell convey and confirm unto Henry Benches of Providence in the State of Rhode Island his heirs and assigns forever Lot number eight (8) in group number fifty (50) (18×20 feet) situated in our Cemetery Lands in the County of Providence in said State reference being had for the situation and bounds of the groups of lots to a plat of the same in our pos-

assesm drawn by Messrs Atwater & Schubarth dated July 29th 1846 and for the situation and bounds of the several lots to a book kept by me for the purpose of a more particular delineation and division of the several groups into lots

To have and to hold the same to him the said Henry Ranches and to his heirs and assigns for the sepulture of the dead forever subject to the Charter and to the By-Laws Rules and Regulations made or to be made in conformity therewith and entitled to the rights and privileges by said Charter By-Laws Rules and Regulations secured. This deed is given on condition that the grantee shall devote the premises to the specific purpose for which the Cemetery was established and to no other

In testimony whereof our common seal is hereunto affixed on the 9th day of August in the year of our Lord 1847 by our Treasurer thereunto duly authorized

In presence of

Thomas C. Hartshorn (25)
Treasurer

Recorded July 13. 1876 at 10.45 a.m. } Witness J. A. Williamson
Recorder of Deeds.

We the Swan Point Cemetery Company duly incorporated in the State of Rhode Island and Providence Plantations in consideration of ten 00/100 dollars unto us paid hereby grant bargain sell convey and confirm unto Henry Ranches of the City of Providence and State of Rhode Island his heirs and assigns forever Lot number three (3) in group number fifty (50) (18 by 20 feet) situated in our Cemetery lands in the County of Providence in said State reference being had for the situation and bounds of the groups of lots to a plat of the same in our possession drawn by Messrs Atwater & Schubarth dated July 29th 1846 and for the situation and bounds of the several lots to a book kept by us for the purpose of a more particular delineation and division of the several groups into lots

To have and to hold the same to him the said Henry Ranches and to his heirs and assigns for the sepulture of the dead forever subject to the Charter and to the By-Laws Rules and Regulations made or to be made in conformity therewith and entitled to the rights and privileges by said Charter By-Laws and Regulations secured

This deed is given on condition that the grantee shall devote the premises to the specific purpose for which the Cemetery was established and to no other

In testimony whereof our common seal is hereunto affixed on the ninth day of August in the year of our Lord 1847 by our Treasurer thereunto duly authorized

In presence of

Thomas C. Hartshorn (25)
Treasurer

Recorded July 13. 1876 at 10.45 a.m. } Witness J. A. Williamson
Recorder of Deeds.

We the Swan Point Cemetery Company duly incorporated in the State of Rhode Island and Providence Plantations in consideration of seventeen dollars unto us paid hereby grant bargain sell convey and confirm unto Henry Ranches of the City of Providence in the State of Rhode Island his heirs and assigns forever

A strip of land in group number fifty (50) next south of the two lots heretofore purchased by the said Henry Ranches measuring on the east six (6) feet and a half on the west ten (10) feet extending from one side to the other of said group and containing three hundred and forty (340) square feet to be reckoned as part of the said lots respectively situated in our Cemetery Lands in the County of Providence in said State reference being had for the situation and bounds of the groups of lots to a plat of the same in our possession drawn by Messrs Atwater & Schubarth dated July 29. 1846 and for the situation and bounds of the several lots to a book kept by us for the purpose of a more particular delineation and division of the several groups into lots

To have and to hold the same to him the said Henry Ranches and to his heirs and assigns for the sepulture of the dead forever subject to the Charter and to the By-Laws Rules and Regulations made or to be made in conformity therewith and entitled to the rights and privileges by said Charter By-Laws Rules and Regulations secured This deed is given on condition that the grantee shall devote the premises to the specific purpose for which the Cemetery was established and to no other In testimony whereof our common seal is hereunto affixed on the sixth day of May in the year of our Lord 1848 by our Treasurer thereunto duly authorized

In presence of

Thomas C. Hartshorn (25)
Treasurer

Recorded July 13. 1876 at 10.45 a.m. } Witness J. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That the Lincoln Manufacturing Company a corporation created by the General Assembly of the State of Rhode Island &c in consideration of the sums hereinafter declared and of one dollar to said Company paid by Thomas Lincoln of Providence in said State the receipt whereof is hereby acknowledged does bargain sell convey transfer and set over to said Thomas Lincoln his executors administrators and assigns All the property and rights and evidences of property of said Company including all its stock in trade and debts due to said Company and all other property whatsoever

To have and to hold the same to the said Thomas Lincoln his executors administrators and assigns In Trust to take possession of said property to collect all debts due to said Company to work up to the best advantage the unmanufact-

ened Stock and as soon as reasonably and prudently may be to sell and convert into money all said trust estate and property and from the proceeds after paying the expenses of executing this trust to pay all debts due and owing from said Company or owing from said Company and to become due and in case the proceeds shall be insufficient therefor then to pay out the same to the creditors of said Company in proportion to their demands and in case there shall be a surplus after full payment of all said debts then to pay and deliver the residue to said Company or its assigns

In witness whereof said Company has caused these presents to be signed and its corporate seal to be hereto affixed this 15th day of July A.D. 1876 by George H. Lincoln Treasurer thereof for this purpose duly authorized

Signed & sealed
in presence of
G. H. Carpenter Jr.

Lincoln Mfg Co. (25)
Geo. H. Lincoln Treas

Providence ss In Providence July 13th 1876 George H. Lincoln personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed as Treasurer and the free act and deed of the Lincoln Manufacturing Company

G. H. Carpenter Jr.
Justice of the Peace

Recorded July 13. 1876
at 3 P.m. Witness, G. W. Williamson
Recorder of Deeds.

To all Persons to whom these Presents shall come

I Nathan Greene of the City of Providence in the State of Rhode Island Send Greeting Whereas Charles Greene and Maria L. Greene his wife on the 31st day of May A.D. 1872 executed a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of four thousand ($4000) dollars bearing even date with said deed of mortgage and made by said Charles Greene payable to Mary A. Holden or order in one year after date with interest payable semi annually in advance at the rate of seven per cent per annum and in which said mortgage were certain powers of sale in case of default in the payment of said note or interest as will appear by reference to the record of said mortgage in real estate mortgage book No 56 at page 389 in the Office of the Recorder of Deeds in said Providence And whereas by a deed of transfer from Mary A. Holden to said Nathan Greene dated December 8th 1874 and recorded in real estate mortgage book 71 at page 548 in said Recorders Office the said hereinbefore recited mortgage and the premises therein described and all the said Mary A. Holdens right title and interest therein and the money secured thereby were granted assigned transferred and made over to the said Nathan Greene his heirs and assigns as by

the said deed of transfer reference thereto being had

And whereas default was made in the payment of the note and the interest due thereon and said default continued for more than ten days

And whereas said Nathan Greene advertised said premises for sale in the Providence Daily Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the seventh day of July A.D. 1876 Henry J. Hall being the highest bidder for said mortgaged premises became the purchaser thereof

Now therefore I the said Nathan Greene in consideration of the sum of four thousand ($4000) dollars to me paid by said Henry J. Hall (said sum being the amount bid by him for said mortgaged premises) the receipt of which said sum is hereby acknowledged do hereby by virtue of the power conveyed upon me by said deed of mortgage grant bargain sell and convey to said Henry J. Hall his heirs and assigns forever Six certain lots of land situate in the southerly part of the City of Providence and known and described as Lots Nos 75. 76. 77. 78. 83 and 85 on a plat of land belonging to Henry Holden when platted surveyed by S. B. Cushing 1848 on record in the office of the Recorder of Deeds in said Providence and also in the Town Clerks office of Cranston in plat book No 1 at page 19 reference to said plat on record as aforesaid being hereby had

To have and to hold the aforegranted premises with all the appurtenances thereof to said Henry J. Hall his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this seventh day of July A.D. 1876

In presence of
Wm F. Macomber

Nathan Greene (25)

State of Rhode Island ss In the City of Providence this 14th day of July A.D. 1876 Nathan Greene acknowledged the above instrument by him signed to be his free and voluntary act and deed

Before me William F. Macomber
Justice of the Peace

Recorded July 14. 1876
at 11.35 a.m. Witness G. W. Williamson
Recorder of Deeds.

To all People to whom these Presents shall come

I J. Avorn Gardiner Deputy Sheriff for the County of Providence Send Greeting Whereas an execution against Jonas R. Henry of Oakdale in the County of Worcester State of Massachusetts at the suit of Ariel K. Fletcher of Berlin in

the State of Massachusetts was by me the said J. Aborn Gardiner on the 17th day of February A.D. 1876 at 10 o'clock and 30 minutes A.M. levied on all the right title and interest which the said Jonas R. Henry had in and to the following described real estate viz. Four certain lots of land with the buildings and improvements thereon situated in Providence County of Providence in the State of Rhode Island and are laid out and designated as lots numbers thirty four (34) thirty five (35) seventy four (74) and one hundred eighty two (182) on plat of house lots No 3 belonging to Sheffield Smith of said Providence and platted May 1869 by N.B. Schubarth C.E. drawn September 1874 by S.B. Sweet and recorded in the Office of the Register of Deeds of said City of Providence in plat book 11 page 69 Being part of premises conveyed by deed recorded in book 251 at page 252 in said City of Providence

And whereas on the sixth day of July A.D. 1876 all the estate right title interest and property of the said Jonas R. Henry in the premises aforesaid on the fourth day of December A.D. 1874 at 9 o'clock A.M. were by me the said J. Aborn Gardiner Deputy Sheriff as aforesaid sold at public auction for the satisfaction of the said execution to Louis L. Angell of Johnston County of Providence and State of Rhode Island who was the highest bidder for the same for the sum of Ten thousand fifty dollars which the said Louis L. Angell has since well and truly paid me the said J. Aborn Gardiner

Now know ye that by force and virtue of the law in such case made and provided I the said J. Aborn Gardiner in consideration of the sum of money paid unto me as aforesaid do by these presents bargain sell assign and set over unto the said Louis L. Angell his heirs and assigns forever all the estate right title interest property freehold and inheritance of the said Jonas R. Henry of in and to the said premises and appurtenances at the time of the attachment thereon on the original suit to wit on the fourth day of December A.D. 1874 at 9 o'clock A.M.

To have and to hold the said premises and appurtenances to the said Louis L. Angell his heirs and assigns forever

In witness whereof I have hereunto set my hand and seal in my said capacity as Deputy Sheriff this sixth day of July A.D. 1876

Signed sealed and delivered
in presence of
Henry W. Allen

J. Aborn Gardiner (Seal)

Providence ss July 14th 1876

Then personally appeared the above named J. Aborn Gardiner and acknowledged the foregoing instrument by him signed in his said capacity as Deputy Sheriff to be his free act and deed

Before me Henry W. Allen
Justice of the Peace

Recorded July 14. 1876
at 1 P.M.

Witness E.A. Williamson
Recorder of Deeds.

To all People to whom these Presents shall come

Whereas Charles Greene of Providence R.I. on the 31st day of May 1872 executed a deed of mortgage of certain real estate hereinafter described to Benjamin B. Adams of said Providence R.I. for the purpose of securing the payment of a negotiable promissory note for the sum of three thousand dollars bearing even date with said deed of mortgage and made by said Charles Greene payable to said Benjamin B. Adams or order in one year from date with interest payable semi annually in advance at the rate of seven per cent per annum And on which said mortgage were certain powers of sale in case of default in the payment of said note as will fully appear by reference to the record of said mortgage in book No 56 page 341 of the records of mortgages of real estate in said Providence

And whereas said Benjamin B. Adams transferred and assigned said mortgage to the Mechanics Savings Bank by a transfer of the same dated 5th July 1872 and recorded in said records in book 56 page 624

And whereas default was made in the payment of said note

And whereas said Mechanics Savings Bank advertised the premises hereinafter described for sale in the Providence Journal one of the public newspapers printed in said Providence for at least twenty days prior to the day of sale in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the 7th day of July 1876 Benjamin B. Adams of Providence R.I. being the highest bidder for the hereinafter described premises became the purchaser thereof for the sum of twenty nine hundred ($2900) dollars

Now therefore the said Mechanics Savings Bank in consideration of said sum of twenty nine hundred ($2.900) dollars to it paid by said Benjamin B. Adams the receipt of which said sum is hereby acknowledged hereby by virtue of the power conferred upon it by said deed of mortgage and by said transfer therein before referred to grant bargain sell and convey to said Benjamin B. Adams his heirs and assigns forever Four certain lots of land situated in the southerly part of the City of Providence and known and described as lots numbers (91) ninety one (92) ninety two (93) ninety three and (94) ninety four "on a plat of land belonging to Henry Holden when platted surveyed by S.B. Cushing 1848" on record in the Office of Register of Deeds in said Providence and also in the Town Clerks Office of the Town of Cranston in book of plats No (1) one page 19 reference to said plat on record as aforesaid being hereby had for a further and more accurate description of the lots hereby conveyed

To have and to hold the aforegranted premises with the appurtenances thereof to said Benjamin B. Adams his heirs and assigns forever

In witness whereof the said Mechanics Savings Bank by Wm Knight its Treasurer for that purpose duly authorized has hereunto set its hand and Corporate seal this 12th day of July 1876

Signed sealed and delivered in presence of H. A. Harrington

Mechanics Savings Bank (Ls) by Wm Knight Treas

State of Rhode Island

Providence County ss In Providence this thirteenth day of July 1876 Then Wm Knight Treasurer personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed and the free act and deed of the Mechanics Savings Bank

H. A. Harrington

Notary Public

Recorded July 14. 1876 at 1.45 P.m. Witness E. A. Williamson

Recorder of Deeds.

Know all men by these Presents

That I Henry E. Barney of Providence Rhode Island for and in consideration of one dollar to me paid by Ira N. Goff of said Providence the receipt whereof I hereby acknowledge hereby grant assign transfer and set over to said Ira N. Goff his heirs and assigns the premises described in and held under a certain lease from Williams Thayer to James O. Barney dated October 22d 1846 and recorded in the land records of said Providence in deed book No 105 page 7 together with all my right title & interest in & to said lease under & by virtue of the transfer thereof from said James O. Barney dated April 3d 1851 & recorded in said records in deed book No 142 page 165 To have and to hold the same with the privileges and appurtenances thereof to said Ira N. Goff his heirs and assigns subject to the covenants and conditions of said lease.

In testimony whereof I have hereunto set my hand and seal this twenty second day of June eighteen hundred & seventy five

Signed sealed & delivered in presence of George H. Burnham

H. E. Barney (Ls)

State of Rhode Island &c

In Providence the 15th day of June 1876 Henry E. Barney acknowledged the aforegoing to be his free act & deed Before me

George H. Burnham

Justice of the Peace

Recorded July 15. 1876 at 9.20 a.m. Witness E. A. Williamson

Recorder of Deeds.

Whereas Patrick H. Delaney of North Providence County of Providence and State of Rhode Island did on the first day of October A.D. 1872 make and execute his certain deed of mortgage of certain real estate with the buildings and improvements thereon situated in Olneyville in that part of the City of Providence formerly a part of North Providence and hereinafter more fully described to Simon S. Lapham of the City of Providence in said County and State to secure the payment of a certain promissory note as more fully appears by reference to said mortgage deed recorded in book No 61 at page 351 of the record of real estate mortgages for said North Providence

And whereas said Patrick H. Delaney and Jane Delaney his wife by said mortgage deed fully authorized and empowered the said Simon S. Lapham his executors administrators and assigns to sell and convey the property described in and conveyed by said mortgage deed under the conditions and in the manner specified in the same either in the names of said Patrick H. and Jane Delaney or in the name of said Simon S. Lapham his executors administrators and assigns

And whereas the said mortgage deed was made and given on the condition that if the promissory note mentioned and described therein and the interest thereon should be paid according to the tenor thereof then said deed to be void otherwise to be and remain in full force and effect

And whereas default was made in the conditions of said deed in this the said promissory note became due and payable and remained unpaid for more than ten days from the time of the maturity thereof and before the giving of the notice of sale by advertisement hereinafter mentioned and also the interest upon said note became due and payable and remained unpaid for more than ten days from the time the same became due and payable and before the giving of the notice of sale by advertisement hereinafter mentioned

And whereas the said Simon S. Lapham did after said default had continued for more than ten days advertise the premises described in said deed for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed in the City and County of Providence for more than twenty days before the day of sale named therein

And whereas at the public auction on the premises on the fifteenth day of July A.D. 1876 at 12 o'clock M. holden in pursuance of and in accordance with said advertisement and notice of sale the said premises were purchased by said Simon S. Lapham he being the highest bidder for the same for the sum of three thousand dollars

And whereas at the time said sale took place there was in the possession of the auctioneer proper evidence that notice in writing of the mortgagees intention to bid at said sale had been given to said mortgagor more than twenty days prior to the time of said sale

Now therefore Know all men by these Presents that we said

Patrick H. Delany and Jane Delany his wife by our attorney duly authorized in and by said mortgage deed and the letter of attorney therein contained for and in consideration of the sum of three thousand dollars paid our said attorney the receipt of which is hereby acknowledged have given granted bargained sold and conveyed and by these presents do give grant bargain sell convey and confirm unto the said Simon S. Lapham his heirs and assigns forever A certain lot of land with all the buildings and improvements thereon situated on Olneyville in that part of the City of Providence recently a part of North Providence and bounded and described as follows Said lot of land is situated on the southerly side of Chaffee Street and bounds northerly on said Street on which it measures forty (40) feet westerly on a thirty foot gangway on which it measures forty (40) feet southerly by the southerly half of lot No 3 on a plat of land surveyed by Robert Wilcox July 8th A.D. 1858 on which it measures forty (40) feet and easterly on the westerly half of lot number four (4) on the said plat on which it measures forty (40) feet being the same premises described in said mortgage deed To have and to hold the same with all the rights privileges and appurtenances thereto belonging unto him the said Simon S. Lapham his heirs and assigns to his and their use benefit and behoof forever

In testimony whereof we have hereunto set our hands and seals this fifteenth day of July A.D. 1876

Signed sealed and delivered in presence of Louis L. Angell

Patrick H. Delaney (25)
Jane Delaney (25)
by our attorney Simon S. Lapham (25)

State of Rhode Island &c
Providence sc In the City of Providence this fifteenth day of July A.D. 1876 then and there personally appeared before me the within named Simon S. Lapham and acknowledged the foregoing instrument by him signed to be his free act and deed and the free act and deed of the Patrick H. Delaney and Jane Delaney

Louis L. Angell
Notary Public

Recorded July 15. 1876 at 2.50 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Henry P. Jordan of the City and County of Providence in the State of Rhode Island Trustee for Thomas Curren of said Providence in compliance with the request and direction of said Thomas Curren hereinafter written pursuant to the provisions of a certain deed of said Thomas Curren to George W. Corcher bearing date March 14th 1874 and recorded in the office of the Recorder of Deeds in said Providence in book of deeds 248 page 433 and of a further deed of said George W. Corcher Trustee to me the said Henry P. Jordan bearing date November 30. 1874 and recorded in said Recorders office in book number 251 page 265 and in consideration of the sum of one dollar to me in hand paid before the ensealing hereof by Beasey Barbour wife of John F. Barbour of said Providence the receipt whereof I do hereby acknowledge have given granted bargained sold aliened enfeoffed conveyed and confirmed and by these presents do freely fully and absolutely give grant bargain sell alienate enfeoffe convey and confirm unto the said Beasey Barbour her heirs and assigns and her successors in trust and their heirs and assigns forever

The following described lots or parcels of land situated in the City of Providence namely - Lots numbered two hundred and two (202) two hundred and three (203) two hundred and seven (207) two hundred and eight (208) on the Elmwood Nursery Plat No 2 recorded in said Recorders Office in plat book number ten (10) page nine (9)

Also Lots numbered ninety four (94) and ninety five (95) on the plat of the Potter Ice Estate recorded in said Office in book of plats number ten (10) page twenty four (24) To have and to hold the said granted and bargained premises with the appurtenances to the same belonging to the said grantee her successors in trust and her and their heirs and assigns forever to her and their own use benefit and behoof forever In special trust nevertheless to hold use occupy and improve said estate and premises as the said Thomas Curren shall from time to time direct and the same or any part of the same to lease mortgage sell dispose of or convey in such manner and for such uses and to such persons as the said Thomas Curren shall from time to time in writing direct and the proceeds of all such leases mortgages or sales to invest and hold subject to the same trusts herein declared or to pay over to said Thomas Curren for his own separate use and benefit as he the said Thomas Curren shall direct and upon the decease of the said Thomas Curren to convey said trust estate and the accumulations or proceeds thereof remaining in the hands of said trustee or her successors and however the same may be invested to such uses and purposes as the said Thomas Curren shall by his last Will and testament declare and direct or in default of such direction then to the heirs at law of said Thomas Curren to their use benefit and behoof forever free and clear of the trusts herein declared The said trustee and her successors hereby reserving to herself or themselves a reasonable compensation out of the income or proceeds of said trust estate for her and their services in the premises And in case the said trustee should decease during the lifetime of the said Thomas Curren the said Thomas Curren may appoint a successor or successors to said trustee in whom said estate and trust fund hereby invested shall immediately rest subject to the trusts herein declared and the legal representatives of said trustee shall convey the same to said successor immediately upon the appointment thereof and said trustee so appointed shall and may collect receive sue for and recover said trust estate and hold the same subject to all the trusts herein declared

And I the said grantor for myself my heirs executors and administrators do

covenant promise and grant to and with the said grantee her successors and her and their heirs and assigns that the title to the aforegranted premises hereby conveyed are a portion of the same that was conveyed to me by said deed of said George W. Butcher trustee dated November thirteenth 1874 that said premises are free from all incumbrances done or suffered by me that might in any manner make void this presend deed

Furthermore I the said grantor for myself my heirs executors and administrators do covenant and engage forever to warrant secure and defend the above demised premises to the said grantee her successors in trust and her and their heirs and assigns against the lawful claims and demands of all persons claiming the same by through or under me In testimony whereof I have hereunto set my hand and seal this seventeenth day of July eighteen hundred seventy six (1876)

Signed sealed and delivered in presence of Wm W. Rockard

Henry P. Jordan (Seal) Trustee

State of Rhode Island &c Providence sc In Providence this seventeenth day of July A.D. 1876 then Henry P. Jordan Trustee personally appeared before me and acknowledged the foregoing instrument by him signed in his said capacity to be his free and voluntary act and deed

Wm W Rockard Notary Public

Providence July 17th 1876 I hereby request and direct the said Henry P. Jordan Trustee to make execute and deliver the deed aforewritten for the uses and purposes therein expressed

Witness Wm W. Rockard

Thomas his X mark Curren (Seal)

Recorded July 17. 1876 at 10.30 a.m. } Witness G. A. Williamson

Recorder of Deeds.

No. 1913 Providence July 17th 1874

Sold this day to J. H. Gorton One _____ organ No 39988 in house No 47 Carpenter St City for one hundred dollars

Received payment in full of all demands which I affirm to be my property and lawfully possessed

$100

J. F. Cadwell

Witness C. A. Gorton

Recorded July 18. 1876 at 11.45. a.m. } Witness G. A. Williamson

Recorder of Deeds.

Providence May 1st 1876

Mrs. C. S. Livesey bought of C. F. Allen One black mare for $200

Received pay in full

C. F. Allen

Henry R. Kenyon

Providence May 20th 1876

Mrs. C. S. Livesey bought of C. F. Allen One Chestnut horse and harness for $150.00

Received pay in full

C. F. Allen

Henry R. Kenyon

Recorded July 18. 1876 at 3. P.M. } Witness G. A. Williamson

Recorder of Deeds

Know all men by these Presents

That I John B. Thurston of the City and County of Providence and State of Rhode Island in consideration of the trusts hereinafter created and of the sum of one dollar to me paid by William B. Beach of said City County and State (the receipt whereof is hereby acknowledged) do hereby give grant bargain sell assign convey and deliver unto the said William B. Beach his heirs all and singular the property and estate both real and personal goods and chattels merchandise debts and sums of money due owing or belonging unto me and all securities taken and obtained for the same and all books of account and evidences of debt held and owned by me excepting only what is exempt from attachment by law

To have and to hold the same with the appurtenances to the said William B. Beach his heirs executors administrators and assigns upon the special trusts nevertheless that the said William B. Beach shall forthwith take possession of the assigned premises and within such convenient time as to him shall seem meet by public or private sale for the best price that can be obtained shall convert the same into money and as soon as possible collect all and singular the debts and sums of money aforesaid and after deducting the costs and charges of making and executing the trusts hereby created and retaining a suitable compensation for his services as trustee shall pay and apply the money arising therefrom in manner following That is to say First the said William B. Beach shall pay in full if such money be sufficient and if not then ratably and in proportion to their respective demands the claims of all my creditors who shall execute and deliver to the said William B. Beach within ninety days from the date hereof a full and complete discharge of their said claims against me the said John B. Thurston

Secondly the said Trustee shall pay over to me my executors administrators or assigns the surplus if any remaining after paying the claims aforesaid. And I the said John B. Thurston do hereby constitute and appoint the said William B. Beach my true and lawful attorney irrevocable in my name or otherwise and upon and for the trusts aforesaid to ask demand recover and receive of and from any and all persons all and singular the goods and chattels lands and tenements merchandise sums of money and demands due owing or belonging to me the said John B. Thurston and due acquittances and discharges to make execute and acknowledge to sue prosecute and implead for the same and to compound and agree for all or any part thereof and upon such composition or agreement to make due acquittances and releases hereby giving unto my said attorney full power and lawful authority in the premises to do all things proper and necessary to be done for the full and complete execution of the trusts aforesaid. In witness whereof I have hereunto set my hand and seal this 19th day of July A.D. 1876

Signed sealed and delivered in presence of George J. Broom

John B. Thurston (L.S.)

State of Rhode Island County of Providence ss

In Providence this 19th day of July A.D. 1876 before me personally appeared John B. Thurston and acknowledged the foregoing instrument by him signed to be his free voluntary act and deed

Before me George J. Broom Notary Public

Recorded July 19. 1876 at 2.10 P.M. Witness G. A. Williamson Recorder of Deeds.

Know all men

That I Elisha J. Allen of the City and County of Providence and State of Rhode Island in consideration of one dollar to me paid by Dutee Arnold of Warwick County of Kent and State aforesaid and of the uses purposes and trusts hereinafter mentioned and created do grant bargain sell assign and convey unto said Dutee Arnold his heirs executors administrators and assigns (with the exception of that which is exempt from attachment by law) all my property and estate of every name nature and kind and wherever the same may be situated together with all my evidences thereof and securities therefor and including all sums of money due or owing to or belonging to me and all my books of account and papers relating to the same

To have and to hold the same with the appurtenances to him said Dutee Arnold his heirs executors administrators and assigns forever

But upon the special trust nevertheless that the said Dutee Arnold shall

forthwith take possession and seizen of the same and within such reasonable time and manner as he shall deem to be best for the interest of my creditors either by public auction or private sale for cash or credit convert all of said property that is of a saleable nature into money And shall as soon as possible collect all sums of money due or owing to me in full if possible and if not he shall compromise the same on such terms as he may deem best for the interest of my creditors From the proceeds of such sales and collections he shall first pay the expense of making and executing this deed of assignment and shall pay himself a reasonable compensation for his services and all the necessary and reasonable expenses by him incurred in executing the trusts herein created The surplus remaining he shall apply to the payment and discharge of the debts owing from me for personal labor and services to persons employed by me in and about my business said debts being of small amounts The surplus remaining he shall apply in full if sufficient and if not pro rata to the payment and discharge of all other claims and demands against me and the balance remaining he shall pay over to me or to such person as I shall in writing appoint

And I the said Elisha J. Allen do hereby constitute and appoint the said Dutee Arnold my true and lawful attorney irrevocable with power of substitution in my name or in his name or otherwise as the case may require to do all such acts matters and things in the premises as the said Dutee Arnold or his substitutes shall deem for the best interests of my creditors and for the execution of the trusts uses and purposes herein created as fully and effectually as I could do the same had not this assignment been made And I the said Dutee Arnold do hereby accept the preceding deed of assignment and do covenant to and with the said Elisha J. Allen his executors administrators and assigns that I will faithfully execute the uses trusts and purposes therein created

In testimony whereof we have hereto set our hands and seals this twenty first day of July A.D. 1876

Signed sealed and delivered in presence of (the changes upon page two in lines 8. 9. 10 & 11 from bottom having been made previous to execution) Louis L. Angell

Elisha J. Allen (L.S.)

Dutee Arnold (L.S.)

State of Rhode Island Providence ss

In the City of Providence this twenty first day of July A.D. 1876 personally appeared before me the within named Elisha J. Allen and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Louis L. Angell Notary Public

Recorded July 21. 1876 at 11.15 a.m. Witness G. A. Williamson Recorder of Deeds.

Know all men by these Presents

That I David Hunt of the City and County of Providence in the State of Rhode Island for and in consideration of the sum of one dollar to me paid by Joshua Hunt of said City and of the uses purposes and trusts hereinafter mentioned and created do grant bargain sell assign and convey unto the said Joshua Hunt his heirs executors administrators and assigns all my goods and chattels merchandize rights and credits and every and all sums of money due or owing to me with the evidences thereof and the securities to me in anywise belonging and all my other estate of every name and nature and wherever situate except what is exempt from attachment by law

To have and to hold the same with the appurtenances to him the said Joshua Hunt his heirs executors administrators and assigns forever but upon the special trust nevertheless that the said Joshua shall forthwith take possession and seizure of said property and the premises under my lease and control and within such time as shall seem to him to be for the best interest of my creditors shall by public auction or private sale for cash or for or on credit for the best prices that can be obtained convert all the property and estate of a saleable nature before named into money and as soon as possible shall collect all the debts and sums of money aforesaid and after deducting the reasonable expenses of making and executing this deed of assignment and of executing the trusts herein created the said Joshua Hunt shall appropriate the moneys arising therefrom in manner following viz The said Joshua Hunt shall with said moneys so obtained pay and discharge in full if sufficient and if not then pro rata all just debts due or to become due to my creditors Provided however that such of my creditors as shall not within four months from the date hereof make and execute a release of all their claims and demands against me shall not be entitled to receive any dividend or benefit under this assignment but the dividends of such creditors shall be paid over to me my executors or administrators or such person or persons as I shall in writing appoint And I the said David Hunt do hereby constitute and appoint the said Joshua Hunt my true and lawful attorney irrevocable with power of substitution in my name or in his name or otherwise as the case may require to do all such acts matters and things in the premises as the said Joshua or his substitute shall deem necessary for the best interests of my creditors and for the execution of the trusts uses and purposes herein created as fully and effectually as I could do the same had not this assignment been made

And I the said Joshua Hunt hereby accept the preceding deed of assignment and do covenant to and with the said David Hunt his executors administrators and assigns that I will faithfully execute the uses and trusts and purposes herein created In testimony whereof we have hereunto set our hands and seals this twenty first day of July A.D. 1876

Signed sealed and delivered in presence of

David Hunt (Seal)

Joshua Hunt (Seal)

Recorded July 21. 1876 at 12.25 P.M. } Witness J. M. Williamson

Recorder of Deeds.

Know all men by these Presents

That I Frederick L. Gould of Providence in the County of Providence and State of Rhode Island for and in consideration of one dollar to me paid by B. B. Hammond of said Providence the receipt whereof is hereby acknowledged and in further consideration of the trusts hereinafter created do by these presents bargain sell assign set over transfer and deliver unto him the said Hammond all the stock of meats fixtures tools canned fruits and all other personal property belonging to me now situated in market number 234 Benefit Street in said City of Providence also all book accounts due me & books of account also all my horses carriages wagons harness and all other property real and personal belonging to me wherever and however situated not exempt by law In trust nevertheless and for the following purposes - The said Hammond shall take immediate possession of said assigned property and assets and convert the same into money as soon as he conveniently can either at private sale or at public auction in such manner and at such time or times as he may deem best for the interests of my creditors I hereby giving him my full power to give all deeds and other necessary papers to vest perfect title in the purchaser or purchasers in his own name as assignee or in my name and on sale thereof at public auction to adjourn said sale from time to time as he may deem best And after paying all expenses incident to the creation of these trusts and the carrying out of the same and reserving a reasonable compensation for his services he the said Hammond shall with the proceeds remaining in his hands First pay in full if sufficient the just claims of all my creditors who shall within two months from the date hereof execute and deliver to him the said Hammond a full discharge and release of their respective claims against me and if not sufficient to pay said claims so as aforesaid released in full then ratably and in proportion to said claims Second should the proceeds of the sales of said assigned property by my said assignee prove sufficient to pay my said creditors who shall have released their claims against me in full and still leave a surplus in the hands of my said assignee he shall pay such balance or surplus or so much thereof as may be necessary to the rest of my creditors in payment of their respective claims against me in full if sufficient if not

sufficient then suitably and in proportion to their respective claims

And for the better execution of these presents and of the trusts hereby reposed I the said Frederick L. Gould do hereby make constitute and appoint the said B. B. Hammond my true and lawful attorney irrevocable with full power to do and cause to be done all things necessary in the premises as fully and completely as I the said Gould might or could have lawfully done had not these presents been executed hereby ratifying and confirming all matters and things my said attorney may or shall lawfully do or cause to be done by virtue hereof

In witness whereof I have hereunto set my hand and seal this twenty first day of July A.D. 1876

Executed in presence of E. D. Bassett

Frederick L. Gould (Ls)

And I the said B. B. Hammond in consideration of the above do hereby accept said trust and covenant to and with the said Frederick L. Gould that I will honestly and faithfully execute the same according to my best skill and knowledge

Witness my hand and seal this 21st day of July A.D. 1876

Witness E. D. Bassett

B. B. Hammond (Ls)

State of Rhode Island &c Providence ſc In Providence this twenty first day of July A.D. 1876 then personally appeared the aforenamed Frederick L. Gould and acknowledged the above instrument by him signed to be his free and voluntary act and deed

Before me Edward D. Bassett
Notary Public

Recorded July 21. 1876 at 3 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all Men by these Presents.

That I Joseph Schwarz of Pawtucket R I assignee of Fred Hartman in my capacity of assignee. In consideration of one dollar to me paid by

Fred Hartman of Providence R I.

The receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Fred Hartman the following goods and chattels namely. All the goods and chattels and property of every kind and nature that was conveyed to me by Deed of Assignment from said Fred Hartman except what has been sold by me as assignee in the the usual course of

trade together with all the property that has been purchased by me since the assignment in my capacity of assignee except what has been sold in the usual course of trade.

To have and to hold all and singular the said goods and chattels to the said Fred Hartman and his executors administrators and assigns to their own use and behof forever. And I hereby covenant with the grantee that I in my capacity of assignee am the lawful owner of the said goods and chattels that they are free from all encumbrance. That I in my capacity of assignee have good right to sell the same as aforesaid. and that I in my said capacity will warrant and defend the same against the lawful claims and demands of all persons.

In witness whereof I the said Joseph Schwarz in my capacity of assignee of Fred Hartman have hereunto set my hand and seal this nineteenth day of July in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Stephen Essex

Joseph Schwarz (Ls)

Recorded July 22d 1876 at 10.30 A.M.

Witness G. A. Williamson
Recorder of Deeds.

Whereas James McCann of the city and County of Providence and State of Rhode Island in the twenty ninth day of October 1875 executed to Mary Hebden wife of John Hebden of said Providence a deed of mortage of certain real estate hereinafter described for the purpose of securing the payment of a certain negotiable promissory note for the sum of nine hundred sixty six dollars bearing even date with said deed of mortage and made payable to said Mary Hebden in one year after date with interest semi-annually at Seven per cent per annum. Signed by said James McCann and in which said mortage were certain powers of sale in case of default in the

payment of said note and interest as aforesaid as will more fully appear by reference to the record of said mortage in real estate mortage book No 78 page 95 of records of said Providence. And whereas said John and Mary Hebden by deed of transfer conveyed to William R. Wilbur all the right title and interest of the said Mary Hebden in said mortage deed the Estate therein described and the note thereby secured and did nominate and substitute said William R. Wilbur the attorney of said James McCann. And whereas default was made in the payment of the interest on said note and said default continued for more than ten days And whereas said William R Wilbur by virtue of said deed of transfer dated Dec 7 1875 recorded in the records of said Providence Book 78 page 493. Sold said premises at public auction First giving twenty days notice of said sale after the expiration of said ten days by advertisement in the Manufacturers and Farmers Journal (a public newspaper printed in said Providence) On the seventeenth day July 1876 to said William R Wilbur for the sum of seven hundred dollars he being the highest bidder therefor and notice having been given to said McCann as by law required that the said Wilbur should claim the right to bid and become the purchaser of said premises at said sale and the Auctioneer having evidence of said notice at the time of sale. Now therefore I the said James McCann in consideration of the said sum of seven hundred dollars to me paid by said William R Wilbur do hereby give bargain sell and convey unto said William R Wilbur his heirs and assigns forever all the right title and interest which I had on said 29th day of October 1875 in and to Four certain lots of land with all the improvements thereon situated in said Providence (Tenth Ward) laid out and described as lots numbers 161 (one hundred sixty one) 162 (one hundred sixty two) 163 (one hundred sixty three) and 164 (one hundred sixty four) on a plat of the southerly portion of Mount Pleasant as platted April 1860 by Charles E. Paine - reference to said plat being had To have and to hold said afore-granted premises with the privileges thereto belonging to said William R Wilbur his heirs and assigns forever. In testimony whereof I have hereunto set my hand and seal this 22d day of July 1876

James McCann (Seal)
by William R Wilbur Atty

Providence Sc In Johnston this 22d day of July 1876 then personally appeared before me William R Wilbur and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed of said James McCann.

Horace Clarke
Notary Public.

Recorded July 22d 1876
at 11.58 A. M. Witness G. A. Williamson
Recorder of Deeds.

Know all Men by these presents.

That We Homer M. Daggett Jr of Attleboro Bristol County and Commonwealth of Massachusetts and Albion H. Watkins also of Attleboro Bristol County Massachusetts in consideration of Four hundred dollars paid by Sumner E Capron also of Attleboro County of Bristol and Commonwealth of Massachusetts. the receipt whereof is hereby acknowledged do hereby give grant bargain sell and convey unto the said Sumner E Capron his Heirs and Assigns One certain lot of land with all the buildings and improvements thereon situate on the westerly side of Eisvald Street in the City and County of Providence State of Rhode Island and is laid out as lot Number five hundred and seventeen (517) upon the Plat of house lots formerly belonging to Theodore G. Eisvald platted by A. B. Schubarth in 1870 which said plat is recorded in the office of the recorder of Deeds in Book No 7 page 32 being the same premises conveyed to us by Deed dated March 1876 from John Moore.

To have and to hold the granted premises with all the privileges and appurtenances thereto belonging to the said Sumner E Capron and his heirs and assigns to their own use and behoof forever. And we do hereby for ourselves and our heirs executors and administrators covenant with the said grantee and his heirs and assigns that we are lawfully seized in fee simple of the granted premises that they are free from all incumbrances except the mortage of thirteen hundred dollars as above mentioned That we have good right to sell and convey the same as aforesaid and that we will and our heirs

executors and administrators shall warrant and defend the same to the said grantee and his heirs and assigns forever against the lawful claims and demands of all persons.
And for the consideration aforesaid We C. F. Daggett and Mary R Watkins respective wife of the aforesaid Daggett & Watkins do hereby release unto the said grantee and his heirs and assigns all right of or to both Dower and Homestead in the granted premises. In witness whereof we the said Homer M. Daggett Jr Clara J. Daggett his wife and Albion H. Watkins and Mary R Watkins his wife have hereunto set our hands and seals this twenty fourth day of March in the year one thousand eight hundred and seventy six

Homer M. Daggett Jr (Ls)
Clara J. C. Daggett (Ls)
Albion H. Watkins (Ls)
Mary R. Watkins (Ls)

Signed sealed and delived
in presence of
Elias M Jencks
Witness to all first three signatures
opposite
M. J. Capron

State of Rhode Island Providence Sc ss Providence April 1st 1876
Then personally appeared the above named Homer M. Daggett & Albion H. Watkins and acknowledged the foregoing instrument to be their free act and deed before me-

Elias M Jencks
Justice of the Peace

Recorded July 24th 1876)
at 1.30 p.m. Witness H. A. Williamson
Recorder of Deeds.

To all whom these presents shall come.

I Erastus A. Steere of the City of Providence and State of Rhode Island - Send Greeting
Whereas Joseph T Snow of the City and County of Providence and State of Rhode Island on the ninth day of June A. D. 1873 executed to me Erastus A. Steere of said City and County of Providence and State aforesaid. A Deed of Mortgage of a certain Real Estate hereinafter described for the purpose of securing the payment of a certain negotiable promissory note for the sum of six hundred dollars and bearing even date with said

Mortage Deed and made payable to the said Erastus A. Steere or order in one year from date with interest payable semiannually. And in which said Mortgage Deed were certain powers of sale in case of default in the payment of said note or of the semiannual interest due thereon as will more fully appear by reference to the record of said Mortgage Deed in Real Estate Mortage Book No 61 page 271 in the Land Record Office of said City of Providence And whereas default was made in the payment of said note and the interest due thereon and said default continued for more than ten days And whereas the said Erastus A. Steere advertised said mortgaged premises for sale by Public Auction in the Manufacturers & Farmers Journal one of the public newspapers printed in said City of Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days. And whereas at the Public Auction held in pursuance of said advertisement on the nineteenth day of July Eighteen Hundred and Seventy Six George F. Boyden of said City of Providence being the highest bidder for the hereinafter described mortgaged premises became the purchaser thereof for Three Hundred Dollars the same being sold subject to a prior mortgage to the said Steere and subject to the tax due the City of Providence which is to be part of the consideration hereof. Now therefore I the said E. A. Steere for and in consideration of Three Hundred Dollars to me paid by said George F Boyden the receipt of which is hereby acknowledged do hereby by virtue of powers confered upon me by the said Deed of Mortgage do give grant bargain sell and convey to the said George F Boyden his heirs and assigns subject to the claims aforesaid. One certain lot of land with all the improvements thereon situated in the westerly part of said Providence in county and state aforesaid and is laid out and described as lot Number sixty two (62) on the Training Ground Plat so called surveyed and drawn by Cushing and De Witt A. D. 1868 and said plat is recorded in the Land Record Office of said Providence in Book of Plats Number 8 page number 23. reference to said Plat there being had for a full description of said lot of land. To have and to hold the afore-granted premises with all the privileges and appurtenances there-

of to the said George F Boyden his heirs and assigns forever subject to the claims aforesaid.
In witness whereof I have hereunto set my hand and seal this 21st day of July A. D. Eighteen Hundred & Seventy Six 1876.

Erastus N. Steere (ls)

Signed sealed and delivered in presence of
E. Ide Ham.

State of Rhode Island &c Providence Sc.

In Providence this 21st day of July A. D. 1876 then Erastus N. Steere personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

E. Ide Ham
Justice of the Peace.

Recorded July 24th 1876 at 1.50 p.m. Witness G. A. Williamson
Recorder of Deeds.

Know all Men by these Presents.

I George F. Long of New Bedford in the County of Bristol and Commonwealth of Massachusetts have constituted ordained and made and in my stead and place put and by these presents do constitute ordain and make and in my stead and place put Pardon Devoll of the said New Bedford to be my true sufficient and lawful Attorney for me and in my name and stead to have the care and management of my property and business during my absence to procure insurance on my property and to sign premium notes for the same to demand exact and receive my debts due me. To prosecute any suits for the recovery of any debts on the protection of my property. Also to sell and convey any Real Estate belonging to me. And to execute all needful Deeds of conveyance of the same. Giving and hereby granting unto my said Attorney full power and authority in and about the premises and to use all due means course and process in the law for the full effectual and complete execution of the business aforedescribed and in my name to make and execute due acquittance and discharge and for the premises to appear

and the person of me the constituent to represent before any governor judges justices officers and ministers of the law whatsoever in any court or courts of judicature and there on my behalf to answer defend and reply unto all actions causes matters and things whatsoever relating to the premises. Also to submit any matter in dispute respecting the premises to arbitration or otherwise with full power to make and substitute for the purposes aforesaid one or more attorneys under my said Attorney and the same again at pleasure to revoke. And generally to say do act transact determine accomplish and finish all matters and things whatsoever relating to the premises as fully amply and effectually to all intents and purposes as I the said constituent if present ought or might personally although the matter might require more special authority than is herein comprised & the said constituent ratifying allowing and holding firm and valid all and whatsoever my said Attorney or his substitutes shall lawfully do or cause to be done in and about the premises by virtue of these presents. In witness whereof I have hereunto set my hand and seal this twenty fifth day of September in the year of our Lord one thousand eight hundred and seventy one.

Signed sealed and delivered in presence of
Oliver Prescott.

George F Long. (ls)

Bristol ss September 25th 1871 Then personally appeared the above named George Long and acknowledged the above instrument by him so described to be his free act & deed.

Before me
Oliver Prescott
Justice of the Peace.

Recorded July 25th 1876 at 1.46 p.m. Witness, G. A. Williamson
Recorder of Deeds.

This Indenture

Made this twenty sixth day of July in the year 1876 between James K. Kearney of Providence in the County of Providence and State of Rhode Island of the first part and Charles H. Page of Scituate in the

County of Providence & State of Rhode Island of the second part Witnesseth Whereas the said James K. Kamney is justly indebted in sundry large sums of money and is unable to pay and discharge the same with punctuality and in full and he is desirous of making a fair and equitable distribution of his property and effects among his creditors

Now therefore this Indenture witnesseth that the said James K. Kamney in consideration of the premises and of the sum of one dollar to him in hand paid by the party of the second part the receipt whereof is hereby acknowledged have granted bargained sold assigned transferred and set over and by these presents does grant bargain and sell assign transfer and set over unto the said party of the second part his heirs and assigns forever all and singular his lands tenements and real estate and all his goods chattels effects and things in action of every name nature and description of which he is now lawfully possessed and to which he may be entitled saving and excepting only such articles and effects as are exempt by law from seizure and sale under execution except debts secured by bills of exchange or negotiable promisory notes to have and to hold the same unto the said party of the second part his heirs and legal representatives In trust however and upon the following uses and trusts that is to say The said party of the second part shall take immediate possession of all property and effects hereby assigned and as fast as he can reasonably can he shall sell and dispose of the same and convert the same into money either at public or private sale in his discretion and with the proceeds thereof shall first pay and discharge all the reasonable costs charges and expenses of and incident to the preparation of these presents and the execution of the trusts hereby created including a reasonable compensation to the said Charles H. Page and his successors for the time being under this instrument for services and counsel fees in and about the execution of said trusts and all rents taxes assessments and other charges and expenses that may be or become necessary to keep and protect from sacrifice the assigned property and onto the residue the said party of the second part shall

First pay and discharge in full the several and respective debts bonds notes and sums of money due or to grow due from the party of the first part and if the assigned effects are insufficient to pay all such sums in full then to pay the same pro rata as far as said assigned effects will go

Second By and with the residue and remainder of the said net proceeds and avails if any there shall be the said party of the second part shall pay and discharge all the other debts dues and liabilities of the said party of the first part provided such remainder shall be sufficient for that purpose and if insufficient then to apply the same pro rata so far as the same will go

Lastly The said party of the second part shall return the surplus of the said net proceeds and avails if any there shall be to the party of the first part his executors administrators or assigns

And for the better execution of these presents and of the trusts hereby reposed the said party of the first part hereby makes constitutes and appoints the party of the second part his true and lawful attorney irrevocable with full power and authority to do and

transact all matters and things necessary in the premises as fully and completely as the said party of the first part might or could do were these presents not executed and attorneys one or more under him to make constitute and appoint with full power of substitution and revocation hereby ratifying and confirming all matters and things whatsoever that his said attorney shall lawfully do or cause to be done in the premises

And the said Charles H. Page hereby accepts this assignment and the trusts thereby reposed and covenants with the party of the first part and with each and every creditor of the party of the first part to execute the same according to the best of his knowledge and ability

In testimony of all which the parties hereunto set their hands and seals the day and year above written

Hilton H. Shattuck
witness

James K. Kamney (Seal)

Charles H. Page (Seal)

State of Rhode Island
Providence ss In Providence this twenty sixth day of July A.D. 1876 then James K. Kamney personally appeared and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me Hilton H. Shattuck
Justice of the Peace

Recorded July 26. 1876
at 11.15 A.M. Witness G. A. Williamson
Recorder of Deeds

Know all men by these Presents

That I Hebron V. Matthews of the City and County of Providence State of Rhode Island in consideration of one dollar paid by Charles A. Stoddard of said City and County & State the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Charles A. Stoddard the following goods and chattels namely All my stock tools & fixtures in the shop of said Hebron V. Matthews in said City of Providence Also all of my household goods & effects in said City of Providence

To have and to hold all and singular the said goods and chattels to the said Charles A. Stoddard and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all incumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said Hebron V. Matthews hereunto set my

hand and seal this 1st day of January in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Hebron V. Matthews (25)
Edward Tinson Colin C. Baker 3d

Recorded July 26. 1876 at 2.55 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Charles A. Stoddard of the City of Providence County of Providence State of Rhode Island in consideration of one dollar paid by Adeline F. Matthews of said City County and State the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said the following goods and chattels namely All the stock tools and fixtures in the shop of Hebron V. Matthews in said City of Providence Also all my right and title in the household goods of the said Hebron V. Matthews

To have and to hold all and singular the said goods and chattels to the said Adeline F. Matthews and her executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all incumbrance that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons In witness whereof I the said Charles A. Stoddard hereunto set my hand and seal this 1st day of January in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Charles A. Stoddard (25)
Edward Tinson Colin C. Baker 3d

Recorded July 26. 1876 at 3 P.M. Witness G. A. Williamson
Recorder of Deeds.

We Eli Aylsworth and George H. Brown both of the City and County of Providence and State of Rhode Island Trustee under that trust deed made by William Butler dated December (30th) thirtieth A.D. 1873 and recorded in deed book 244 page 146 of the Records of Deeds of said City of Providence by virtue and in exercising the powers in this behalf in us vested by and under said trust deed and of every other power of and in us hereunto enabling and for and in consideration of the sum of twenty five hundred sixty seven 100 dollars it being the amount for which

the hereinafter described premises were sold at public auction on July 1. 1876. 5706 sq ft @ 45¢ pr sq ft to us paid by Albert A. Sack of said City and County of Providence and State of Rhode Island the receipt whereof we do hereby acknowledge have remised released and forever quitclaimed and by these presents do remise release and forever quitclaim unto the said Albert A. Sack his heirs and assigns forever all the right title interest property claim and demand which we now have or of right ought to have or claim in and to. A certain lot of land situate on the northerly side of Lincoln Street between Park and Francis Streets in said City of Providence fronting about ninety feet on Lincoln Street and containing fifty seven hundred six (5706) square feet and is laid out as lot number twenty eight (28) upon a plat of part of the Gov. Francis land surveyed and platted by N. B. Schubarth and recorded in book of plats No 4 page 48

To have and to hold the same with all the rights privileges and appurtenances thereof or thereunto appertaining to the said Albert A. Sack his heirs and assigns forever And we the aforenamed Eli Aylsworth and George H. Brown Trustees for ourselves and for our heirs executors and administrators do covenant with the said Albert A. Sack his heirs and assigns that we will warrant and defend the aforedescribed premises to the said Albert A. Sack his heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under us. In testimony whereof we have hereunto set our hands and seals this eighth day of July in the year of our Lord one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Eli Aylsworth (25) Trustees
Cornelius C. Plummer Geo. H. Brown (25)

State of Rhode Island Providence ss In Providence this 8th day of July A.D. 1876 personally appeared Eli Aylsworth and George H. Brown and acknowledged the aforegoing instrument by them signed to be their free & voluntary act & deed

Before me Cornelius C. Plummer
Notary Public

Recorded July 27. 1876 at 10.40 a.m. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas by deed recorded in the Office of the Recorder of Deeds in the City of Providence State of Rhode Island in real estate mortgage book No 71 at page (one) John S. Kenyon and Susan B. Kenyon his wife of said City conveyed the premises hereinafter described in fee and in mortgage to John Guiness to secure the payment

of a certain negotiable promissory note for the sum of two thousand one hundred ($2100) dollars bearing even date with said deed of mortgage and made by said John S. Kenyon payable to John Guinness or order in two years after date with interest at the rate of eight per cent per annum payable semi annually in advance until said principal sum is paid whether at or after maturity and all instalments of interest narrear whether before or after maturity to bear interest at the rate aforesaid and in which said mortgage were certain powers of sale in case of default in the payment of said note or interest as will more fully appear by reference to the record of said mortgage

And whereas by a deed of transfer from John Guinness to Henry M. Angell Willard H. Lansing and Mathew W. Ingraham copartners and doing business as Angell & Lansing dated March 23rd 1875 and recorded in real estate mortgage book No 71 at page 521 the said hereinbefore recited mortgage and the premises therein described and all the said John Guinness right title and interest therein and the money secured thereby were granted assigned transferred and made over to the said Angell and Lansing their executors administrators and assigns as by the said deed of transfer reference whereunto is hereby had will more fully and at large appear. And whereas said Willard H. Lansing by his deed dated March 4th 1875 and recorded in said Recorders Office in deed book No 245 at page 449 released all his right title in and to said mortgage and in and to the note and debt thereby secured and the land therein conveyed to said Henry M. Angell and Mathew W. Ingraham they (the last two named) then doing business under the name of Angell & Lansing as a new firm but now doing business under the firm name of Henry M. Angell & Co all of which so far as said deeds are concerned by reference hereby made to said deeds will more fully and at large appear

And whereas default has been made in the payment of the interest due on said note and such default has continued for the space of ten days and notice of the sale of said land as hereinafter referred to has been after the expiration of said ten days given for twenty days by advertisement in the Rhode Island Country Journal one of the public newspapers printed in said City of Providence as in said mortgage deed provided And at the sale of said premises at public auction (said sale having been twice adjourned) held finally and pursuant to such notices on the 21st day of July A.D. 1876 on the premises the same were sold to Harry M Brown who was the highest therefor became the purchaser thereof

Now therefore we the said Henry M. Angell and Mathew W. Ingraham by virtue and in exercise of the power to us granted in and by said deed and said release and of every other power hereunto enabling us for and in consideration of the sum of one thousand ($1000) dollars to us paid by said Harry M. Brown (said sum being the amount bid by him for said mortgaged premises over and above a prior mortgage which is now on said premises for the sum of twenty nine hundred ($2900) dollars the receipt of which said sum is hereby acknowledged do hereby by virtue of the powers conferred upon us by said deed of mortgage and transfer grant bargain sell and convey to said Harry M.

Brown his heirs and assigns forever One certain lot of land with all the buildings and improvements thereon situated on the southerly side of Westfield Street in said City of Providence and laid out and described as lot No 177 on a plat of an estate belonging to Daniel Field surveyed and platted Sept 26th A.D. 1845 by Almy and Schubarth which said plat is recorded in the records of said Providence in Plat Book No 3 at page 72. Said lot measures forty (40) feet on said Street and holding that width extends back ninety five (95) feet

To have and to hold the aforegranted premises with all the appurtenances thereof subject to the aforedescribed mortgage to said Harry M. Brown his heirs and assigns forever

In testimony whereof we have hereunto set our hands and seals this 27th day of July A.D. 1876

In presence of
Wm H. Macomber
as to both signatures

Henry M. Angell (25)

Matthew W. Ingraham (25)

State of Rhode Island &c County of Providence ss In the City of Providence this 27th day of July A.D. 1876 Henry M. Angell and Mathew W. Ingraham severally acknowledged the above instrument by them signed to be their free and voluntary act and deed

Before me Wm H. Macomber
Justice of the Peace

Recorded July 27. 1876
at 4.10 P.M. Witness E. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I John H. Steines Administrator of the estate of George S. Brown deceased mortgagee named in a certain deed of mortgage made and executed by Dennis Jones of the City of Providence County of Providence State of Rhode Island &c dated March 1st A.D. 1873 and recorded in Providence aforesaid in real estate mortgage book No 60 at page 123 by virtue of power conferred upon me by said deed of mortgage the conditions having been broken and advertisement of the sale of said premises in said mortgage deed conveyed having been duly made in the manufacturers and Farmers Journal one of the public newspapers printed in said Providence according to the provisions of said mortgage and said premises having been sold to Hannah S. Brown (widow) she being the highest bidder therefor do hereby give grant bargain sell and convey to the said Hannah S. Brown for and in consideration of the sum of ($1500) fifteen hundred dollars (that being the amount bid by her for the same at said auction sale) to me paid by said Hannah S. Brown the premises here-

after described and conveyed in and by said mortgage deed viz A lot of land with the buildings and improvements thereon being the easterly half part of lot (446) four hundred and forty six on the What Cheer Plat so called in said Providence being the same estate conveyed to said Primus Jones by deed from George A. Brown dated January 6th 1873

To have and to hold the same to her the said Hannah S. Brown her heirs and assigns forever And I John H. Steiness administrator of the estate of George A. Brown mortgagee aforesaid for myself my heirs executors and administrators do covenant with said Hannah S. Brown her heirs and assigns that I have full right and power to sell and convey said premises and that I have complied with all the provisions of said mortgage and of the law necessary to be complied with in order to rightfully make and execute this conveyance

In witness whereof I have hereunto set my hand and seal this twentieth day of July A.D. eighteen hundred and seventy six

Signed sealed & delivered in presence of P. B. Steiness Jr.

John H. Steiness (L.S.)
Administrator of Estate of
Geo. A. Brown

State of Rhode Island &c Providence sc In Providence this 27th day of July A.D. 1876 John H. Steiness Administrator of Estate of Geo. A. Brown personally appeared before me and acknowledged the aforewritten instrument by him signed in his said capacity to be his free act and deed in his said capacity

Philip B. Steiness Jr.
Notary Public

Recorded July 28. 1876 at 11.40 a.m. Witness H. A. Williamson
Recorder of Deeds.

To all Persons to whom these Presents shall come

I William H. Hall of the Town of Cranston State of Rhode Island Send Greeting Whereas Edward H. Billings and Hannah P. Billings his wife on the eleventh day of April A.D. 1874 executed a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of five thousand (5000) dollars bearing even date with said deed of mortgage and made by said Edward H. Billings payable to said William H. Hall or order in one year from date with interest at the rate of eight per cent per annum payable semi annually in advance until paid and in which said mortgage were certain forms of sale in case of default in the payment of said note or interest as will appear by reference to the record of said mortgage in real estate mortgage book No 67 at page 183 of the records of mortgages of real estate in the City of Providence State

aforesaid And whereas default was made in the payment of the note and the interest due thereon and said default continued for more than ten days

And whereas said William H. Hall advertised said premises for sale in the Manufacturers and Farmers Journal one of the public newspapers printed in said City of Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days in all respects according to the terms of said mortgage And whereas at the public auction held in pursuance of said advertisement on the seventeenth day of July A.D. 1876 Mary E. Hopkins being the highest bidder for said mortgaged premises became the purchaser thereof

Now Therefore I the said William H. Hall in consideration of the sum of three thousand ($3000) dollars to me paid by said Mary E. Hopkins (said sum being the amount bid by her for said mortgaged premises over and above the following encumbrances which said estate was sold subject to viz- a mortgage held by the Mechanics Savings Bank and the City assessment for the opening of Hammond Street the mortgage int. and assessment amounting in the aggregate to ten thousand five hundred ninety & 50/100 (10590 50/100) dollars) the receipt of which said sum is hereby acknowledged do hereby by virtue of the power conferred upon me by said deed of mortgage grant bargain sell and convey to said Mary E. Hopkins her heirs and assigns forever subject to the above described encumbrances One certain lot of land with a dwelling house and other improvements thereon situated on the easterly corner of High and Hammond Streets in said Providence and bounded northerly by said High Street forty two & 1/2 (42 1/2) feet easterly partly on land of Charles Dudley partly on land of Benjamin S. Olney Jr. and partly on land of Horatio L. Holmes two hundred (200) feet southerly on land of John Aldrich 2nd 42 1/2 feet and westerly by said Hammond Street two hundred (200) feet and is lot No 313 as laid out and designated on the City Assessors Plat No 32 reference thereto being had and are the same premises conveyed to the said Billings by deed from George A. Cole & wife dated July 27th 1865 and recorded in book 171 at page 433 of the records of deeds in said Providence To have and to hold the aforegranted premises with all the appurtenances thereof subject to the aforedescribed encumbrances to said Mary E. Hopkins her heirs and assigns forever

In witness my hand and seal July 17th A.D. 1876

Signed in presence of Wm H. Macomber

William H. Hall (L.S.)

State of Rhode Island &c In the City of Providence this 18th day of July A.D. 1876 William H. Hall acknowledged the above instrument by him signed to be his free and voluntary act and deed

Before me Wm H. Macomber
Justice of the Peace

Recorded July 28. 1876 at 3.15 P.m. Witness H. A. Williamson
Recorder of Deeds.

Whereas Andrew Ford of Cranston in the State of Rhode Island on the fourteenth day of May A.D. 1875 executed to Christopher Dexter of East Providence in said State a deed of mortgage of his interest in and to certain real estate hereinafter described with all improvements thereon for the purpose of securing the payment of a negotiable promissory note for the sum of nine thousand dollars bearing even date with said deed of mortgage and made by said Andrew Ford payable to said Christopher Dexter or order in three years after date with interest at the rate of ten per cent per annum payable semi annually on the fourteenth days of August and February during said term of three years and in which said mortgage deed were certain powers of sale in case of default in the payment of said interest upon said note for a full description whereof and of said power of sale see the record of said mortgage in book No 74 page 479 of the Records of Mortgages of real estate in the City of Providence in said State and

Whereas default was made in the payment of said interest and said default continued for more than ten days and

Whereas said Christopher Dexter advertised said mortgaged premises for sale at public auction in the Manufacturer and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the twenty sixth day of July A.D. 1876 Stillman White of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for six thousand dollars.

Now therefore I the said Christopher Dexter in consideration of said sum of six thousand to me paid by the said Stillman White the receipt of which sum I hereby acknowledge hereby by virtue of the power conferred upon me by said deed of mortgage grant bargain sell and convey to said Stillman White his heirs and assigns All the right title and interest (the same being a leasehold interest) of the said Andrew Ford in and to five (5) lots of land situate upon Oliver Place in said Providence with all improvements thereon laid out and designated as lots marked F. G. J. L and M upon a plat called Amended Plat of Mehetable Arnolds land recorded December 7. 1864 in the office of the Recorder of Deeds in said Providence in book of plats No 6 at page 22½ The first of said lots marked F is situated upon the northerly side of said Oliver Place and measuring thirty six (36) feet upon said Oliver Place extends back northerly holding said width of thirty six feet to land of Seth Simmons bounding westerly on lot G on said plat and bounding easterly on lot E on said plat The second lot marked G is situated on the northerly side of said Oliver Place measuring thereon thirty six feet and extends back to lots I and H. The third lot marked J is situated on the westerly side of said Oliver Place and extends back from said Oliver Place and the westerly line of lot G to land late of William E. Richmond The fourth lot marked L is situated on the southerly side of said Oliver Place and the fifth lot marked M is situated on the southerly side of said Oliver Place and measures forty feet thereon all subject to the terms and conditions of the leases of said lots from George C. Arnold and William H. Arnold & others of record in said Recorders Office

To have and to hold the aforesaid granted premises with the privileges and appurtenances thereof to the said Stillman White his heirs and assigns

In testimony whereof I have hereunto set my hand and seal this twenty eighth day of July A.D. 1876

Signed sealed & delivered in presence of J. E. Spink — Christopher Dexter (L.S.)

State of Rhode Island County of Providence

In Providence in said County this 29th day of July A.D. 1876 then personally appeared before me Christopher Dexter who acknowledged the foregoing deed to be his free act and deed

J. E. Spink
Notary Public

Recorded July 29 1876. at 10.35 A.M. Witness F. A. Williamson
Recorder of Deeds.

To all People to whom these Presents shall come

The Mechanics Saving Bank Sends greeting Whereas William H. Davenport of Providence R.I. on the 18th July 1871 executed a deed of mortgage of certain real estate hereinafter described to the Mechanics Saving Bank a corporation legally incorporated and established and transacting business in the City of Providence in the State of Rhode Island for the purpose of securing the payment of a negotiable promissory note for the sum of ten thousand three hundred dollars (10300) bearing even date with said deed of mortgage and made by said Wm H. Davenport payable to said Mechanics Saving Bank or order in six months from date with interest at the rate of seven per cent per annum in advance and in which said mortgage were certain powers of sale in case of default in the payment of said note as will fully appear by reference to the record of said mortgage in book No 50 page 249 of the Record of Mortgages of Real Estate in said Providence

And whereas default was made in the payment of said note and whereas said Mechanics Saving Bank advertised the premises hereinafter described for sale in the Providence Daily Journal one of the public newspapers printed in said Providence for three successive weeks prior to the day of sale in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the thirteenth day of December 1875 Lorenzo D. Millard of Providence R.I.

being the highest bidder for the hereinafter described premises became the purchaser thereof for the sum of twenty one thousand six hundred dollars ($21,600)

Now therefore the said Mechanics Savings Bank in consideration of said sum of twenty one thousand six hundred dollars to it paid by said Lorenzo D Millard the receipt of which said sum is hereby acknowledged hereby by virtue of the power conferred upon it by said deed of mortgage grant bargain sell and convey to said Lorenzo D. Millard his heirs and assigns forever That lot of land with the buildings and improvements thereon in Elmwood in the City of Providence described as follows Beginning at a point on the westerly side of Elmwood Avenue two hundred and fifty feet southerly from the southerly line of Adelaide Avenue and adjoining the southeasterly corner of land of Annette R. Allen wife of James R. Allen thence running southerly along the said westerly line of Elmwood Avenue one hundred and fifty (150) feet thence westerly at a right angle three hundred seventy two 37/100 feet to the line of the Stonington Railroad thence northerly along the line of said railroad to land of Charles H. Jenckes thence easterly at a right angle with Elmwood Avenue along the line of said Jenckes land to land of Joseph J. Cooke and land of Annette R. Allen three hundred eighty three 63/100 feet to the place of beginning being a portion of the land conveyed to said Davenport by Joseph J Cooke by deed dated April 20. 1869 and on record in the office of the Recorder of Deeds in said Providence in book No 186 page 207 To have and to hold the aforegranted premises with the appurtenances thereof to said Lorenzo D. Millard his heirs and assigns forever. In witness whereof the said Mechanics Savings Bank by Wm Knight its Treasurer for that purpose duly authorized has hereunto set its hand and corporate seal this twenty fourth day of December 1875

Signed sealed and delivered
in presence of
H. A. Harrington

Mechanics Savings Bank (Seal)
by Wm Knight Treas

State of Rhode Island Providence County ss In Providence this fourth day of April 1876 then Wm Knight Treasurer personally appeared before me and acknowledged the above instrument by him signed to be his free act and deed and the free act and deed of the Mechanics Savings Bank

H. A. Harrington
Notary Public

Recorded July 29. 1876
at 12.20 P.M.

Witness G. A. Williamson
Recorder of Deeds.

Whereas Thomas W. Chace of the Town of East Greenwich County of Kent and State of Rhode Island and George G. Stillman of the Town of Westerly Washington County and State aforesaid on the fifteenth day of April A.D. 1872 executed to Esther Jordan (widow) of the City of Providence County of Providence and State aforesaid a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of twenty thousand dollars bearing date of the fifteenth day of April A.D. 1872 made payable to the said Esther Jordan or order one year after date with interest semi annually at the rate of seven per cent per annum and signed by said Thomas W. Chace and George G. Stillman and in which said mortgage were certain powers of sale in case of default in the payment of said note or the semi-annual interest due thereon reference to the record of said mortgage in Real Estate Book No 55 at page 141 of the land records of the City of Providence R. I. being had And whereas default was made in the payment of the semi annual interest due on said note and said default continued for more than ten days And whereas said Esther Jordan advertised said mortgaged premises for sale in the Rhode Island Country Journal one of the public newspapers published in the City of Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days

And whereas at the public auction held in pursuance of said advertisement on the twenty ninth day of July A.D. 1876 Henry P. Jordan of the City of Providence R. I. being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of eleven hundred dollars

Now therefore I the said Esther Jordan in consideration of said sum of eleven hundred dollars to me paid by said Henry P. Jordan the receipt of which said sum is hereby acknowledged hereby by virtue of the power conferred upon me by said deed of mortgage grant bargain sell and convey to said Henry P. Jordan his heirs and assigns that tract of land with a barn thereon situated in said City of Providence (but formerly in Cranston) bounded and described as follows viz Beginning at the north west corner of said tract in the centre of Farmers Avenue and running south 3°42' west along the centre of said Avenue one hundred and ninety feet thence south 29°36' east along the centre of said Avenue ten hundred sixty two and one half feet to the Providence & Pawcatuck Turnpike Road (formerly so called) now called Reservoir Avenue thence north 55° east on said Reservoir Avenue three hundred forty nine and one half feet to a post thence north 1°36' east one hundred thirty two feet thence north 12° 12' west six hundred and fifteen feet to a stone set in the ground thence north 75° west six hundred and ninety nine feet to the place of beginning and containing eleven acres one hundred fifteen rods and one hundred ninety four feet of land Subject however to a reservation of five thousand feet of land of the above premises together with the dwelling house and small barn thereon said five thousand square feet being bounded and

described as follows Beginning on Farmers Avenue at a point three hundred thirty four feet northerly from said Pocasset Avenue (thence northerly on the easterly line of said Farmers Avenue) fifty seven feet then turning at right angles and running eighty seven & 7/8 feet thence turning and running parallel with said Farmers Avenue fifty seven feet thence turning at right angles and running to Farmers Avenue at the place of beginning Being the same premises conveyed to the mortgagors by deed from James E. Layman and William H. Bowen dated April 15th 1872 and is on record in the office of the Recorder of Deeds in said City of Providence

To have and to hold said aforegranted premises with the privileges and appurtenances thereof to said Henry P. Jordan his heirs and assigns forever

And I the said Esther Jordan do hereby covenant with the said Henry P. Jordan his heirs and assigns that at the date of said sale I was the owner and holder of said mortgage and had good right to sell said premises as aforesaid and in making said sale I had fully complied with the requirements of said mortgage in relation thereto

In testimony whereof I have hereunto set my hand and seal this twenty ninth day of July A.D. 1876

Signed sealed and delivered
in presence of William A Phillips

Esther Jordan (ES)

State of Rhode Island &c Providence ss

In Providence this twenty ninth day of July Esther Jordan personally appeared before me and acknowledged the within instrument by her signed to be her free and voluntary act and deed

William A. Phillips
Notary Public

Recorded July 29. 1876 at 2.10 P.M. } Witness G. H. Williamson
Recorder of Deeds.

Whereas Welcome A. Greene Jr. of Lincoln Rhode Island on the first day of October 1875 executed to George F. Long of New Bedford Massachusetts a deed of mortgage of certain leasehold estate hereinafter described for the purpose of securing the payment of a certain negotiable promissory note for the sum of sixteen hundred dollars bearing even date with said deed of mortgage and made by said Welcome A. Greene payable to said George F. Long or order in one year after date with interest at the rate of ten per cent per annum payable semi annually in advance till said principal sum is paid whether at or after maturity and all instalments of interest in arrears whether before or after maturity to bear interest at the rate aforesaid till paid and in which said deed of mortgage more certain powers of sale in case of default in the payment of said note or of the semi annual interest due on said note reference to said deed of mortgage being had see book No 65 page 555 of the records of mortgages of real estate in said Providence and

Whereas default me made in the payment of said semi annual interest due on said note and said default continued for more than ten days and

Whereas said George F. Long advertised said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the twenty fifth day of July 1876 David H. Kellon of said Providence being the highest bidder for the said mortgaged premises became the purchaser thereof for the sum of seventeen hundred dollars

Now therefore I the said George F. Long for and in consideration of said sum of seventeen hundred dollars to me paid by said David H. Kellon the receipt whereof I hereby acknowledge hereby by virtue of the power conferred upon me by said deed of mortgage grant bargain sell & convey to said David H. Kellon his heirs and assigns forever all the right title and interest that said Welcome A Greene conveyed by said deed of mortgage in and to a lot of land in said Providence marked as lot "C" on an amended plat of Mehetable Arnolds land filed December 7th 1864 and recorded in the office of the Recorder of Deeds in said Providence in book of plats No 6 page 22½ and fronting southerly on Fountain Street forty feet and extending northerly ninety feet bounded easterly on a twenty foot gangway under a certain lease from George C. Arnold to William Wellman and George Keller dated February 24 1871 recorded in said office in deed book No 193 page 505 together with all the right title and interest that said Welcome A. Greene Jr. conveyed by said deed of mortgage in and to said lease and in and to the buildings standing on said lot of land

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said David H. Kellon his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal the twenty seventh day of July eighteen hundred & seventy six

Signed sealed & delivered
in presence of
Wm H. Taylor

George F. Long (LS)
by his attorney
Pardon Devell

State of Massachusetts Bristol ss In New Bedford this twenty eighth day of July 1876 Pardon Devell attorney of George F. Long acknowledged the aforegoing to be his free act & deed and the free act & deed of said George F. Long

Before me Wm H. Taylor (LS)
Notary Public

Recorded July 29. 1876 at 2.50 P.M. } Witness G. H. Williamson
Recorder of Deeds.

Whereas Andrew Newberg and Mary C. Newberg his wife on the twenty seventh day of November 1865 executed to Henry H. Isle a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of seven hundred dollars bearing even date with said deed of mortgage and made by said Andrew Newberg and Mary C. Newberg payable to said Henry H. Isle or order in ten years after date with interest at the rate of eight per cent per annum payable semi annually and in which said deed of mortgage were certain powers of sale in case of default in the payment of said note reference to said deed of mortgage being had see book No 28 page 289 of the records of mortgages of real estate in said Providence and

Whereas said Henry H. Isle afterwards deceased and Oliver Chaffee of East Providence Rhode Island was duly appointed and qualified as administrator on the estate of said deceased by the Honorable the Probate Court of said East Providence and Whereas said Oliver Chaffee Administrator as aforesaid on the second day of August 1873 sold assigned and transferred to John P. Walker of the City of Providence the said deed of mortgage the note and debt thereby secured and all his right title and interest as administrator in and to the premises therein described and also conferred upon said John P. Walker all the rights and powers possessed by said Henry H. Isle by virtue of said deed of mortgage and Whereas default was made in the payment of said note and Whereas said John P. Walker advertised said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the sixth day of July 1876 Susan R. Joslin of said Providence being the highest bidder for the said mortgaged premises became the purchaser thereof for seven hundred and sixty dollars

Now therefore I the said John P. Walker for and in consideration of said sum of seven hundred & sixty dollars to me paid by said Susan R. Joslin the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage and said assignment thereof grant bargain sell and convey to said Susan R. Joslin her heirs and assigns forever

A lot of land with all the buildings and improvements thereon situate in said Providence and bounded northerly on Cranny (formerly Allen) Street easterly partly on land of or formerly of B & K. Walker and partly on land of William Rose southerly on the school house lot belonging to the City of Providence and westerly on other land of Wm Rose. Said lot measures twenty five feet front & rear and extends back eighty feet and is the same premises that said William Rose conveyed to said Mary by her then name of Young by deed recorded in deed book No 143 page 177 of the land records of said Providence and the same described in said deed of mortgage

To have and to hold the aforegranted premises with all the privileges and

appurtenances thereof to said Susan R. Joslin her heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this thirteenth day of July eighteen hundred and seventy six

Signed sealed & delivered
in presence of
J. A. D. Joslin

John P. Walker (25)

State of Rhode Island &c In Providence this 31st day of July 1876 John P. Walker acknowledged the aforegoing to be his free and voluntary act & deed

Before me J. A. D. Joslin
Justice of the Peace

Recorded August 1. 1876
at 10.55 a.m. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Susan R. Joslin of Providence Rhode Island for and in consideration of one dollar to me paid by Mary P. Holmes of said Providence (widow) the receipt of which said sum I hereby acknowledge hereby release and forever quitclaim to said Mary P. Holmes her heirs and assigns all my right title and interest in and to a lot of land with all the buildings and improvements thereon situate in said Providence and bounded northerly on Cranny (formerly Allen Street easterly partly on land of or formerly of B & K. Walker and partly on land of William Rose southerly on the school house lot belonging to the City of Providence and westerly on other land of William Rose said lot measures twenty five feet front & rear and extends back eighty feet and is the same premises that Andrew Newberg & wife by mortgage conveyed to the grantor by deed dated July 13th 1876

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Mary P. Holmes her heirs and assigns forever In testimony whereof I have hereunto set my hand and seal this twenty first day of July eighteen hundred and seventy six

Signed sealed and delivered
in presence of J. A. D. Joslin

Susan R. Joslin (25)

State of Rhode Island &c In Providence this 31st day of July 1876 Susan R. Joslin acknowledged the aforegoing to be her free & voluntary act & deed

Before me Jos. A. D. Joslin
Justice of the Peace

Recorded August 1 1876
at 11 a.m. Witness G. A. Williamson
Recorder of Deeds.

To all People to whom these Presents shall come

The Westminster Bank sends greeting Whereas Charles W. Greene of Providence R.I. on the 31st day of July 1873 executed a deed of mortgage of certain real estate hereinafter described to the Westminster Bank a corporation legally incorporated and established and transacting business in the City of Providence in the State of Rhode Island for the purpose of securing the payment of a negotiable promissory note for the sum of seventeen hundred dollars bearing even date with said deed of mortgage and made by said Charles W. Greene payable to said Westminster Bank or order in four months from date with interest at rate of eight per cent per annum in advance and in which said mortgage were certain powers of sale in case of default in the payment of said note as will fully appear by reference to the record of said mortgage in book No 64 at page 127 of the record of mortgages of real estate in said Providence

And whereas default was made in the payment of said note

And whereas said Westminster Bank advertised the premises hereinafter described for sale in the Providence Daily Journal one of the public newspapers printed in said Providence for three successive weeks prior to the day of sale in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the 19th day of June A.D. 1876 Albert L. Sanders of Providence R.I. being the highest bidder for the hereinafter described premises became the purchaser thereof for the sum of (1050) ten hundred fifty dollars.

Now therefore the said Westminster Bank in consideration of said sum of ten hundred fifty dollars to it paid by said Albert L. Sanders the receipt of which said sum is hereby acknowledged hereby by virtue of the power conferred upon it by said deed of mortgage grant bargain sell and convey to said Albert L. Sanders his heirs and assigns forever One lot of land with all the buildings and improvements thereon situated in the northwesterly part of said City of Providence and is laid out and designated as lot No (47) forty seven on a plat of house lots in the City of Providence belonging to Thomas L. Bailey which plat is on record in the Recorders office in said Providence in book of plats No 3 page 51 Said lot fronts westerly on Sutton Street on which it measures (40) forty feet and holding that width extends back easterly (100) one hundred feet and is bounded northerly by lot No (46) forty six on said plat easterly by lot No (1) one on said plat and southerly by lot No (48) forty eight on said plat To have and to hold the aforegranted premises with the appurtenances thereof to said Albert L. Sanders his heirs and assigns forever

In witness whereof the said Westminster Bank by Arthur H. Simons its Cashier for that purpose duly authorized has hereunto set its hand and corporate seal this twenty ninth day of June 1876

Signed sealed and delivered in presence of
I. C. W. Aylsworth

Westminster Bank (SS)
A. H. Simons Cash.

State of Rhode Island Providence County ss
In Providence this tenth day of July 1876 Then Arthur H. Simons Cashier personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed and the free act and deed of the Westminster Bank

I. C. W. Aylsworth
Notary Public

Recorded August 2. 1876
at 10.50 a.m. Witness J. O. Williamson
Recorder of Deeds.

Whereas Andrew H. Smith of Johnston Rhode Island on the twenty seventh day of August 1875 executed to Archibald B. Rice Edward Rice and Addison B. Rice copartners at Providence in said State as A.B. Rice & Co a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of seventeen hundred dollars bearing even date with said deed of mortgage and made by said Andrew H. Smith payable to said A.B. Rice & Co. or order in one year after date with interest payable semi annually in advance at the rate of eight per cent per annum until paid whether at or after maturity and in which said mortgage were certain powers of sale in case of default in the payment of said note or of the semi annual interest due thereon reference to said deed of mortgage being had see book No 77 page 165 of the records of mortgages of real estate in Providence and

Whereas default was made in the payment of the semi annual interest due on said note and said default continued for more than ten days and

Whereas said Archibald B. Rice Edward Rice and Addison B. Rice advertised said mortgaged premises for sale in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the twentieth day of July 1876 Jeremiah G. Pearce of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of ten dollars

Now therefore we the said Archibald B. Rice Edward Rice and Addison B. Rice for and in consideration of said sum of ten dollars to us paid by said Jeremiah G. Pearce the receipt of which said sum we hereby acknowledge hereby by virtue of the powers conferred upon us by said deed of mortgage grant

bargain sell and convey to said Jeremiah G. Pearce his heirs and assigns forever

A lot of land with the buildings & improvements thereon situated at the corner of Penn and Tobey Streets in said Providence bounded northerly on Penn Street one hundred & twenty feet and holding that length throughout extends back southerly one hundred feet bounded easterly on land of Isaac Hartshorn and Earl P. Mason southerly on land of Frank E. Richmond & westerly on Tobey Street comprising the several lots of land numbered respectively two hundred three (203) two hundred four (204) and two hundred five (205) on plat of house lots belonging to Dr. Usher Parsons recorded in the land records of said Providence in plat book No 8 page 30 being the same premises that Lewis A. Phillips conveyed to said Andrew W. Smith by deed of June 15th 1874 Said premises are conveyed subject to two mortgages one of sixty five hundred dollars given to the Warwick Institution for Savings and one of three thousand dollars given to Albert N. Parker of Providence To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Jeremiah G. Pearce his heirs and assigns forever

In testimony whereof we have hereunto set our hands & seals this twenty first day of July eighteen hundred and seventy six

Signed sealed & delivered in presence of William K. Potter, Lizzie L. Rice

Archibald B. Rice (Seal)
Asenath Rice (Seal)
Edward Rice (Seal)
Mary L. Rice (Seal)
Addison B. Rice (Seal)

State of Rhode Island &c
In Providence this 27th day of July 1876 Archibald B. Rice Edward Rice and Addison B. Rice severally acknowledged the aforegoing to be their free act and deed

Before me William K. Potter
Notary Public

Recorded August 4. 1876 at 11 a.m. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Jeremiah G Pearce of Providence Rhode Island in consideration of the sum of one dollar to me paid by Archibald B. Rice of said Providence the receipt of which said sum I hereby acknowledge hereby release and forever quitclaim to said Archibald B. Rice his heirs and assigns all my right title & interest in and to that parcel of land with the buildings and improvements thereon situated at the corner of Penn and Tobey Streets in said Providence

bounded northerly on Penn Street one hundred and twenty feet and holding that length throughout extends back southerly one hundred feet bounded easterly on land of Isaac Hartshorn & Earl P. Mason southerly on land of Frank E. Richmond and westerly on Tobey Street comprising the several lots of land numbered respectively two hundred three (203) two hundred four (204) & two hundred five (205) on a plat of house lots belonging to Dr. Usher Parsons recorded in the land records of said Providence in plat book No 8 page 30 being the same premises that Andrew W. Smith by mortgagees conveyed to this grantor by deed dated July 21st 1876 reference to the same being had

To have and to hold the aforegranted premises with the appurtenances and privileges thereof to said Archibald B. Rice his heirs and assigns forever

And I Mary Pearce wife of said Jeremiah G. Pearce in consideration of the sum paid as aforesaid hereby release and forever quitclaim to said Archibald B. Rice his heirs and assigns all my right of dower in and to the aforegranted premises

In testimony whereof we have hereunto set our hands and seals this twenty fifth day of July eighteen hundred & seventy six

Signed sealed & delivered in presence of Thos W. Eddy to M. P., William K. Potter to J. G. P.

Jeremiah G. Pearce (Seal)
Mary Pearce (Seal)

State of Rhode Island &c In Providence this 29th day of July 1876 Jeremiah G. Pearce acknowledged the aforegoing to be his free act & deed

Before me William K. Potter
Notary Public

Recorded August 4. 1876 at 11.5 a.m. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Andrew W Bligh of the City and County of Providence and State of Rhode Island in consideration of three thousand dollars paid by Jesse P. Eddy of said Providence the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Jesse P. Eddy the following goods and chattels namely

The stock fixtures and all other personal property now belonging to me in store number eighty eight (88) Weybosset Street in said Providence consisting of the stock fixtures and implements used in wholesale and retail liquor stores

And also the stock fixtures implements and all personal property now owned by me contained in my retail liquor and grocery store situated number ten (10) "A" Street in said Providence Also my roan trotting mare "Providence Maid" also my bay horse two buggies (one open and one top) two express wagons

three sets of harnesses blankets robes and all other stable utensils now contained in stable in the rear of store number ten "A" Street in said City of Providence

To have and to hold all and singular the said goods and chattels to the said Jesse P. Eddy and his executors administrators and assigns to their own use and behoof forever. And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrance that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons. In witness whereof I the said Andrew H. Bligh hereunto set my hand and seal this fourth day of August in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Ed S. Hopkins — Andrew H. Bligh (L.S.)

Recorded August 4. 1876 at 4.50 P.M. — Witness — G. A. Williamson Recorder of Deeds.

Whereas The City Council of the City of Providence in the State of Rhode Island on the second day of July A.D. 1875 ordered the assessment and collection of a tax on real and personal estate of one dollar and forty five cents on each one hundred dollars of the value thereof and the same was ordered to be levied on the ratable property of said City and to be collected on or before the 30th day of November A.D. 1875

And whereas The Board of Assessors of said City did assess and apportion said tax on the inhabitants of said City and the ratable property therein at the time ordered by said City Council to wit, the 13th day of October A.D. 1875

And whereas said Board of Assessors did advertise the time and place of their meeting in the Providence Daily Journal a newspaper published in said City and did post up printed notices thereof in three public places in said City for three weeks before assessing the same requiring every person and body corporate liable to taxation to bring in unto them a true and exact account of their ratable estate and describing and specifying the value of every parcel thereof at said time and place And whereas said Board of Assessors did then and there assess upon Nelson Brown one hundred and thirty one dollars and ninety five cents as his portion of said tax and whereas the property hereinafter described is the same upon which said Nelson Brown was assessed as aforesaid and whereas said tax has not been paid

And Whereas Benjamin Tripp City Treasurer of said City did give notice for three weeks in the Manufacturers and Farmers Journal a newspaper published in said City and did post up printed notices in three public places in said

City that the estate hereinafter described would be sold at public auction at the office of Francis J. Sheldon number 102 North Main Street in said City on the 20th day of July A.D. 1876 at 10 o'clock A.M. or so much thereof as would pay said tax with interest costs and expenses thereon amounting to one hundred fifty four 75/100 dollars And whereas said Benjamin Tripp City Treasurer did cause notice of the levy and time and place of said sale to issue to said Nelson Brown and to Maria M. Foster wife of Frederick L. Foster at said Providence upon whom said notice was duly served twenty one days previous to said day of sale

And Whereas Gilbert F. Robbins of said Providence at said sale at public auction at the time and place aforesaid being the highest bidder did purchase said estate hereinafter described for the sum of one hundred fifty four 75/100 dollars that being the amount of said tax with interest costs and expenses thereon

Now therefore I Benjamin Tripp City Treasurer of the City of Providence and resident therein for and in consideration of the sum of one hundred fifty four dollars and seventy five cents to me in hand paid by said Gilbert F. Robbins before the ensealing hereof the receipt whereof is hereby acknowledged do hereby bargain sell grant alien and convey unto him the said Gilbert F. Robbins his heirs and assigns forever One undivided twelfth part of a lot of land with the buildings and improvements thereon situated on Broad Street in said City of Providence and described as lot number three hundred thirty eight (338) on plat number forty nine (49) of the plats made for the use of the Board of Assessors of said City and on file in the Office of said Board

To have and to hold the said granted and bargained premises with all the appurtenances and privileges to the same belonging to him the said Gilbert F. Robbins his heirs and assigns to his and their only proper use benefit and behoof forever

In witness whereof I have hereunto set my hand and seal this first day of August A.D. 1876

Signed sealed and delivered in presence of John G. Massie — Benjamin Tripp (L.S.) City Treasurer

State of Rhode Island Providence ss In the City of Providence this third day of August A.D. 1876 Benjamin Tripp City Treasurer personally appeared before me and acknowledged the above instrument by him signed in his said capacity to be his free and voluntary act and deed

John G. Massie Justice of the Peace

Recorded August 5. 1876 at 11.5 a.m. — Witness — G. A. Williamson Recorder of Deeds.

Whereas The City Council of the City of Providence in the State of Rhode Island on the second day of July A.D. 1875 ordered the assessment and collection of a tax on real and personal estate of one dollar and forty five cents on each one hundred dollars of the value thereof and the same was ordered to be levied on the ratable property of said City and to be collected on or before the 30th day of November A.D. 1875 And Whereas the Board of Assessors of said City did assess and apportion said tax on the inhabitants of said City and the ratable property therein at the time ordered by said City Council to wit the 13th day of October A.D. 1875 And Whereas said Board of Assessors did advertise the time and place of their meeting in the Providence Daily Journal a newspaper published in said City and did post up printed notices thereof in three public places in said City for three weeks before assessing the same requiring every person and body corporate liable to taxation to bring in unto them a true and exact account of their ratable estate and describing and specifying the value of every parcel thereof at said time and place

And Whereas said Board of Assessors did then and there assess upon John Martin fifteen dollars and ninety five cents as his portion of said tax and whereas the property hereinafter described is the same upon which said John Martin was assessed as aforesaid And whereas said tax has not been paid

And Whereas Benjamin Tripp City Treasurer of said City did give notice for three weeks in the Manufacturers and Farmers Journal a newspaper published in said City and did post up printed notices in three public places in said City that the estate hereinafter described would be sold at public auction at the office of Francis J Sheldon number 102 North Main Street in said City on the 20th day of July A.D. 1876 at 10 o'clock A.M. or so much thereof as would pay said tax with interest costs and expenses therein amounting to twenty seven 100 dollars -

And Whereas said Benjamin Tripp City Treasurer did cause notice of the levy and time and place of said sale to issue to said John Martin who could not be found by the officer charged with the service thereof and to Pascoag Savings Bank at Burrillville and Theodore G. Ewald of Atlanta Georgia upon whom said notice was duly served twenty one days previous to said day of sale

And Whereas Stephen Emerson of Providence at said sale at public auction at the time and place aforesaid being the highest bidder did purchase said estate hereinafter described for the sum of twenty seven 100 dollars that being the amount of said tax with interest costs and expenses thereon

Now therefore I Benjamin Tripp City Treasurer of the City of Providence and resident therein for and in consideration of the sum of twenty seven dollars and eighty seven cents to me in hand paid by said Stephen Emerson before the ensealing hereof the receipt whereof is hereby acknowledged do hereby bargain sell grant alien and convey unto him the said Stephen Emerson his heirs and assigns forever A lot of land with all the buildings and improvements thereon situated on Bacon Street in said City of Providence

and described as lot number four hundred thirty nine (439) on plat number thirty three (33) of the plats made for the use of the Board of Assessors of said City and on file in the office of said Board

To have and to hold the said granted and bargained premises with all the appurtenances and privileges to the same belonging to him the said Stephen Emerson his heirs and assigns to his and their only proper use benefit and behoof forever

In witness whereof I have hereunto set my hand and seal this first day of August A.D. 1876

Signed sealed and delivered in presence of John G. Massie } Benjamin Tripp (Ls) City Treasurer

State of Rhode Island Providence Sc In the City of Providence this third day of August A.D. 1876 Benjamin Tripp City Treasurer personally appeared before me and acknowledged the above instrument by him signed in his said capacity to be his free and voluntary act and deed

John G. Massie
Justice of the Peace

Recorded August 5. 1876 at 11.18 a.m. } Witness E.C. Williamson
Recorder of Deeds.

Whereas The City Council of the City of Providence in the State of Rhode Island on the second day of July A.D. 1875 ordered the assessment and collection of a tax on real and personal estate of one dollar and forty five cents on each one hundred dollars of the value thereof and the same was ordered to be levied on the ratable property of said City and to be collected on or before the 30th day of November A.D. 1875 And Whereas the Board of Assessors of said City did assess and apportion said tax on the inhabitants of said City and the ratable property therein at the time ordered by said City Council to wit the 13th day of October A.D. 1875

And whereas said Board of Assessors did advertise the time and place of their meeting in the Providence Daily Journal a newspaper published in said City and did post up printed notices thereof in three public places in said City for three weeks before assessing the same requiring every person and body corporate liable to taxation to bring in unto them a true and exact account of their ratable estate and describing and specifying the value of every parcel thereof at said time and place And Whereas said Board of Assessors did then and there assess upon Edwin P. Merritt one hundred and eighty eight dollars and fifty cents as his portion of said tax and whereas the property hereinafter described is the same upon which said Edwin P. Merritt was assessed as aforesaid and whereas said tax has not been paid

And whereas Benjamin Tripp City Treasurer of said City did give notice for three weeks in the Manufacturers and Farmers Journal a newspaper

published in said City and did post up printed notices in three public places in said City that the estate hereinafter described would be sold at public auction at the Office of Francis J. Sheldon number 102 North Main Street in said City on the 20th day of July A.D. 1876 at 10 o'clock A.M. or so much thereof as would pay said tax with interest, costs and expenses thereon amounting to two hundred nineteen 67/100 dollars

And Whereas said Benjamin Tripp City Treasurer did cause notice of the levy and time and place of said sale to issue to said Edwin P. Hewett and to the Pascoag Savings Bank at Burrillville upon whom said notice was duly served twenty one days previous to said day of sale

And Whereas Stephen Emerson of said Providence at said sale at public auction at the time and place aforesaid being the highest bidder did purchase said estate hereinafter described for the sum of two hundred nineteen 67/100 dollars that being the amount of said tax with interest costs and expenses thereon

Now Therefore I Benjamin Tripp City Treasurer of the City of Providence and resident therein for and in consideration of the sum of two hundred nineteen dollars and sixty seven cents to me in hand paid by said Stephen Emerson before the ensealing hereof the receipt whereof is hereby acknowledged do hereby bargain sell grant alien and convey unto him the said Stephen Emerson his heirs and assigns forever one undivided eighth part of a lot of land with all the buildings and improvements thereon situated on Plain Street in said City of Providence and described as lot number three hundred thirty six (336) on plat number fifty eight (58) of the plats made for the use of the Board of Assessors of said City and on file in the office of said Board

To have and to hold the said granted and bargained premises with all the appurtenances and privileges to the same belonging to him the said Stephen Emerson his heirs and assigns to his and their only proper use benefit and behoof forever

In witness whereof I have hereunto set my hand and seal this first day of August A.D. 1876

Signed sealed and delivered in presence of John G. Massie

Benjamin Tripp (L.S.)
City Treasurer

State of Rhode Island Providence ss In the City of Providence this third day of August A.D. 1876 Benjamin Tripp City Treasurer personally appeared before me and acknowledged the above instrument by him signed in his said capacity to be his free and voluntary act and deed

John G. Massie
Justice of the Peace

Recorded August 5. 1876 at 11:8 a.m. Witness G. A. Williamson
Recorder of Deeds.

Whereas the City Council of the City of Providence in the State of Rhode Island on the second day of July A.D. 1875 ordered the assessment and collection of a tax on real and personal estate of one dollar and forty five cents on each one hundred dollars of the value thereof and the same was ordered to be levied on the ratable property of said City and to be collected on or before the 30th day of November A.D. 1875

And Whereas the Board of Assessors of said City did assess and apportion said tax on the inhabitants of said City and the ratable property therein at the time ordered by said City Council to wit the 13th day of October A.D. 1875

And Whereas said Board of Assessors did advertise the time and place of their meeting in the Providence Daily Journal a newspaper published in said City and did post up printed notices thereof in three public places in said City for three weeks before assessing the same requiring every person and body corporate liable to taxation to bring in unto them a true and exact account of their ratable estate and describing and specifying the value of every parcel thereof at said time and place And Whereas said Board of Assessors did then and there assess upon Owen Gaffney thirty four dollars and eighty cents as his portion of said tax and whereas the property hereinafter described is the same upon which said Owen Gaffney was assessed as aforesaid And whereas said tax has not been paid

And Whereas Benjamin Tripp City Treasurer of said City did give notice for three weeks in the Manufacturers and Farmers Journal a newspaper published in said City and did post up printed notices in three public places in said City that the estate hereinafter described would be sold at public auction at the Office of Francis J. Sheldon number 102 North Main Street in said City on the 20th day of July A.D. 1876 at 10 o'clock A.M. or so much thereof as would pay said tax with interest costs and expenses thereon amounting to forty seven 79/100 dollars

And Whereas said Benjamin Tripp City Treasurer did cause notice of the levy and time and place of said sale to issue to said Owen Gaffney and to Frederick Alexander and Edward Curtis of Providence and the Providence County Savings Bank Pawtucket upon whom said notice was duly served twenty one days previous to said day of sale And Whereas Charles A. Leonard of Pawtucket at said sale at public auction at the time and place aforesaid being the highest bidder did purchase said estate hereinafter described for the sum of forty seven 79/100 dollars that being the amount of said tax with interest costs and expenses thereon

Now Therefore I Benjamin Tripp City Treasurer of the City of Providence and resident therein for and in consideration of the sum of forty seven dollars and seventy nine cents to me in hand paid by said Charles A. Leonard before the ensealing hereof the receipt whereof is hereby acknowledged do hereby bargain sell grant alien and convey unto him the said Charles A. Leonard his heirs and assigns forever A lot of land with all the buildings and improvements thereon situated on Oregon Street in said City of Providence and described as lot number two hundred sixty two (262) on plat number sixty eight (68) of the plats made for use of the Board of Assessors of said City and

on file in the Office of said Board

To have and to hold the said granted and bargained premises with all the appurtenances and privileges to the same belonging to him the said Charles A Leonard his heirs and assigns to his and their only proper use benefit and behoof forever In witness whereof I have hereunto set my hand and seal this first day of August A.D. 1876

Signed sealed and delivered in presence of John G Massie

Benjamin Tripp (25)
City Treasurer

State of Rhode Island Providence ss In the City of Providence this third day of August A.D. 1876 Benjamin Tripp City Treasurer personally appeared before me and acknowledged the above instrument by him signed in his said capacity to be his free and voluntary act and deed

John G Massie
Justice of the Peace

Recorded August 8. 1876 at 3:40 P.M. Witness

Recorder of Deeds.

Whereas the City Council of the City of Providence in the State of Rhode Island on the second day of July A.D. 1875 ordered the assessment and collection of a tax on real and personal estate of one dollar and forty five cents on each one hundred dollars of the value thereof and the same was ordered to be levied on the ratable property of said City and to be collected on or before the 30th day of November A.D. 1875 And Whereas the Board of Assessors of said City did assess and apportion said tax on the inhabitants of said City and the ratable property therein at the time ordered by said City Council to wit the 18th day of October A.D. 1875 And Whereas said Board of Assessors did advertise the time and place of their meeting in the Providence Daily Journal a newspaper published in said City and did post up printed notices thereof in three public places in said City for three weeks before assessing the same requiring every person and body corporate liable to taxation to bring in unto them a true and exact account of their ratable estate and describing and specifying the value of every parcel thereof at said time and place And Whereas said Board of Assessors did then and there assess upon Henry B Whitman Trustee thirty dollars and forty five cents as his portion of said tax and whereas the property hereinafter described is the same upon which said Henry B Whitman Trustee was assessed as aforesaid And whereas said tax has not been paid And Whereas Benjamin Tripp City Treasurer of said City did give notice for three weeks in the Mannfacturers and Farmers Journal a newspaper published in said City and did post up printed notices in three public places in said City that the estate hereinafter described would be sold at public auction at the Office of Frances J Sheldon number 102 North Main Street in said City on the 25th day of July A.D. 1876 at 10 o'clock or so much thereof as would pay said tax with interest costs and expenses thereon amounting to forty three 77/100 dollars

And Whereas said Benjamin Tripp City Treasurer did cause notice of the levy and time and place of said sale to issue to said Henry B Whitman Trustee Benjamin C. Hubbard of Providence and the Providence County Savings Bank at Pawtucket upon whom said notice was duly served twenty one days previous to said day of sale

And whereas Charles A. Leonard of Pawtucket at said sale at public auction at the time and place aforesaid being the highest bidder did purchase said estate hereinafter described for the sum of forty three 77/100 dollars that being the amount of said tax with interest, costs and expenses thereon

Now Therefore I Benjamin Tripp City Treasurer of the City of Providence and resident therein for and in consideration of the sum of forty three dollars and forty seven cents to me in hand paid by said Charles A Leonard before the ensealing hereof the receipt whereof is hereby acknowledged do hereby bargain sell grant alien and convey unto him the said Charles A Leonard his heirs and assigns forever A lot of land with all the buildings and improvements thereon situated on David Street in said City of Providence and described as lot number two hundred fifty three (253) on plat number fifty (50) of the plats made for the use of the Board of Assessors of said City and on file in the Office of said Board To have and to hold the said granted and bargained premises with all the appurtenances and privileges to the same belonging to him the said Charles A Leonard his heirs and assigns to his and their only proper use benefit and behoof forever

In witness whereof I have hereunto set my hand and seal this first day of August A.D. 1876

Signed sealed and delivered in presence of John G Massie

Benjamin Tripp (25)
City Treasurer

State of Rhode Island Providence ss In the City of Providence this third day of August A.D. 1876 Benjamin Tripp City Treasurer personally appeared before me and acknowledged the above instrument by him signed in his said capacity to be his free and voluntary act and deed

John G Massie
Justice of the Peace

Recorded August 8. 1876 at 3:40 P.M. Witness

Recorder of Deeds.

Whereas the City Council of the City of Providence in the State of Rhode Island on the second day of July A.D. 1875 ordered the assessment and collection of a tax on real and personal estate of one dollar and forty five cents on each one hundred dollars of the value thereof and the same was ordered to be levied on the ratable property of said City and to be collected on or before the 30th day of November A.D. 1875

And Whereas the Board of Assessors of said City did assess and apportion said tax on the inhabitants of said City and the ratable property therein at the time ordered by said City Council to wit the 13th day of October A.D. 1875

And Whereas said Board of Assessors did advertise the time and place of their meeting in the Providence Daily Journal a newspaper published in said City and did post up printed notices thereof in three public places in said City for three weeks before assessing the same requiring every person and body corporate liable to taxation to bring in unto them a true and exact account of their ratable estate and describing and specifying the value of every parcel thereof at said time and place

And Whereas said Board of Assessors did then and there assess upon Frederick W. Simons eighty six dollars and twenty five cents as his portion of said tax and whereas the property hereinafter described is the same upon which said Frederick W. Simons was assessed as aforesaid and whereas said tax has not been paid

And Whereas Benjamin Tripp City Treasurer of said City did give notice for three weeks in the Manufacturers and Farmers Journal a newspaper published in said City and did post up printed notices in three public places in said City that the estate hereinafter described would be sold at public auction at the office of Francis J. Shelam number 102 North Main Street in said City on the 20th day of July A.D. 1876 at 10 o'clock A.M. or as much thereof as would pay said tax with interest costs and expenses thereon amounting to one hundred five 47/100 dollars

And Whereas said Benjamin Tripp City Treasurer did cause notice of the levy and time and place of said sale to issue to said Frederick W. Simons alias Frederick W. Simons and to Horace C. Tallman purchaser of said estate since the tax was assessed and the Providence County Savings Bank at Pawtucket upon whom said notice was duly served twenty one days previous to said day of sale

And Whereas Charles A. Leonard of Pawtucket at said sale at public auction at the time and place aforesaid being the highest bidder did purchase said estate hereinafter described for the sum of one hundred five 47/100 dollars that being the amount of said tax with interest costs and expenses thereon

Now Therefore I Benjamin Tripp City Treasurer of the City of Providence and resident thereon for and in consideration of the sum of one hundred five dollars and forty nine cents to me in hand paid by said Charles A. Leonard before the ensealing hereof the receipt whereof is hereby acknowledged do hereby bargain sell grant alien and convey unto him the said Charles A. Leonard his heirs and assigns forever Three lots of land with all the buildings

and improvements thereon situated on Calder Street and Maiden Lane in said City of Providence and described as lots numbers fifty nine (59) seventy three (73) and seventy four (74) on plat number forty three (43) of the plats made for the use of the Board of Assessors of said City and on file in the office of said Board

To have and to hold the said granted and bargained premises with all the appurtenances and privileges to the same belonging to him the said Charles A. Leonard his heirs and assigns to his and their only proper use benefit and behoof forever In witness whereof I have hereunto set my hand and seal this first day of August A.D. 1876

Signed sealed and delivered in presence of John G. Massie

Benjamin Tripp (L.S.)
City Treasurer

State of Rhode Island Providence sc In the City of Providence this third day of August A.D. 1876 Benjamin Tripp City Treasurer personally appeared before me and acknowledged the above instrument by him signed in his said capacity to be his free and voluntary act and deed

John G. Massie
Justice of the Peace

Recorded August 8. 1876 at 3.40 P.M. Witness

E. A. Williamson
Recorder of Deeds.

Whereas the City Council of the City of Providence in the State of Rhode Island on the second day of July A.D. 1875 ordered the assessment and collection of a tax on real and personal estate of one dollar and forty five cents on each one hundred dollars of the value thereof and the same was ordered to be levied on the ratable property of said City and to be collected on or before the 30th day of November A.D. 1875

And Whereas the Board of Assessors of said City did assess and apportion said tax on the inhabitants of said City and the ratable property therein at the time ordered by said City Council to wit the 13th day of October A.D. 1875

And Whereas said Board of Assessors did advertise the time and place of their meeting in the Providence Daily Journal a newspaper published in said City and did post up printed notices thereof in three public places in said City for three weeks before assessing the same requiring every person and body corporate liable to taxation to bring in unto them a true and exact account of their ratable estate and describing and specifying the value of every parcel thereof at said time and place

And Whereas said Board of Assessors did then and there assess upon Ella E. Lawton five dollars and eighty cents as her portion of said tax and whereas the property hereinafter described is the same upon which said Ella E. Lawton was assessed as aforesaid And whereas said tax has not been paid

And Whereas Benjamin Tripp City Treasurer of said City did give notice for three weeks in the Mannfacturers and Farmers Journal a newspaper published in said City and did post up printed notices in three public places in said City that the estate hereinafter described would be sold at public auction at the office of Francis J. Sheldon number 102 North Main Street in said City on the 20th day of July A.D. 1876 at 10 oclock A.M. or so much thereof as would pay said tax with interest costs and expenses thereon amounting to fourteen 75/100 dollars And Whereas said Benjamin Tripp City Treasurer did cause notice of the levy and time and place of said sale to issue to said Ella E. Lawton and to the Providence County Savings Bank at Pawtucket upon whom said notice was duly served twenty one days previous to said day of sale

And Whereas Charles A. Leonard of Pawtucket at said sale at public auction at the time and place aforesaid being the highest bidder did purchase said estate hereinafter described for the sum of fourteen 75/100 dollars that being the amount of said tax with interest costs and expenses thereon

Now Therefore I Benjamin Tripp City Treasurer of the City of Providence and resident therein for and in consideration of the sum of fourteen dollars and seventy five cents to me in hand paid by said Charles A. Leonard before the ensealing hereof the receipt whereof is hereby acknowledged do hereby bargain sell grant alien and convey unto him the said Charles A. Leonard his heirs and assigns forever Two lots of land situated on Horton Street in said City of Providence and described as lots number one hundred seventeen (117) and one hundred eighteen (118) on plat number seventy two (72) of the plats made for the use of the Board of Assessors of said City and on file in the office of said Board

To have and to hold the said granted and bargained premises with all the appurtenances and privileges to the same belonging to him the said Charles A. Leonard his heirs and assigns to him and their only proper use benefit and behoof forever

In witness whereof I have hereunto set my hand and seal this first day of August A.D. 1876

Signed sealed and delivered in presence of John E. Massie

Benjamin Tripp (L.S.)
City Treasurer

State of Rhode Island Providence ss. In the City of Providence this third day of August A.D. 1876 Benjamin Tripp City Treasurer personally appeared before me and acknowledged the above instrument by him signed in his said capacity to be his free and voluntary act and deed

John E. Massie
Justice of the Peace

Recorded August 8. 1876 at 3.40 P.M. Witness G. A. Williamson
Recorder of Deeds.

Whereas The City Council of the City of Providence in the State of Rhode Island on the second day of July A.D. 1875 ordered the assessment and collection of a tax on real and personal estate of one dollar and forty five cents on each one hundred dollars of the value thereof and the same was ordered to be levied on the ratable property of said City and to be collected on or before the 30th day of November A.D. 1875 And Whereas the Board of Assessors of said City did assess and apportion said tax on the inhabitants of said City and the ratable property therein at the time ordered by said City Council to wit the 13th day of October A.D. 1875

And Whereas said Board of Assessors did advertise the time and place of their meeting in the Providence Daily Journal a newspaper published in said City and did post up printed notices thereof in three public places in said City for three weeks before assessing the same requiring every person and body corporate liable to taxation to bring in unto them a true and exact account of their ratable estate and describing and specifying the value of every parcel thereof at said time and place

And Whereas said Board of Assessors did then and there assess upon Michael Phalon eighty eight dollars and forty five cents as his portion of said tax and whereas the property hereinafter described is the same upon which said Michael Phalon was assessed as aforesaid And Whereas said tax has not been paid

And Whereas Benjamin Tripp City Treasurer of said City did give notice for three weeks in the Mannfacturers and Farmers Journal a newspaper published in said City and did post up printed notices in three public places in said City that the estate hereinafter described would be sold at public auction at the Office of Francis J. Sheldon number 102 North Main Street in said City on the 20th day of July A.D. 1876 at 10 oclock A.M. or so much thereof as would pay said tax with interest costs and expenses thereon amounting to one hundred seven 13/100 dollars And Whereas said Benjamin Tripp City Treasurer did cause notice of the levy and time and place of said sale to issue to said Michael Phalon and to the Providence County Savings Bank at Pawtucket upon whom said notice was duly served twenty one days previous to said day of sale

And Whereas Charles A. Leonard of Pawtucket at said sale at public auction at the time and place aforesaid being the highest bidder did purchase said estate hereinafter described for the sum of one hundred seven 13/100 dollars that being the amount of said tax with interest costs and expenses thereon

Now Therefore I Benjamin Tripp City Treasurer of the City of Providence and resident therein for and in consideration of the sum of one hundred seven dollars and thirteen cents to me in hand paid by said Charles A. Leonard before the ensealing hereof the receipt whereof is hereby acknowledged do hereby bargain sell grant alien and convey unto him the said Charles A. Leonard his heirs and assigns forever One undivided twenty fifth part of a lot of land with all the buildings and improvements thereon situated on Chaffee Street in said City of Providence and described as lot number four hundred sixteen

(46) on plat number sixty two (62) of the plats made for the use of the Board of Assessors of said City and on file in the office of said Board

To have and to hold the said granted and bargained premises with all the appurtenances and privileges to the same belonging to him the said Charles A. Leonard his heirs and assigns to his and their only proper use benefit and behoof forever In witness whereof I have hereunto set my hand and seal this first day of August A.D. 1876

Signed sealed and delivered in presence of John G. Massie } Benjamin Tripp (Ls) City Treasurer

State of Rhode Island Providence sc In the City of Providence this third day of August A.D. 1876 Benjamin Tripp City Treasurer personally appeared before me and acknowledged the above instrument by him signed in his said capacity to be his free and voluntary act and deed

John G. Massie
Justice of the Peace

Recorded August 8. 1876 at 3 h 40 P.M. } Witness G. A. Williamson
Recorder of Deeds.

Whereas The City Council of the City of Providence in the State of Rhode Island on the second day of July A.D. 1875 ordered the assessment and collection of a tax on real and personal estate of one dollar and forty five cents on each one hundred dollars of the value thereof and the same was ordered to be levied on the ratable property of said City and to be collected on or before the 30th day of November A.D. 1875 And Whereas the Board of Assessors of said City did assess and apportion said tax on the inhabitants of said City and the ratable property therein at the time ordered by said City Council to wit the 13th day of October A.D. 1875

And Whereas said Board of Assessors did advertise the time and place of their meeting in the Providence Daily Journal a newspaper published in said City and did post up printed notices thereof in three public places in said City for three weeks before assessing the same requiring every person and body corporate liable to taxation to bring in unto them a true and exact account of their ratable estate and describing and specifying the value of every parcel thereof at said time and place And Whereas said Board of Assessors did then and there assess upon Arthur McGinniss and wife twenty one dollars and seventy five cents as their portion of said tax and whereas the property hereinafter described is the same upon which said Arthur McGinniss and wife were assessed as aforesaid and whereas said tax has not been paid

And Whereas Benjamin Tripp City Treasurer of said City did give notice for three weeks in the Manufactures and Farmers Journal a newspaper

published in said City and did post up printed notices in three public places in said City that the estate hereinafter described would be sold at public auction at the office of Francis J. Sheldon number 102 North Main Street in said City on the 20th day of July A.D. 1876 at 10 o'clock A.M. or so much thereof as would pay said tax with interest costs and expenses thereon amounting to thirty three 70/100 dollars

And Whereas said Benjamin Tripp City Treasurer did cause notice of the levy and time and place of said sale to issue to the Providence County Savings Bank at Pawtucket upon whom said notice was duly served twenty one days previous to said day of sale

And Whereas Charles A. Leonard of Pawtucket at said sale at public auction at the time and place aforesaid being the highest bidder did purchase said estate hereinafter described for the sum of thirty three 70/100 dollars that being the amount of said tax with interest costs and expenses thereon

Now Therefore I Benjamin Tripp City Treasurer of the City of Providence and resident therein for and in consideration of the sum of thirty three dollars and forty cents to me in hand paid by said Charles A. Leonard before the ensealing hereof the receipt whereof is hereby acknowledged do hereby bargain sell grant alien and convey unto him the said Charles A. Leonard his heirs and assigns forever A lot of land with all the buildings and improvements thereon situated on Julian Street in said City of Providence and described as lot number sixty seven (67) on plat number sixty two (62) of the plats made for the use of the Board of Assessors of said City and on file in the office of said Board

To have and to hold the said granted and bargained premises with all the appurtenances and privileges to the same belonging to him the said Charles A. Leonard his heirs and assigns to his and their only proper use benefit and behoof forever

In witness whereof I have hereunto set my hand and seal this first day of August A.D. 1876

Signed sealed and delivered in presence of John G. Massie } Benjamin Tripp (Ls) City Treasurer

State of Rhode Island Providence sc In the City of Providence this third day of August A.D. 1876 Benjamin Tripp City Treasurer personally appeared before me and acknowledged the within instrument by him signed in his said capacity to be his free and voluntary act and deed

John G. Massie
Justice of the Peace

Recorded August 8. 1876 at 3 h 40 P.M. } Witness G. A. Williamson
Recorder of Deeds.

Whereas The City Council of the City of Providence in the State of Rhode Island on the second day of July A.D. 1875 ordered the assessment and collection on a tax on real and personal estate of one dollar and forty five cents on each one hundred dollars of the value thereof and the same was ordered to be levied on the ratable property of said City and to be collected on or before the 30th day of November A.D. 1875 And Whereas the Board of Assessors of said City did assess and apportion said tax on the inhabitants of said City and the ratable property therein at the time ordered by said City Council to wit the 13th day of October A.D. 1875 And Whereas said Board of Assessors did advertise the time and place of their meeting in the Providence Daily Journal a newspaper published in said City and did post up printed notices thereof in three public places in said City for three weeks before assessing the same requiring every person and body corporate liable to taxation to bring in unto them a true and exact account of their ratable estate and describing and specifying the value of every parcel thereof at said time and place

And Whereas said Board of Assessors did then and there assess upon Charles L. Ellis and John L. Bushee eighty four dollars and ten cents as their portion of said tax and whereas the property hereinafter described is the same upon which said Charles L. Ellis and John L. Bushee were assessed as aforesaid and whereas said tax has not been paid

And Whereas Benjamin Tripp City Treasurer of said City did give notice for three weeks in the Mannufacturers and Farmers Journal a newspaper published in said City and did post up printed notices in three public places in said City that the estate hereinafter described would be sold at public auction at the office of Francis J. Sheldon number 102 North Main Street in said City on the 20th day of July A.D. 1876 at 10 o'clock A.M. or so much thereof as would pay said tax with interest costs and expenses thereon amounting to one hundred two 81/100 dollars

And Whereas said Benjamin Tripp City Treasurer did cause notice of the levy and time and place of said sale to issue to said Charles L. Ellis and John L. Bushee and to Eliza H. Steere Pawtucket Sarah C. Hogg wife of Walter S. Providence and the Providence County Savings Bank Pawtucket upon whom said notice was duly served twenty one days previous to said day of sale

And Whereas Charles A. Leonard of Pawtucket at said sale at public auction at the time and place aforesaid being the highest bidder did purchase said estate hereinafter described for the sum of one hundred two 81/100 dollars that being the amount of said tax with interest costs and expenses thereon

Now Therefore I Benjamin Tripp City Treasurer of the City of Providence and resident therein for and in consideration of the sum of one hundred two dollars and eighty one cents to me in hand paid by said Charles A. Leonard before the ensealing hereof the receipt whereof is hereby acknowledged do hereby bargain sell grant alien and convey unto him the said Charles A. Leonard

his heirs and assigns forever A lot of land with the buildings and improvements thereon situated on Hardenberg Street in said City of Providence and described as lot number two hundred fifty seven (257) on plat number sixty nine (69) of the plats made for the use of the Board of Assessors of said City and on file in the office of said Board

To have and to hold the said granted and bargained premises with all the appurtenances and privileges to the same belonging to him the said Charles A. Leonard his heirs and assigns to his and their only proper use benefit and behoof forever

In witness whereof I have hereunto set my hand and seal this first day of August A.D. 1876

Signed sealed and delivered in presence of John G. Massie — Benjamin Tripp (Ls) City Treasurer

State of Rhode Island Providence sc In the City of Providence this third day of August A.D. 1876 Benjamin Tripp City Treasurer personally appeared before me and acknowledged the above instrument by him signed in his said capacity to be his free and voluntary act and deed

John G. Massie
Justice of the Peace

Recorded August 8. 1876 at 3:40 P.M. Witness E. A. Williamson
Recorder of Deeds.

Know all men That the Citizens Savings Bank the mortgagee named in those two mortgage deeds made by William O'Donnell one dated October 25. 1875 the other dated January 25. 1876 and respectively recorded in Providence Rhode Island one in mortgage book No 76 page 471 the other in mortgage book 77 page 97 in consideration of one dollar paid by William O'Donnell aforesaid the receipt whereof is hereby acknowledged do hereby release & quitclaim to said William O'Donnell & his heirs and assigns all the right title and interest of said Citizens Savings Bank in and to the lot numbered 40 (forty) on a Plat of the Pawtucket Estate named and described in said two mortgage deeds Meaning hereby to release & discharge the said lot 40 (forty) from the operation of said two mortgage deeds To have and to hold the same to him the said Wm O'Donnell his heirs and assigns forever

In witness the corporate seal and name of said Citizens Savings Bank hereto affixed by C. Allen its Treasurer thereunto duly authorized this eleventh day of August 1876

In presence of C. H. Gurney — Citizens Savings Bank (Ls) by C. Allen Treasurer

State of Rhode Island In Providence August 12th 1876 Then E. Allen Treas^r acknowledged the foregoing to be the free act and deed of the Citizens Savings Bank and his own free act & deed as Treas^r

G. A Williamson

Justice of the Peace

Recorded August 12. 1876 at 10.20 a.m. } Witness G. A. Williamson

Recorder of Deeds.

Know all men by these Presents

That we George Metcalf and Joseph B. Knowles of Providence in the State of Rhode Island Trustees appointed by deed from Amey Manton and others bearing date December 1st 1874 and recorded in the land records of said Providence deed book 251 page 285 in execution of the trusts and by virtue of the powers therein created and in consideration of six hundred dollars to us paid by Michael Fogerty of said Providence the receipt whereof is hereby acknowledged do hereby grant bargain sell convey and confirm unto the said Michael Fogerty his heirs and assigns the following described real estate situate in said Providence being part of that conveyed to us in trust by the deed aforesaid that is to say Lot number seventy (70) on a plat of house lots belonging to the estate of Doctor Stephen Randall platted by Cushing & De Witt April 1870 and recorded in book 12 page 12 of the land records of said Providence

Said lot lies on the easterly side of Commodore Street on which it measures forty feet (40) and contains four thousand (4000) square feet of land

To have and to hold said granted premises with all the privileges and appurtenances thereof or thereto belonging to the said Michael Fogerty his heirs and assigns to his and their sole use forever And we the grantors Trustees as aforesaid for ourselves and for our heirs executors and administrators do covenant and engage the above granted premises to the said grantee his heirs and assigns against the lawful claims or demands of any person or persons claiming by through or under us forever to warrant secure and defend by these presents

In witness whereof we hereto set our hands and seals the eighth day of August in the year eighteen hundred and seventy six

Signed sealed and delivered in presence of George Metcalf Jr.

George Metcalf (LS) Trustee

Joseph B. Knowles (LS)

State of Rhode Island & County of Providence ss In Providence August 9th 1876 personally appeared George Metcalf and Joseph B. Knowles Trustees and severally acknowledged the foregoing instrument to be their free act and deed as Trustees

George Metcalf Jr. Notary Public

Recorded August 14. 1876 at 9.12 a.m. } Witness G. A. Williamson

Recorder of Deeds.

Whereas Simon S. Collins of Providence Rhode Island on the twenty ninth day of August 1872 executed to Caleb Farnum of said Providence a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of three negotiable promissory notes bearing even date with said deed of mortgage and made by said Collins payable to said Caleb Farnum or order as follows one for ten thousand dollars in one year from its date one for ten thousand dollars in two years from its date and one for ten thousand dollars in five years from its date & all bearing interest at seven per cent per annum payable semi annually and after that rate till said notes are paid in full and in which said deed of mortgage were certain powers of sale in case of default in the payment of either of said notes or of the interest due thereon reference to said deed of mortgage being had see book No 57 page 315 of the records of mortgages of real estate in said Providence and

Whereas default was made in the payment of the second of said notes and of the semi annual interest due on another of said notes and said default continued for more than ten days and

Whereas said Caleb Farnum advertised said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the twenty third day of June 1876 Walter Callender of said Providence being the highest bidder for the said mortgaged premises became the purchaser thereof for thirteen thousand eight hundred thirteen 38/100 dollars

Now Therefore I the said Caleb Farnum for and in consideration of said sum of thirteen thousand eight hundred thirteen 38/100 dollars to me paid by said Walter Callender the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage grant bargain sell and convey to said Walter Callender his heirs and assigns forever Three lots of land with the improvements thereon situated in the westerly part of said Providence on the southeasterly corner of Broadway & Tobey Streets and are laid out and designated as lots Nos nineteen (19) twenty (20) and twenty one (21) on a plat of the Almy Estate formerly belonging to J & P Rhodes Seth Padelford William Hall & S.B. Dike surveyed & platted by Atwater & Schubarth April 6th 1876 and recorded in the plats of said Providence in plat book No 2 page 13 or as otherwise bounded being the same premises that said Caleb Farnum conveyed to the mortgagor by deed dated August 29th 1872 and the same described in said

deed of mortgage To have and to hold the aforegranted and bargained premises with the privileges and appurtenances thereof to said Walter Callender his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal the twenty seventh day of June eighteen hundred and seventy six

Signed sealed & delivered in presence of James Tillinghast

Caleb Farnum (LS)

State of Rhode Island &c Providence ss In Providence this third day of July 1876 Caleb Farnum acknowledged the aforegoing to be his free and voluntary act & deed

Before me James Tillinghast Justice of the Peace

Recorded August 14. 1876 at 10.35 A.M. Witness J.A. Williamson Recorder of Deeds.

Know all Men by these Presents

That we Nathan Porter and Sarah A. Porter of California formerly of Providence Rhode Island in right of said Sarah A. Porter for and in consideration of the sum of One dollar to us paid by Crispin Salisbury of said Providence present owner of the lot described herein the receipt whereof we hereby acknowledge have remised released and forever quitclaimed and by these presents do remise release and forever quitclaim unto the said Crispin Salisbury his heirs and assigns forever all the right title interest property claim and demand which we now have or of right ought to have or claim in and to That lot of land now in said Providence but formerly in Cranston bounded as follows Beginning on Parlim Avenue at the north westerly corner of said lot thence easterly on said Avenue four (4) feet thence southerly 61 feet thence easterly 46 feet thence southerly 39 feet thence westerly 50 feet and thence northerly 100 feet to the place of beginning being a portion of lot No 94 on a Plat of the Parlim Estate a copy of which plat is on record in Providence in Plat Book No 10 page 11.

To have and to hold the same with all the rights privileges and appurtenances thereunto appertaining to the said Crispin Salisbury his heirs and assigns forever

This deed is made to cure a defect in the acknowledgement of a deed of said lot given by these grantors to S.C. and S.B. Harris July 18. 1853 a copy of which deed is now on record in said Providence in deed book No 213 page 187

In testimony whereof we have hereunto set our hands and seals this first day of August in the year of our Lord one thousand eight hundred and seventy six

Signed sealed and delivered in presence of with the word five erased and six written in lieu thereof before execution Wm Hoskins A.N. Buchanan

Nathan Porter (LS)

Sarah A. Porter (LS)

State of California County of Alameda ss In on this third day of August AD 1876 Then Nathan Porter acknowledged the within to be his free act and deed and thereafterwards on same day Sarah A Porter his wife being examined by me privily and apart from her said husband declared the same instrument then shown and explained to her by me to be her voluntary act and that she does not wish to retract the same In witness whereof I have hereunto set my hand and affix my official seal at my office in the City of Oakland County and State aforesaid the day and year in this certificate first mentioned

(LS) Wm Hoskins Notary Public

State of California County of Alameda ss I C.G. Reed County Clerk of the County of Alameda State of California and Clerk of the County Court of said County (which is a Court of record) do hereby certify that Wm Hoskins whose name is subscribed to the annexed certificate of acknowledgment was at the date of the same and is now a Notary Public in and for said Alameda County duly commissioned and qualified and authorized by law to take the same and full faith and credit are due to all his official acts as such And I do further certify that the signature attached to the annexed certificate is genuine and that it is in accordance with the laws of said State In witness whereof I have hereunto set my hand and affixed the seal of said County Court at my office in Oakland County of Alameda this fourth day of August AD 1876

(LS) Chas. G. Reed
County Clerk and Clerk of the County Court of Alameda County

Recorded August 14. 1876 at 1.45 P.M. Witness J.A. Williamson Recorder of Deeds.

Know all men by these Presents

That we Nathan Porter and Sarah A. Porter of California formerly of Providence Rhode Island in right of said Sarah A. Porter for and in consideration of the sum of one dollar to us paid by James Salisbury of said Providence present owners of the lot described herein the receipt whereof we do hereby acknowledge have remised released and forever quitclaimed and by these presents do remise release and

forever quitclaim unto the said James Salisbury his heirs and assigns forever all the right title interest property claim and demand which we now have or of right might to have or claim in and to That lot of land on the southerly side of Parkim Avenue in Providence R. I. bounded as follows - Beginning on said Avenue at the north easterly corner of said lot thence running southerly sixty one feet thence westerly forty six feet thence northerly sixty one feet to said Avenue thence easterly on said Avenue forty six feet to the place of beginning Being a portion of lot No 94 on a plat of the Parkim Estate which plat is duly recorded

To have and to hold the same with all the rights privileges and appurtenances thereunto appertaining to the said James Salisbury his heirs and assigns forever

This deed is made to cure a defect in the acknowledgment of a deed of said lot given by these grantors to A.C. and A.B. Harris July 18. 1853 a copy of which deed is now on record in said Providence in deed book No 213 page 187

In testimony whereof we have hereunto set our hands and seals this first day of August in the year of our Lord one thousand eight hundred and seventy six

Signed sealed and delivered in presence of
onto the word six erased before execution
Wm Hoskins A.N. Buchanan

Nathan Porter (Ls)

Sarah A. Porter (Ls)

State of California
County of Alameda ss On this third day of August 1876 then Nathan Porter acknowledged the within to be his free act and deed and thereafterwards on same day Sarah A. Porter his wife being examined by me privily and apart from her said husband declared the same instrument then shown and explained to her by me to be her voluntary act and that she does not wish to retract the same In witness whereof I have hereunto set my hand and affixed my official seal at my office in the City of Oakland County and State aforesaid the day and year in this certificate first above mentioned

(Ls) Wm Hoskins Notary Public

State of California County of Alameda ss I C.G. Reed County Clerk of the County of Alameda State of California and Clerk of the County Court of said County (which is a Court of Record) do hereby certify that Wm Hoskins whose name is subscribed to the annexed certificate of acknowledgment was at the date of the same and is now a Notary Public in and for said Alameda County duly commissioned and qualified and authorized by law to take the same and full faith and credit are due to all his official acts as such And I do further certify that the signature attached to the annexed certificate is genuine and that it is in accordance with the laws of said State In witness whereof I have hereunto set my hand and affixed the seal of said County Court at my office in Oakland County of Alameda this fourth day of August A.D. 1876

(Ls)
Chas J. Reed
County Clerk and Clerk of the County Court of
Alameda County

Recorded August 14. 1876
at 1.45 P.M. Witness E.A. Williamson
Recorder of Deeds

Whereas The City Council of the City of Providence in the State of Rhode Island on the second day of July A.D. 1875 ordered the assessment and collection of a tax on real and personal estate of one dollar and forty five cents on each one hundred dollars of the value thereof and the same was ordered to be levied on the ratable property of said City and to be collected on or before the 30th day of November A.D. 1875 And Whereas the Board of Assessors of said City did assess and apportion said tax on the inhabitants of said City and the ratable property therein at the time ordered by said City Council to wit the 15th day of October A.D. 1875

And Whereas said Board of Assessors did advertise the time and place of their meeting in the Providence Daily Journal a newspaper published in said City and did post up printed notices thereof in three public places in said City for three weeks before assessing the same requiring every person and body corporate liable to taxation to bring in unto them a true and exact account of their ratable estate and describing and specifying the value of every parcel thereof at said time and place

And Whereas said Board of Assessors did then and there assess upon Richard Driver and William Peaseley fifty dollars and seventy five cents as their portion of said tax and whereas the property hereinafter described is the same upon which said Richard Driver and William Peaseley were assessed as aforesaid and whereas said tax has not been paid

And Whereas Benjamin Tripp City Treasurer of said City did give notice for three ~~successive~~ weeks in the Manufacturers and Farmers Journal a newspaper published in said City and did post up printed notices in three public places in said City that the estate hereinafter described would be sold at public auction at the office of Francis J. Sheldon number 102 North Main Street in said City on the 25th day of July A.D. 1876 at 10 o'clock A.M. or so much thereof as would pay said tax with interest costs and expenses thereon amounting to sixty four 70/100 dollars

And Whereas said Benjamin Tripp City Treasurer did cause notice of the day and time and place of said sale to issue to said Richard Driver and William Peaseley and to Salmon Brown of Providence upon whom said notice was duly served twenty one days previous to said day of sale

And Whereas Salmon Brown of Providence at said sale at public auction at the time and place aforesaid being the highest bidder did purchase said estate hereinafter described for the sum of sixty four 70/100 dollars that being the amount of said tax with interest costs and expenses thereon

Now therefore I Benjamin Tripp City Treasurer of the City of Providence and resident therein for and in consideration of the sum of sixty four dollars and seventy ten cents to me in hand paid by said Salmon Brown before the ensealing hereof the receipt whereof is hereby acknowledged do hereby bargain sell grant alienate and

conveyands him the said Salmon Bromm his heirs and assigns forever A lot of land situated in the rear of Manton Avenue in said City of Providence and described as lot number seventy one (71) on plat number thirty four (34) of the plats made for the use of the Board of Assessors of said City and on file in the office of said Board

To have and to hold the said granted and bargained premises with all the appurtenances and privileges to the same belonging to him the said Salmon Bromm his heirs and assigns to his and their only proper use benefit and behoof forever -

In witness whereof I have hereunto set my hand and seal this first day of August A.D. 1876

Signed sealed and delivered in presence of John E. Massie

Benjamin Tripp (Ls)
City Treasurer

State of Rhode Island Providence Sc In the City of Providence this fourth day of August A.D. 1876 Benjamin Tripp City Treasurer personally appeared before me and acknowledged the above instrument by him signed in his said capacity to be his free and voluntary act and deed

John E. Massie
Justice of the Peace

Recorded August 16. 1876 at 10.30 a.m. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas by deed recorded in the Office of the Recorder of Deeds in the City of Providence in the State of Rhode Island in real estate mortgage book No 78 at page 421 James B. Black of said City of Providence conveyed the land and estate hereinafter described in fee and in mortgage to the grantee therein named to secure the payment to said grantee of a certain promissory note in said deed described together with semi annual interest on said note as therein mentioned and with power to said grantee on default in the payment of said note or on default in the payment of the semi annual interest due thereon to sell and convey said land for the payment of said note and interest all of which by reference hereby made to said deed will more fully and at large appear -

And Whereas default has been made in the payment of said semi annual interest and such default has continued for the space of ten days and notice of the sale of said land as hereinafter referred to has been after the expiration of said ten days given for twenty days by advertisement in the Manufacturers and Farmers Journal one of the public newspapers printed in said City of Providence as in said mortgage deed provided and at sale of said land as advertised held on the fourth day of August A.D. 1876 on the premises pursuant to said notice the same was sold to W. C.

Butler of said Providence who was the highest bidder therefor in the sum of fifteen hundred dollars Now therefore I D. Russell Bromm of said Providence the grantee named in said mortgage deed by virtue and in exercise of the power to me granted in and by said deed and of every other power me hereunto enabling and for and in consideration of said sum of fifteen hundred dollars to me paid by said W. C. Butler the receipt whereof is hereby acknowledged do hereby grant bargain sell and conveyands him the said W. C. Butler his heirs and assigns forever - all and singular the premises conveyed by said mortgage deed viz - That certain lot of land situated in the westerly part of the City of Providence described as follows - Beginning at the southwesterly corner of land belonging to Enoch Tallman on the northerly line of Pine Street thence easterly bounded southerly on the northerly line of said Pine Street just one hundred feet and holding the width of one hundred feet and extends back northerly ninety five feet bounded westerly on said Tallman land northerly on said Tallman and James Rothwell and easterly on land of Peleg W. Gardiner being a portion of the land conveyed to said Gardiner in a deed on record in book No 183 at page 51 in the Recorders Office in said City of Providence. The above named and described premises are subject to prior mortgages of eight thousand dollars

To have and to hold the same premises with the privileges and appurtenances thereof unto and to the use of him the said W. C. Butler his heirs and assigns forever In testimony whereof I have hereunto set my hand and seal this seventh day of August A.D. 1876

Signed sealed and delivered in presence of B. F. Bromm

D. Russell Bromm (Ls)

State of Rhode Island &c Providence Sc In Providence this tenth day of August A.D. 1876 D. Russell Bromm personally appeared before me and acknowledged the above instrument by him signed to be his free and voluntary act and deed

B. F. Bromm Notary Public

Recorded August 17. 1876 at 10.25 a.m. Witness G. A. Williamson
Recorder of Deeds.

Whereas The City Council of the City of Providence in the State of Rhode Island on the second day of July A.D. 1875 ordered the assessment and collection of a tax on real and personal estate of one dollar and forty five cents on each one hundred dollars of the value thereof and the same was ordered to be levied on the ratable property of said City and to be collected on or before the 30th day of November A.D. 1875 And Whereas the Board of Assessors of said City did assess and apportion said tax on the inhabitants of said City and the ratable property therein at the time ordered by said City Council to wit the 13th day of October A.D. 1875

And Whereas said Board of Assessors did advertise the time and place of their meeting in the Providence Daily Journal a newspaper published in said City and did post up printed notices thereof in three public places in said City for three weeks before assessing the same requiring every person and body corporate liable to taxation to bring in unto them a true and exact account of their taxable estate and describing and specifying the value of every parcel thereof at said time and place

And Whereas said Board of Assessors did then and there assess upon Thomas Donahoe fifteen dollars and ninety five cents as his portion of said tax and whereas the property hereinafter described is the same upon which said Thomas Donahoe was assessed as aforesaid And whereas said tax has not been paid

And Whereas Benjamin Tripp City Treasurer of said City did give notice for three weeks in the Manufacturers and Farmers Journal a newspaper published in said City and did post up printed notices in three public places in said City that the estate hereinafter described would be sold at public auction at the office of James J Sheldon number 102 North Main Street in said City on the 20th day of July A.D. 1876 at 10 o'clock A.M. or so much thereof as would pay said tax with interest costs and expenses thereon amounting to twenty five 83/100 dollars

And Whereas said Benjamin Tripp City Treasurer did cause notice of the levy and time and place of said sale to issue to said Thomas Donahoe and to John B. Hennessy of Providence upon whom said notice was duly served twenty one days previous to said day of sale

And Whereas John B. Hennessy of Providence at said sale at public auction at the time and place aforesaid being the highest bidder did purchase said estate hereinafter described for the sum of twenty five 83/100 dollars that being the amount of said tax with interest costs and expenses thereon

Now Therefore I Benjamin Tripp City Treasurer of the City of Providence and resident therein for and in consideration of the sum of twenty five dollars and eighty three cents to me in hand paid by said John B. Hennessy before the ensealing hereof the receipt whereof is hereby acknowledged do hereby bargain sell grant alien and convey unto him the said John B. Hennessy his heirs and assigns forever

One undivided eighth part of a lot of land with the buildings and improvements thereon situated on Martin Street in said City of Providence and described as lot number ninety two (92) on plat number three (3) of the plats made for the use of the Board of Assessors of said City and on file in the office of said Board

To have and to hold the said granted and bargained premises with all the appurtenances and privileges to the same belonging to him the said John B. Hennessy his heirs and assigns to his and their only proper use benefit and behoof forever

In witness whereof I have hereunto set my hand and seal this first day of August A.D. 1876

Signed sealed and delivered in presence of
John G. Massie

Benjamin Tripp (L.S.)
City Treasurer

State of Rhode Island Providence sc In the City of Providence this fourth day of August A.D. 1876 Benjamin Tripp City Treasurer personally appeared before me and acknowledged the above instrument by him signed in his said capacity to be his free and voluntary act and deed

John G. Massie Justice of the Peace

Recorded August 17, 1876 at 10 a.m. Witness J. A. Williamson Recorder of Deeds.

Know all men by these Presents

That I Bernard McGuinness of the City and County of Providence in the State of Rhode Island Administrator of the estate of Ellen Fallon late of said Providence deceased by virtue of the power and authority vested in me by the Municipal Court of the City of Providence for and in consideration of the sum of seventeen hundred and twenty dollars to me paid by Mary H. Bisbee wife of Ezra Bisbee of said Providence she being the highest bidder at a public auction of the estate hereby conveyed on the eleventh day of August A.D. 1876 the receipt of which said sum I hereby acknowledge do hereby in my said capacity grant bargain sell and convey unto the said Mary H. Bisbee her heirs executors administrators and assigns forever all the right title and interest which said Ellen Fallon had at the time of her decease in and to the following described premises Being one undivided half part of lots numbers thirty two (32) thirty three (33) and a part of lot number thirty four (34) together with the right title and interest in the gangway running through said lot thirty four with one half of the improvements thereon on a plat of lots on Bennetts Hill belonging to Wm. A. Howard surveyed and platted April 26th 1845 by Atwater & Schubarth copied July 2nd 1852 by Schubarth & Haines said plat is recorded in the land records of said Providence in plat book No 2 page 9 The whole of the premises above described being lots 82 (eighty two) and 83 (eighty three) on Assessors Plat number (33) thirty five reference to the above plat is being made for a further description of the premises above conveyed Being part of the premises conveyed to John Donnelly by deed recorded in the land records of said Providence in deed book No 95 page 116 and the interest herein conveyed was inherited by the said Ellen Fallon from her father the said John Donnelly

To have and to hold the aforesaid granted and bargained premises and the appurtenances thereof to her the said Mary H. Bisbee her heirs executors administrators and assigns forever to her and their only use and benefit and behoof forever

And I do covenant and agree to and with the said Mary H. Bisbee her heirs executors administrators and assigns that I was and am empowered by the said Municipal Court to make sale thereof that the said premises was sold according

to the direction of the said Municipal Court heretofore given to me, relative to the sale thereof That in every respect I have at all times conformed to the decrees of said Municipal Court and the laws of the State of Rhode Island in the premises That I will warrant and defend the said premises against the lawful claims of all persons claiming by through or under me or claiming by through or under Ellen Fallon

In testimony whereof I have hereunto set my hand and seal in my said capacity as Administrator this twelfth day of August in the year of our Lord one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Cecil H. Clemence

Bernard McGuinness (21)
Administrator

State of Rhode Island &c Providence &c In said Providence on eighteenth day of August A.D. 1876 Then the aforenamed Bernard McGuinness personally appeared before me and acknowledged the foregoing instrument signed by him in his said capacity as Administrator to be his free and voluntary act and deed and his free act and deed individually

Edwin R. Holden
Notary Public

Recorded August 18. 1876 at 11.15 a.m. Witness J. W. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas Michael McCauley of North Providence in the County of Providence and State of Rhode Island did on the sixteenth day of November 1870 make and execute his certain deed of mortgage of that date of a certain lot of land situated in North Providence which said lot is hereinafter more particularly described to William M. Bailey George B. Ruggles and Amasa M. Eaton Trustees under the Will of Sarah B. Eaton late of North Providence deceased for the purpose of securing the payment of a certain promissory note made by the said Michael McCauley bearing even date with said deed of mortgage and made payable to the said William M. Bailey George B. Ruggles and Amasa M. Eaton Trustees as aforesaid five years after date for the sum of One hundred and eighty dollars with interest at the rate of seven per cent per annum payable semi annually

And whereas the said Michael McCauley and Anne McCauley his wife by the same deed of mortgage did authorize and fully empower the said William M. Bailey George B. Ruggles and Amasa M. Eaton Trustees as aforesaid and the survivor or survivors of them and the executor or executors of such survivor or other the Trustee or Trustees under said Will of said Sarah B. Eaton at any time in case default should be made in the payment of said promissory note

or of the semi annual interest due thereon or of the taxes or assessments upon said estate as the same should become payable or of any or either of them or of any part thereof to sell at public auction the premises so mortgaged first giving notice of the time and place of sale by publishing the same at least once each week for three successive weeks in some newspaper printed in the City of Providence and on sale thereof in their own names to make execute and deliver to the purchaser or purchasers thereof a good and sufficient deed or deeds of the same in fee simple And whereas default was made in the payment of the semi annual interest due on said promissory note at the time when the same became payable And whereas the said Trustees did advertise the said premises for sale in the Rhode Island Country Journal one of the public newspapers printed in the City of Providence once each week for three successive weeks prior to the day of sale in all respects according to the terms of said deed of mortgage And whereas at the public auction held in pursuance of such advertisement (reference being had to the same) on the twenty eighth day of July 1876 and Thomas B. Bailey of Providence being the highest bidder for the said premises did become the purchaser thereof

Now therefore Know Ye That we the said William M. Bailey George B. Ruggles and Amasa M. Eaton Trustees under the will of Sarah B. Eaton deceased for and in consideration of the sum of one hundred and fifty dollars to us paid by the said Thomas B. Bailey the receipt whereof we do hereby acknowledge (said sum being the amount bid by him for the same) do by these presents by virtue of the power conferred upon us by said deed of mortgage above mentioned give grant bargain sell convey and confirm unto him the said Thomas B. Bailey his heirs and assigns forever That lot of land situated in the tenth ward of the City of Providence formerly North Providence being the lot laid out and delineated and described as lot numbered 36 (thirty six) upon the plat entitled Plat No 1 of land in North Providence belonging to the estate of Mrs. Sarah B. Eaton platted Sept. 1870 by order of W. M. Bailey G.B. Ruggles Amasa M. Eaton Trustees Cushing & De Witt which said plat is filed in the Town Clerks Office of said North Providence and also a copy whereof is filed in the office of the Recorder of Deeds in said City of Providence reference thereto being had and being the same premises described in the deed of mortgage above mentioned To have and to hold the said premises with all the appurtenances to the same belonging to him the said Thomas B. Bailey his heirs and assigns to their only proper use benefit and behoof forever And we the said William M. Bailey George B. Ruggles and Amasa M. Eaton for ourselves and our successors in said trust do covenant with the said Thomas B. Bailey his heirs executors administrators and assigns that at the date of said sale we were as such Trustees the bona fide holders of said deed of mortgage and that we had in our said capacity good right and lawful authority to make sale of the said premises in the manner

aforesaid and that we have done and performed all things in reference to said sale essential to give validity to the title of said Thomas B. Bailey under said deed of mortgage In witness whereof we have hereunto set our hands and seals this twenty eighth day of July in the year of our Lord one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Chas W. Farnum witness signature of G.B. Ronggles W.M. Bailey Jr. witness to signatures of Wm. M. Bailey and Amasa M. Eaton

Wm. M. Bailey (Ls)
G. B. Ronggles (Ls)
Amasa M. Eaton (Ls)

Grantee names in the deed of Thomas B. Eaton Attorney

State of Rhode Island &c Providence sc In Glocester this 5th day of August A.D. 1876 then the aforenamed George B. Ronggles personally appeared before me and acknowledged the foregoing instrument by him signed as Trustee to be his free voluntary act and deed

Chas W. Farnum Justice of the Peace

State of Rhode Island &c

Providence sc In the City of Providence this eighth day of August A.D. 1876 personally appeared before me William M. Bailey and Amasa M. Eaton and severally acknowledged the foregoing instrument by them signed as Trustees to be their free and voluntary act and deed as Trustees as aforesaid

W.M. Bailey Jr.
Notary Public

Recorded August 18. 1876 at 12.45 P.M. Witness F.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas my brother Elhanan Martin of the City of Providence in the State of Rhode Island did by his deed dated 22d day of October 1875 release and quitclaim to me Plain W. Martin of Providence all his right title and interest in and to a certain tract of land situate in North Providence containing about one half of an acre more or less for the consideration and upon the trusts therein expressed among which one was that at the end of three years at his request in writing I should reconvey the said estate to him his heirs and assigns forever and I having been now requested to reconvey the said estate to him I do therefore in consideration of one dollar and of his request in writing by him signed hereto annexed hereby release and forever quitclaim to him the said Elhanan Martin all my right title and interest in and to the said tract of land bounded and described as follows to wit- beginning at the northeasterly corner of said lot of land at a stone set

into the ground at the end of the stone wall on the west side of the lane and from thence running N 69° W with James Angells land ten and one half rods to a stone set in the ground near the bank thence S 19° W with Ann M. Martins lands seven rods and ten links to stone set in the ground near the ditch and on the west side of it thence N 76½° E with land of Ann M. Martin twelve rods to stone set in the ground on the west side of the aforesaid lane thence N 2½° E. with the west line of said lane five rods and eleven links to the first mentioned bound and contains about one half of an acre of land be it more or less meaning and intending to convey the above described lot that was conveyed to me by deed from Le Baron Martin and Ann M. Martin his wife by deed dated March 31st 1860 and recorded in book 25 page 416 of Pawtucket formerly of North Providence

To have and to hold the same to him the said Elhanan Martin his heirs and assigns forever with all the rights privileges and appurtenances as of his former estate

In testimony whereof I have hereunto set my hand and seal this eighteenth day of August in the year of our Lord 1876

Signed sealed and delivered in presence of with the word my erased and his interlined on page 1 also year interlined David S. Baker Jr.

Plain W. Martin (Ls)
Trustee

State of Rhode Island &c Providence sc In the City of Providence this eighteenth day of August A.D. 1876 personally appeared before me Plain W. Martin and acknowledged the foregoing instrument by her signed to be her voluntary act and deed

David S. Baker Jr
Notary Public

To Plain W. Martin

I hereby request you in pursuance of my deed to you dated the 22d day of October 1875 to reconvey to me all my interest in and to that certain lot of land situated in North Providence and is bounded and described as follows to wit beginning at the northeasterly corner of said lot of land at a stone set into the ground at the end of the stone wall on the west side of the and from thence running N 69° W with James Angells land ten and one half rods to a stone set in the ground near the brook thence S 19° W with Ann M. Martins lands seven rods and ten links to stone set in the ground on the west side of the aforesaid lane thence N 2½° E with the west line of said lane five rods and eleven links to the first mentioned bound and contains about one half of an acre of land be it the same more or less meaning and intending to convey the above described lot that was conveyed to me by deed from Le Baron Martin and Ann M. Martin his wife by deed March 31st 1860 and recorded in book 25 page 416 of Pawtucket formerly North Providence

Elhanan Martin

Recorded August 18. 1876 at 1.10 P.M. Witness F.A. Williamson
Recorder of Deeds.

Whereas

William Barstow and Julia C H Barstow his wife of the City and County of Providence and State of Rhode Island did on the second day of February A D 1874 make a deed of trust which is recorded in Deed Book No 248 at page 371 of the records of said City of Providence to the subscribers (with other parcels of land and real estate) of the real estate hereinafter more particularly described upon condition that if the said William Barstow or his heirs executors or administrators or any other person for him or them either through the exercise of the powers or any of them contained in said deed or otherwise should well and truly pay or cause to be paid on or before the second day of August A D 1875 all sums of money for which he was then indebted or under liability said deed should be void otherwise to remain in full force

And provided further that in case default should be made in the performance of the conditions of said deed or any part thereof it should be lawful for the subscribers as Trustees under said deed to sell said granted estate or any part thereof at public auction as they should deem advisable first giving notice of said sale by advertising the same at least twice a week for at least three successive weeks in some newspaper printed in the City of Providence

And whereas default has been made in the condition of said deed and the estate hereinafter described was by the subscribers advertised in the Providence Daily Journal a public newspaper printed in said City of Providence twice a week for three successive weeks next before the first day of August A D 1876

And whereas on said day said estate was sold at public auction in pursuance of said advertisement to David Millard of said City of Providence he being the highest bidder therefor for the sum of Seven thousand thirty seven and 41/100 dollars (7037.41)

Now Therefore Know all men by these presents That we J Russell Bullock of Bristol Robert Sherman of Pawtucket and Jeremiah S Parish of the City of Providence and all of the State of Rhode Island by virtue of the power and authority conferred upon us by said deed and in accordance with the terms and conditions thereof reference to which is hereby made for greater certainty for and in consideration of the sum of Seven thousand thirty seven and 41/100 (7037.41) dollars to us paid by said David Millard the receipt of which is hereby acknowledged have given granted bargained sold and conveyed and by these presents do hereby give grant bargain sell convey and confirm unto the said David Millard his heirs and assigns forever all the right title and interest that said William Barstow and Julia C H Barstow his wife conveyed to us by said trust deed in the following described estate in said City of Providence namely One equal undivided half part of that parcel of land with the improvements thereon standing situated at the corner of Broad and Potter Streets bounded northerly on Broad Street about thirteen (13) feet westerly on Potter Street about seventy six (76) feet southerly and easterly on land known as

the Potter Estate and contains about fourteen hundred and eighty one 56/100 (1481 56/100) square feet of land To have and to hold the same with all the rights privileges and appurtenances thereunto belonging unto him the said David Millard his heirs and assigns to his and their use benefit and behoof forever In testimony whereof we have hereto set our hands and seals this eighth day of August A D 1876

Signed sealed and delivered
in presence of The words and
Julia C H Barstow his wife having been
previously inserted in line one page one
and line five page three of this deed
Lonie L Angell

J Russell Bullock (L.S.)
Robert Sherman (L.S.)
J S Parish (L.S.)

State of Rhode Island &c Providence ss In the City of Providence this eighth day of August A D 1876 personally appeared before me the within named J Russell Bullock Jeremiah S Parish and Robert Sherman and acknowledged the foregoing instrument by them signed to be their free and voluntary act and deed

Lonie L Angell Notary Public

Recorded August 19th 1876
at 11.45 A M

Witness E C Williamson
Recorder of Deeds.

Know all men by these Presents

That we Sophia D Kelly Eben S Kelly John B Kelly Albert C Greene and Emily A Greene wife of the said Albert C Greene in right of the said Emily A Greene all of the City and County of Providence and State of Rhode Island in consideration of the sum of One dollar to us in hand paid by Asba B Dike and John R Balch both of said Providence surviving trustees under the will of Ebenezer Kelly late of said Providence deceased the receipt whereof we do hereby acknowledge do hereby remise release and forever quit-claim unto the said Asba B Dike and John R Balch surviving Trustees as aforesaid their heirs and assigns forever all our right title interest property claim and demand in and to

A certain tract or parcel of land with all the buildings and improvements thereon situated on the corner of North Main Street and Market Square in said City of Providence known as the Granite Building bounding westerly on the estate of the heirs of the late Thomas Howard northerly on the estates of Henry B Brown and the Whitaker Building Association easterly on North Main Street and southerly on Market Square

To have and to hold the same together with all the privileges and appurtenances thereof to them the said Asba B Dike and John R Balch

surviving Trustees as aforesaid their heirs and assigns forever And we the said Sophia P. Kelly Eben A. Kelly John B. Kelly Albert C. Greene and Emily A. Greene for ourselves our heirs executors and administrators do covenant with the said Arba B. Dike and John R. Balch surviving Trustees as aforesaid their heirs and assigns that we will warrant and defend the same to the said Arba B. Dike and John R. Balch surviving Trustees as aforesaid their heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under us And we Dorcas H. Kelly wife of the said Eben A. Kelly and Susan H. Kelly wife of the said John B. Kelly in consideration of the aforesaid sum paid our respective husbands do hereby remise release and forever quit-claim unto them the said Arba B. Dike and John R. Balch surviving Trustees as aforesaid their heirs and assigns forever all our right of dower in and to all the afore-granted and described premises

In testimony whereof we have hereunto set our hands and seals this seventh day of July in the year of our Lord one thousand eight hundred and seventy six (A.D. 1876)

Signed sealed and delivered
in presence of Samuel Ames
witness to signature of Sophia P. Kelly
and Eben A. Kelly Minerva B. Kelly
W. J. R. Phillips. Lydia F. Metcalf
In presence of Chas H. Tefft Jr of
Saratoga Springs N.Y. for Albert C. & Emily A. Greene

Sophia P. Kelly (L.)
Eben A. Kelly (L.)
Dorcas H. Kelly (L.)
John B. Kelly (L.)
Susan H. Kelly (L.)
Albert C. Greene (L.)
Emily A. Greene (L.)

State of Rhode Island &c Providence sc In the City of Providence in said County this tenth day July A.D. 1876 then personally appeared Sophia P. Kelly and John B. Kelly and severally acknowledged the within instrument by them signed to be their free and voluntary acts and deeds

Before me Samuel Ames. Notary Public

Providence sc In the City of Providence in said County of Providence and State of Rhode Island on this twenty first day of August A.D. 1876 then personally appeared Albert C. Greene one of the subscribers to the foregoing instrument and acknowledged the same to be his free and voluntary act and deed And at the same time and place Emily A. Greene wife of the said Albert C. Greene also one of the subscribers to the foregoing instrument being examined by me privily and apart from her said husband after having said instrument shown and explained to her by me she being so apart declared the same to be her voluntary act and that she did not wish to retract the same

Before me Charles Pitts Robinson
Notary Public

State of Rhode Island &c Providence sc In the City of Providence in said County this 12th day of July A.D. 1876 then Eben A. Kelly personally appeared and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Before me Samuel Ames. Notary Public

Recorded August 21st 1876 at 11 A.M. } Witness J. W. Williamson Recorder of Deeds.

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319 63

Know all Men by these Presents

That we William G.R. Mowry and Sturges P. Carpenter of Providence in the State of Rhode Island &c by virtue and in exercise of the power in us or either of us vested under and by virtue of the deed from Theodor G. Eisvald to me said Mowry as Trustee recorded in the office of the Recorder of Deeds for said Providence in Deed Book number 195 page 123 and as surviving partners of the late firm of W.G.R. Mowry and Company which was composed of us and Nathaniel M. Bradley late of said Providence deceased or otherwise howsoever and in accordance with and in pursuance of the opinion and decree of the Supreme Court of said State read and entered at the March Term of said Court for the County of Providence in the year 1876 in the cause in equity of William G.R. Mowry and others against Maria L. Bradley and others numbered 1258 on the equity docket of said Court at said Term and in consideration that the sale of the land hereinafter described is necessary to pay the debts and settle the affairs and accounts of said firm and in further consideration of the sum of Seven thousand two hundred dollars to us paid by Frank E. Richmond of said Providence the receipt whereof is hereby acknowledged do give grant bargain sell and convey to said Frank E. Richmond his heirs and assigns forever

All that parcel of land situate in said Providence bounded southerly on King Street one hundred twenty feet and westerly on Foley Street formerly called Harkness Street one hundred feet and being the lots laid out and designated as number 251. 252. and 253 on the plat of the William Almy estate on the north side of Broadway recorded in the office of the Recorder of Deeds for said Providence in Plat Book number 2 page 14 and on the plat of house lots belonging to Usher Parsons surveyed and platted May 8th 1868 by A.B. Schubarth recorded in said office in Plat Book number 8 page 30 and as number 300 and 301 on the plat of house lots belonging to H.G. Eisvald being a part of the William Almy estate on Broadway by A.B. Schubarth 1870 recorded in said office in Plat Book number 7 page 32 and being part of the land which was conveyed by Theodor G. Eisvald to William G.R. Mowry Trustee by the deed hereinbefore referred to Reference being hereby made to said plats and deed and to the several records thereof aforesaid

To have and to hold the same with the appurtenances unto

and to the use of him said Frank E. Richmond his heirs and assigns forever

And we the said William G.R. Mowry and Stenges P. Carpenter for ourselves and our heirs executors and administrators covenant and agree with said Frank E. Richmond his heirs and assigns that we have good right and lawful authority to convey said land and premises as aforesaid that the same are free from all encumbrances and conveyances whatsoever except prior conveyances by us to said Frank E. Richmond and the same land and premises to said Frank E. Richmond his heirs and assigns against the lawful claims and demands of all persons except under said prior conveyances by us to him forever to warrant secure and defend

And I Maria L. Bradley Widow of said Nathaniel M. Bradley in consideration of the premises remise release and forever quit claim to said Frank E. Richmond his heirs and assigns all my right of dower and all other my right title and interest in and to the land and premises herein described

In testimony whereof we hereto set our hands and seals this 17th day of July A.D. 1876

Signed & Sealed in presence of
Elisha C. Mowry as to sigs of
W.G.R. Mowry and Stenges P. Carpenter
G.H. Carpenter for by M.L.B.

Wm G.R. Mowry (L)
Stenges P. Carpenter (L)
Maria L. Bradley (L)

Providence ss. In the City of Providence this 17th day of July A.D. 1876 personally came and appeared before me Wm G.R. Mowry and Stenges P. Carpenter and severally acknowledged the aforegoing instrument by them signed to be their free and voluntary act and deed

Elisha C. Mowry - Justice of the Peace

Maria L. Bradley acknowledged the aforegoing instrument to be her free act and deed before me this 21st day of August 1876

Elisha C. Mowry - Justice of the Peace

Recorded August 21st 1876 at 9 A.M.
Witness G.A. Williamson
Recorder of Deeds.

Know all Men

That I George M. Ardoene the lessee named in a lease from Walter S. Burgess dated July 18th 1876 and recorded in the land records of Providence Rhode Island in Deed Book No 190 page 423 in consideration of One dollar to me paid by Lloyd A. Tillinghast of said Providence do hereby assign and transfer to said Tillinghast the said indenture of lease and all my right title and interest in and to the premises therein described

To have and to hold the same to him the said Lloyd A. Tillinghast & his heirs and assigns for and during the unexpired term of said lease he the said Tillinghast and his heirs and assigns keeping and performing the covenants in said lease on my part to be kept and performed and holding me & my heirs and assigns harmless therefrom

And in further consideration as aforesaid I do hereby grant

sell and convey to the said Lloyd A. Tillinghast all the buildings and improvements standing on the premises described in said lease according to the terms contained in said lease in relation thereto To have and to hold the same to said Tillinghast & his heirs for and during the term aforesaid

In witness my hand and seal August 9th 1876

In presence of G.A. Williamson

George M. Ardoene (L)

State of Rhode Island
In Providence August 9th 1876 then George M. Ardoene acknowledged the foregoing to be his free act and deed

Before me. G.A. Williamson. Justice of the Peace

Recorded August 22nd 1876 at 10 A.M.
Witness G.A. Williamson
Recorder of Deeds.

Know all Men by these Presents

That Whereas Charles Greene of Providence R.I. on the third day of June 1873 executed a deed of mortgage of certain real estate hereinafter described to the Mechanics Savings Bank a corporation legally incorporated and established and transacting business in the City of Providence in the State of Rhode Island for the purpose of securing the payment of a negotiable promissory note for the sum of Eighteen thousand dollars bearing even date with said deed of mortgage and made by said Charles Greene payable to said Mechanics Savings Bank or order in six months from date with interest at seven and one half pr ct per annum in advance till paid and in which said mortgage were certain powers of sale in case of default in the payment of said note as will fully appear by reference to the record of said mortgage in Book No 58 page 149 of the records of mortgages of real estate in said Providence

And whereas default was made in the payment of said note and whereas said Mechanics Savings Bank advertised the premises hereinafter described for sale in the Providence Journal one of the public newspapers printed in said Providence for three successive weeks prior to the day of sale in all respects according to the terms of said mortgage And whereas at the public auction held in pursuance of said advertisement on the 10th day of August 1876 the second National Bank a corporation legally incorporated and established and transacting business in said City of Providence being the highest bidder for the hereinafter described premises became the purchaser thereof for the sum of Nineteen thousand dollars ($19.000)

Now therefore the said Mechanics Savings Bank in consideration of said sum of Nineteen thousand dollars to it paid by said 2d National Bank the receipt of which said sum is hereby acknowledged hereby by virtue of the

power conferred upon it by said deed of mortgage grant bargain sell and convey to said 2d National Bank its successors and assigns forever

That tract of land with the buildings and improvements thereon situate in Providence (formerly Cranston) comprising lots No 64 to 77 inclusive and also a lot marked John W Coles lot on a plat of land belonging to Silas Moore surveyed and platted by Cushing & Fairnum 1862 and which said plat is on record in Providence in Book of Plats No 9 page 11 The lot marked John W. Coles contains 6400 square feet of land more or less Being the same premises conveyed to said Charles Greene by 5 (five) deeds viz One from Wm C Taylor dated fourteenth October 1871 and recorded in Providence records in Book 197 page 121 Another from Wm C. Taylor dated nineteenth December 1871 and recorded in Book 197 page 305 of Providence records Another from Lewis C Holmes and wife dated second May 1872 and recorded in Book 198 page 385 of Prov records Another from Wm C. Taylor dated eighth of June 1872 and recorded in Book No 236 page 433 of Providence records Another from Nathaniel D Fletcher dated July 1871 and recorded in Book No page of the records of Providence

To have and to hold the aforegranted premises with the appurtenances thereof to said 2d National Bank its successors and assigns forever

In witness whereof the said Mechanics Savings Bank by William Knight its Treasurer for that purpose duly authorized has hereunto set its hand and corporate seal this fifteenth day of August 1876

Signed sealed and delivered
in presence of
Daniel G Wood

Mechanics Savings Bank (L)
By Wm Knight Treas

State of Rhode Island Providence County ss In Providence this seventeenth day of August 1876 then Wm Knight Treasurer personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed and the free act and deed of the Mechanics Savings Bank

Daniel G Wood Notary Public

Recorded August 22d 1876 at 1.25 P.M. } Witness J. A. Williamson
Recorder of Deeds.

Whereas

Patrick Grimley and Jane Grimley of the City and County of Providence and the State of Rhode Island on the first day of October A.D. 1875 executed to Nathan B. Harris of the Town of Johnston County and State aforesaid a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of Five hundred dollars bearing date of the first day of October A.D. 1875 made payable to the

said Nathan B. Harris or order one year after date with interest semi-annually at the rate of twelve per cent per annum and signed by said Patrick Grimley and Jane Grimley and in which said mortgage were certain powers of sale in case of default in the payment of said note or the semi-annual interest due thereon Reference to the record of said mortgage in real estate Book No 77 at page 381 of the land records of the City of Providence R.I. being had

And whereas default was made in the payment of the semi-annual interest due on said note and said default continued for more than ten days And whereas said Nathan B. Harris advertised said mortgaged premises for sale in the Manufacturers and Farmers Journal one of the public newspapers published in the City of Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and whereas at the public auction held in pursuance of said advertisement on the fourth day of August A.D. 1876 Wallace E. Harris of Johnston R.I. being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of Five hundred and fifty dollars

Now therefore I the said Nathan B. Harris in consideration of said sum of Five hundred and fifty dollars to me paid by said Wallace E Harris the receipt of which said sum is hereby acknowledged hereby by virtue of the power conferred upon me by said deed of mortgage grant bargain sell and convey to the said Wallace E. Harris his heirs and assigns

Two certain lots of land situated in said Providence (tenth ward) laid out and described as lots number thirty two (32) and thirty three (33) on a plat of building lots belonging to E.A. Steere drawn by Wm E. Haines September 1864 Being the same estate conveyed to Margaret Grimley by E.A. Steere by deed recorded in records of North Providence in Book No 38 page 316 dated April 25 A.D. 1866 Reference to said deed and to said plat recorded in said North Providence being hereby had

To have and to hold said afore-granted premises with the privileges and appurtenances thereof to said Wallace E. Harris his heirs and assigns forever And I the said Nathan B. Harris do hereby covenant with the said Wallace E. Harris his heirs and assigns that at the date of said sale I was the owner and holder of said mortgage and had good right to sell said premises as aforesaid and in making said sale I have fully complied with the requirements of said mortgage in relation thereto In testimony whereof I have hereunto set my hand and seal this fourth day of August A.D. 1876

Signed sealed and delivered
in presence of. W.A. Phillips

Nathan B. Harris (L)

State of Rhode Island &c Providence ss In Providence in said County on this fourth day of August A.D. 1876 the above named Nathan B. Harris

personally appeared before me and acknowledged the aforegoing instrument by him signed to be his free and voluntary act and deed

William A Phillips Notary Public

Recorded August 23d 1876 at 11.20 A.M. } Witness J.W. Williamson

No. Recorder of Deeds.

Know all Men by these Presents

Whereas John O Halloran of North Providence in the County of Providence and State of Rhode Island did on the twenty eighth (28th) day of November A.D. 1873 execute and deliver to John Armstrong of the City of Providence and State aforesaid a certain mortgage deed of the premises hereinafter described to secure the payment of the sum of Four hundred dollars which said mortgage deed is recorded in the Land Records of said North Providence in Real Estate Mortgage Book Number sixty six (66) at page four hundred and eighty five (485) And whereas Sarah O Halloran wife of said John O Halloran did join her said husband in said mortgage deed as grantor of her right of dower in said premises And whereas the said John and Sarah O Halloran did in and by the terms and provisions of said mortgage deed constitute and appoint the said John Armstrong their true and lawful Attorney for the purposes and with the powers therein mentioned (for a more particular statement whereof reference may be had to said mortgage deed)

And whereas the said O Halloran did make default in the payment of the note secured by said mortgage deed and of the interest thereon according to the tenor and effect thereof whereby the conditions of said mortgage deed were broken And whereas such default did continue for the full term of ten days and whereas after such default so continued as aforesaid the said John Armstrong did sell said premises at public auction in pursuance of the power and provisions therefor in said mortgage deed contained first giving notice of the time and place of such sale by publication in the Manufacturer and Farmers Journal a public newspaper printed in said Providence and on the fourth day of August A.D. 1876 did sell and dispose of said premises at public auction (W.A Phillips being the auctioneer) to John Mc. Ardle of said Providence for the sum of Fifteen hundred dollars he being the highest bidder therefor

Now therefore we the said John O. Halloran and Sarah O. Halloran by John Armstrong our Attorney named in said mortgage deed in consideration of the sum of Fifteen hundred dollars to us paid by the said John Mc. Ardle the receipt whereof is hereby acknowledged do hereby grant give bargain sell and convey to the said John Mc. Ardle the premises in said mortgage deed described viz

A certain lot of land with all the buildings and improvements thereon situate in said North Providence and is delineated and described as

lot number forty eight on a plat entitled plat number One of land in North Providence belonging to the estate of Mrs Sarah B. Eaton platted September 1870 by order of Wm Bailey C B Ruggles and Amasa M. Eaton Trustees which said plat is recorded in the Town Clerks Office in said North Providence

Being the same premises conveyed to said John O. Halloran by George L Wood by deed dated July 22d 1871 and recorded in the Land Records of said North Providence in Deed Book No 54 at page 484 Said premises are hereby conveyed to said John Mc. Ardle subject to a mortgage to the Providence County Savings Bank

To have and to hold the said granted premises together with all the appurtenances and privileges thereof to the same belonging or in anywise appertaining to the said grantee John Mc. Ardle his heirs and assigns forever to his and their only proper use benefit and behoof forever

In testimony whereof we have hereunto set our hands and seale this 12th day of August A.D. 1876 by John Armstrong our Attorney thereto authorized

Witness

H. B Whitman

John O Halloran (L.S.)
by John Armstrong Att'y
Sarah A. Halloran (L.S.)
by John Armstrong Att'y

State of Rhode Island. Providence sc.

In Providence this twelfth (12th) day of August A.D. 1876 then personally appeared the above named John Armstrong and acknowledged the foregoing instrument to be the free and voluntary act and deed of John O Halloran and Sarah O Halloran and also his own free and voluntary act and deed both individually and in said capacity as Attorney

Before me Henry B. Whitman. Notary Public

Recorded August 24th 1876 at 11.05 A.M. } Witness J.W. Williamson

No. Recorder of Deeds.

Know all Men by these Presents

That I James Brennan of the City and County of Providence in the State of Rhode Island in consideration of One dollar to me paid by Frederick M. Kenyon and Henry A. Grimmond of said City of Providence and the Kennebec Land and Lumber Company a Corporation created by the Legislature of the State of Maine and located in Augusta in the State of Maine said parties together being Copartners under the name and style of Kenyon & Grimmond and Company the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Kenyon Grimmond and Company the following described property All

the buildings and improvements situated in said City of Providence on the northerly side of High Street on that lot of land described in the lease thereof from William Sheldon to John H Joslin & Son dated April 1st A.D. 1872 and recorded in the office of the Recorder of Deeds in said Providence in Book No 244 page 173

To have and to hold all and singular the said property to the said Kenyon Grimwood and Company and their successors executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances excepting the conditions named in said lease that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said James Brennan hereunto set my hand and seal this first day of August in the year one thousand eight hundred and seventy-six

Signed sealed and delivered
in presence of
Wm B W Hallett

James Brennen (L)

State of Rhode Island Providence sc In Providence this 24th day of August A.D. 1876 James Brennan acknowledged the foregoing instrument to be his free and voluntary act and deed

Before me William B W Hallett
Justice of the Peace

Recorded August 25th 1876 at 2.40 P.M. } Witness G A Williamson
R. Recorder of Deeds.

Know all Men

That I James Brennan of the City and County of Providence in the State of Rhode Island in consideration of One dollar to me paid by Frederick M Kenyon and Henry A Grimwood of said Providence and the Kennebec Land and Lumber Company a Corporation created by the Legislature of the State of Maine and located in Augusta in said State of Maine Said Kenyon and Grimwood and said Corporation being Copartners together under the name and style of Kenyon Grimwood and Company do hereby grant assign and transfer to said Kenyon Grimwood and Company all my right title and interest in and to the lease given by William Sheldon to John H Joslin and Son April 1st A.D. 1872 and recorded in the office of the Recorder of Deeds in said City of Providence in Book No 244 page 173 and the transfer and assignment thereof to me said James Brennan dated March 27th A.D. 1874 and recorded in said office in Book No 244 page 175 and all my right title and interest in and to the premises therein described

To have and to hold said granted premises to them said Kenyon Grimwood and Company their successors executors administrators and assigns to them and their own use they paying the rents performing the covenants and conditions in said lease and assignment contained and on the part of the lessee thereunder to be done kept and performed

In witness whereof I have hereunto set my hand and seal this first day of August A.D. 1876

In presence of
Wm B W Hallett

James Brennan (L)

State of Rhode Island Providence sc In Providence this 24th day of August A.D. 1876 James Brennan personally appeared and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me William B W Hallett
Justice of the Peace

Recorded August 25th 1876 at 2.40 P.M. } Witness G A Williamson
R. Recorder of Deeds.

Worcester ss Supreme Judicial Court April Term of 1876

Henry Willard and Mary Ann Sprague both of Worcester in said County Luther Willard of Millbury in said County Harriet Willard wife of said Henry Willard and Fanny Willard wife of Luther Willard and Matilda Ardent wife of Peter Ardent late of Barre in said County deceased Complainants against William F Dickerson of Boston in the County of Suffolk Trustee under the will of Mary Stallard late of the City and County of Providence and State of Rhode Island and Emma Louisa Moore of said Providence cestui que trust named in said will Archibald H Grimke guardian ad litem of Mary Louisa Moore John Carter Moore and Ambrose Dumas Moore all of Providence in the County of Providence and State of Rhode Island Respondents

Decree This was a suit in equity brought by complainants as heirs at law of one Emeline Lewis late of Boston in the County of Suffolk and Commonwealth of Massachusetts to cancel as fraudulent and void certain conveyances of real estate situated in Cohasset in the County of Norfolk in said Commonwealth and in Providence in the County of Providence and State of Rhode Island said conveyance being executed on the fourteenth day of May A.D. 1874 to one Mary Stallad under whose will proved in the Municipal Court of the City of Providence in the State of Rhode Island having Probate jurisdiction on May 18th A.D. 1875 the respondents claimed title and are described and recorded as follows

A conveyance from Matilda Ardent and Peter Ardent her husband in her right to Mary Stallad recorded with Norfolk County Deeds Book 454 fol 26
A conveyance from Mary Ann Sprague in her right to Mary Stallad recorded with

Norfolk Deeds Book 454 folio 27 A conveyance from Henry Willard and Harriet Willard his wife in his right to Mary Stallad recorded with Norfolk Deeds Book 454 fol 27 A conveyance from Luther Willard and Fanny Willard his wife in his right recorded with Norfolk Deeds Book 454 page 26

All of which conveyances are also recorded with the records of deeds in the office of the Recorder of Deeds in Providence in the State of Rhode Island in Book 244 and on pages 386. 387. 388 and 389 And it appearing that Mary Louisa Moore John Carter Moore and Ambrose Dumas Moore respondents are minors and A. H. Grimke Esqr of Boston being appointed their guardian ad litem in said suit and said case having come on to be heard at and having been argued by counsel thereupon upon consideration thereof it is ordered adjudged and decreed that the conveyances to Mary Stallad hereinbefore enumerated are fraudulent and void and are cancelled and that respondents reconvey the premises free and clear of all encumbrances made by them to the complainants or such persons as they shall direct and that complainants are entitled to their costs in this behalf sustained

Chas Devens Jr
J. J. C.

Filed July 21st 1876
Attest Elliott H. Peabody 2d asst Clerk

Commonwealth of Massachusetts Worcester ss The foregoing is a true copy of the decree in said case In testimony whereof I Elliott H. Peabody second assistant Clerk of the Superior Court in and for said County of Worcester have hereunto set my hand and affixed the seal of said Court this twenty first day of August in the year of our Lord one thousand eight hundred and seventy six

Elliott H. Peabody
2nd Asst Clerk

Dedham Aug 22d 1876 Received & entered with Norfolk Deeds Lib 482 fol 181
Attest J. H. Burdakin Reg

Recorded August 28th 1876 at 4 P.M. } Witness, G. A. Williamson
Recorder of Deeds.

To all Persons to whom these Presents shall come

I Wm A. Price of the Town of Johnston State of Rhode Island Send Greeting Whereas Solomon W. Young on the 28th day of January A.D. 1875 executed a deed of mortgage on certain personal property hereinafter described for the purpose of securing the payment

of a negotiable promissory note for the sum of Two thousand ($2000.-) dollars bearing even date with said deed of mortgage and made by said Solomon W. Young payable to said William A. Price or order in one year from date with ten per cent interest payable semi-annually in advance and in which said mortgage were certain powers of sale in case of default in the payment of said note or interest as will appear by reference to the record of said mortgage in Personal Property Mortgage Book No 19 at page 26 in the office of the Recorder of Deeds in the City of Providence in said State

And whereas default was made in the payment of the note and the interest due on said note And whereas said Wm A. Price advertised said mortgaged premises for sale in the Providence Daily Journal one of the public newspapers printed in said Providence for more than ten days prior to the day of sale in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the 16th day of August A.D. 1876 Robert E. Rudlong being the highest bidder for said mortgaged premises became the purchaser thereof

Now therefore I the said William A. Price in consideration of the sum of Two thousand and fifty ($2050.-) dollars to me paid by said Robert E. Rudlong (said sum being the amount bid by him for said mortgaged premises) the receipt of which said sum is hereby acknowledged do hereby by virtue of the power conferred upon me by said deed of mortgage grant bargain sell and convey to said Robert E. Rudlong his heirs and assigns forever

One wooden building three stories high with basement the dimensions of said building being 52 x 22 feet fronting on Snow Street in said Providence on a lot of land leased to Solomon W. Young by Abigail F. Heywood and George E. Heywood by lease dated November 21st 1873 and recorded in said Recorders Office in said Providence in Deed Book No 248 at page 437 Reference to said lease recorded as aforesaid Also the rear building on said lot two stories high dimensions 38 x 40 feet and attached to the above described building

To have and to hold the above granted premises with all the appurtenances thereof to said Robert E. Rudlong his heirs and assigns forever
As witness my hand and seal August 16th 1876
In presence of William A. Price (L.S.)
Wm F. Macomber

State of Rhode Island &c In the City of Providence this 28th day of August A.D. 1876 Wm A. Price acknowledged the above instrument by him signed to be his free and voluntary act and deed

Before me Wm F. Macomber Justice of the Peace

Know all men by these Presents That I Wm A. Price in consideration of the sum of One dollar to me paid by said Robert E. Rudlong do hereby convey to him

all my right title and interest in to the the lease made by Abigail F. Heyrnod and George E. Heyrnod to Soloman W. Young dated November 21st 1873 and recorded in the office of the Recorder of Deeds in the City of Providence in Deed Book No. 248 at page 437 and was transefered to me said William A Price by Soloman W. Young dated January 28th 1875 and recorded in Deed Book No. 251 at page 370 in said Recorders Office

As witness my hand and seal August 16th 1876

In presence of

Wm. F. Macomber — William A Price (L.)

State of Rhode Island &c In the City of Providence this 28th day of August A.D. 1876 Wm. A Price acknowledged the above instrument by him signed to be his free and voluntary act and deed

Before me Wm. F. Macomber Justice of the Peace

Recorded August 28th 1876 at 12.45 P.M. } Witness G. W. Williamson

Recorder of Deeds.

Know all Men by these Presents

That I Robert E. Budlong of Providence Rhode Island in consideration of One dollar to me paid by William A. Price of Johnston said State do hereby grant assign transfer and set over to said Price his executors administrators and assigns the premises described in a certain lease from Abigail F. Heyrnod and George E. Heyrnod to Soloman W. Young dated November 21st 1873 and recorded in the Recorders Office for said Providence in Deed Book No. 248 at page 437 To have and to hold the same unto the said Price his executors administrators and assigns for such time as a certain mortgage deed upon the buildings on the afore-described premises of even date herewith from said Robert E. Budlong to said Wm. A. Price shall be outstanding and unsatisfied

And I do covenant with said Price his executors administrators and assigns that I have good right to assign said premises for such time as aforesaid and that he said Price his executors and assigns may during the continuance of this lease hold and enjoy said premises without any legal let or hindrance of me my executors and administrators or of any person claiming by through or under me or them

As witness my hand and seal August 16th 1876

In presence of

Wm. F. Macomber — Robert E. Budlong (L.)

State of Rhode Island &c In the City of Providence this 28th day of August A.D. 1876 Robert E. Budlong personally appeared before me and acknowledged the above instrument by him signed to be his free and voluntary act and deed

Wm. F. Macomber Justice of the Peace

And I the within named Wm. A. Price do declare and stipulate to and with said Robert E. Budlong his executors administrators and assigns that I hold the within transfer of said lease as collateral security only for the payment of the note described in the mortgage deed referred to in the within lease and make no claim to any rents or profits from said lease until after default in the conditions of said mortgage

As witness my hand and seal August 16th 1876

In presence of

Wm. F. Macomber — William A. Price (L.)

Recorded August 28th 1876 at 12.50 P.M. } Witness G. W. Williamson

Recorder of Deeds.

Know all Men by these Presents

That whereas by deed recorded in the office of the Recorder of Deeds in the City of Providence in the State of Rhode Island in Real Estate Mortgage Book No. 62 at page 101 Thomas and Mary Sullivan of said Providence conveyed the land and estate hereinafter described in fee and in mortgage to grantee therein named to secure the payment to said grantee of a certain promissory note in said deed described together with semi-annual interest on said note as therein mentioned and with power to said grantee on default in the payment of said note or in default in the payment of said semi-annual interest to sell and convey said land and estate for the payment of said note and interest And whereas by virtue of an assignment of said mortgage deed recorded in said book at page 507 the said mortgage deed and all the rights of the said grantee under the same were transferred to Hannah F. Brown of said City of Providence all of which by reference hereby made to said deed and transfer or assignment will more fully and at large appear And whereas default has been made in the payment of said note and such default has continued for the space of ten days and notice of the sale of said land and estate as hereinafter referred to has been after the expiration of said ten days given for twenty days by advertisement in the Manufacturer and Farmers Journal one of the public newspapers printed in said City of Providence as in said mortgage deed provided and at sale of said land and estate as advertised held on the twenty fourth day of August A.D. 1876 on the premises pursuant to said notice the same was sold to Mary E. Russell of said Providence who was the highest bidder therefor in the sum of Fourteen hundred dollars

Now therefore I the said Hannah F. Brown by virtue and in exercise of the powers to me granted in and by said deed and transfer and

of every other power me hereunto enabling and for and in consideration of said sum of Fourteen hundred dollars to me paid by said Mary E. F. Russell the receipt of which sum is hereby acknowledged do hereby grant bargain sell and convey unto her the said Mary E. F. Russell her heirs and assigns forever all and singular the premises conveyed by said mortgage deed viz

A lot of land with the buildings &c thereon in said Providence laid out and designated as lot 24 (twenty four) on plat of the Camp Hill Estate in Providence belonging to the heirs of Hope Ives and to John Carter Brown surveyed and platted June 1st 1867 by Wm. S Haines recorded in said Providence in Book of Plats No 7 page 12 Being the same estate conveyed to said grantor by deed from Peter Kilmartin recorded in Book 238 page 406 of the Recorder of Deeds of said Providence

To have and to hold the same premises with the privilege and appurtenances thereof unto and to the use of her the said Mary E. F. Russell her heirs and assigns forever In testimony whereof I have hereunto set my hand and seal this twenty fifth day of August A.D. 1876

Signed sealed and delivered
in presence of
Charles H. Page

Hannah F. S. Sons Attorney for
Thomas & Mary Sullivan (L.S.)

State of Rhode Island &c Providence sc In Providence this 28th day of August A.D. 1876 the above named Hannah F. S. Sons personally appeared before me and acknowledged the foregoing instrument by her signed in her said capacity as Attorny as aforesaid to be her voluntary act and deed

Charles H. Page Notary Public

Recorded August 28th 1876 at 2.25 P.M. } Witness J. A. Williamson

Recorder of Deeds.

To all People to whom these Presents shall come

I Phineas Fairbrother a Deputy Sheriff for the County of Providence Send Greeting Whereas an execution against Henry C. Packard of the City and County of Providence at the suit of Joshua M. Addesman Trustee of said Providence was by me the said Phineas Fairbrother on the eleventh day of May A.D. 1876 at eleven o'clock A.M. levied on the right title and interest which the said Henry C. Packard had in and to the following described real estate viz

A certain lot of land with all the buildings and improvements thereon situated on George Street in said Providence measuring on said Street fifty feet and extending back northerly from said Street holding the width of fifty feet ninety five feet Being the same lot however bounded and described conveyed to

said Henry C. Packard by deed from Amos C. Barstow President of the City Bank dated March second A.D. 1852 and recorded in Book 123 page 458 of the records of deeds in the City of Providence Reference thereto being had

And whereas on the 26th day of August A.D. 1876 at 12 o'clock meridian all the estate right title interest and property the said Henry C. Packard had on the eleventh day of May A.D. 1876 at 11 o'clock A.M. in the premises aforesaid were by me the said Phineas Fairbrother Deputy Sheriff as aforesaid sold at public auction for the satisfaction of the said execution to Anna Richmond Trustee of said Providence who was the highest bidder for the same for the sum of Fifty seven hundred dollars which the said Anna Richmond Trustee has since well and truly paid me the said Phineas Fairbrother as Deputy Sheriff aforesaid

Now know Ye That by force and virtue of the law in such case made and provided I the said Phineas Fairbrother as Deputy Sheriff aforesaid in consideration of the sum of money paid unto me as aforesaid do by these presents bargain sell assign and set over unto the said Anna Richmond her heirs and assigns forever all the estate right title interest property freehold and inheritance of the said Henry C. Packard of in and to the said premises and appurtenances at the time of the levy thereon

To have and to hold the said premises and appurtenances to and to the use of the said Anna Richmond her heirs and assigns forever

In trust nevertheless for the same uses intents and purposes and with the same powers provisos and limitations as are declared in the last will and testament of George M. Richmond late of said Providence deceased of and concerning the estate and property therein devised to said Anna Richmond as Trustee In witness whereof I have hereunto set my hand and seal in my said capacity as Deputy Sheriff this twenty sixth day of August A.D. 1876

Signed sealed and delivered
In presence of G. M. Carpenter Jr

Phineas Fairbrother (L.S.)
Deputy Sheriff

Providence sc In Providence 28th August 1876 Then personally appeared the above named Phineas Fairbrother and acknowledged the foregoing instrument by him signed in his said capacity as Deputy Sheriff to be his free act and deed

G. M. Carpenter Jr. Justice of the Peace

Recorded August 28th 1876 at 2.45 P.M. } Witness J. A. Williamson

Recorder of Deeds.

The State of Rhode Island and Providence Plantations

To the

Sheriffe of our several Counties or to their Deputies Greeting Whereas Thomas S Stadden and Elizabeth Stadden his wife of Ophicon Bridge in the State of Virginia by the consideration of our Supreme Court holden at Providence within and for our County of Providence on the first Monday of October last past recovered judgment against Benjamin Andrews of Providence in the County of Providence for possession of one undivided sixth part of the estate described in plaffs declaration viz That close lying in said City of Providence bounded westerly on Greenwich Street so called in part and partly on the Pontiac Road otherwise called the Middle Road to East Greenwich southerly in part on land of Mary H. Brigham and in part on land of Philip S. Paine easterly in part on land of said Paine is a large part on land of Thomas M. Rounds and in a small part on land now in possession of Francis W. Miner northerly on land now in possession of said Miner and also that tract of land containing about one acre more or less near the aforementioned lot lying in said City of Providence and bounded on all sides by land now in the possession of Francis W. Miner and being lot numbered 14 upon plat numbered 61 of the Assessors of Taxes in said Providence and $49.05 cost of suit as to us appears of record whereof execution remains to be done $49.05 We command you therefore that of the goods and chattels and real estate of the defendant within your precinct you cause to be levied and paid unto the said plaintiffs the aforesaid sums being forty nine dollars and five cents in the whole with twenty five cents more for this writ and thereof also to satisfy yourself for your own fees and for want of the goods and chattels and real estate of the said defendant to be found in your precinct to satisfy and pay the same as aforesaid we command you to take the body of the said defendant and him commit unto our County Jail in your precinct therein to be kept until he pay the full sum above mentioned with your fees or that he be discharged by the said plaintiffs or otherwise by order of law Hereof fail not and make true return of this writ and of your doings thereon to our next Supreme Court to be holden at Providence within and for our County of Providence on the first Monday of October next

Witness Hon Thomas Durfee Chief Justice of our Supreme Court at Providence this 17th day of June in the year one thousand eight hundred and seventy-five

Charles Blake Clerk

judgment entered the 26th day of February A.D. 1875 in an action of trespass & ejectment

49.05
.25
49.30

Providence ss Providence June 21st 1875 I have this day caused Thomas S. Stadden and Elizabeth Stadden his wife of Ophicon Bridge in the State of Virginia to have possession of one undivided sixth part of the estate described in plaintiffs declaration viz That close lying in said City of Providence bounded westerly on Greenwich Street so called in part and partly on the Pontiac Road otherwise called the Middle Road to East Greenwich southerly in part on land of Mary H. Brigham and in part on land of Phillips S. Paine easterly in part on land of said Paine in a large part on land of Thomas M. Rounds and in a small part on land now in possession of Francis W. Miner northerly on land now in possession of said Miner and also that tract of land containing about one acre more or less near the afore mentioned lot lying in said City of Providence and bounded on all sides by land now in the possession of Francis W. Miner and being lot numbered 14 upon plat numbered 61 of the Assessors of Taxes in said Providence, and have also received of Charles H. Smith the sum of Forty nine 30/100 dollars in full on this execution for cost of suit and also the officers fees amounting to Two 45/100 dollars being in full on this execution and return this execution satisfied in full

Phinr Fairbrother
Dep Shiff

Providence June 26th 1875 Received of Phineas Fairbrother Dep Sheriff the sum of $49.30 the costs on this execution in full

Tillinghast & Ely
by Joseph C. Ely

Recorded August 30th 1876 at 9.10 A.M. Witness J. A. Williamson
Recorder of Deeds.

The State of Rhode Island and Providence Plantations

To the

Sheriffs of our several Counties or to their Deputies Greeting Whereas John S Horn and Lydia Horn his wife of Cranston in said County by the consideration of our Supreme Court holden at Providence within and for our County of Providence on the first Monday of October last past recovered judgment against Benjamin Andrews of Providence in said County for possession of one undivided sixth part of the estate described in the plaintiffs declaration viz That tract of land bounded westerly on Greenwich Street so called in part and partly on the Pontiac Road otherwise called the Middle Road to East Greenwich southerly in part on land of Mary H. Brigham and in part on land of Philip S. Paine easterly in part on land of said Paine and in large part on land of Thomas M. Rounds and in a small part on land now in possession of Francis W. Miner northerly on land now in possession of said Miner Also that tract of land containing about one acre more or less lying in said City of Providence near the aforementioned lot and bounded on all sides by land now in the possession of Francis W. Miner and being lot numbered 14 upon plat numbered 61 of the Assessors of Taxes in said Providence and 49.05 cost of suit as to us appears of record whereof execution remains to be done 49.05 We command you therefore that of the goods and chattels and

judgment was rendered back on the 25th day of February A.D. 1875 in an action of trespass & ejectment

49.05
25

real estate of the defendant within your precint you cause to be levied and paid unto the said plaintiffe the aforesaid sums being forty nine dollars and five cents in the whole with twenty five cents more for this writ and thereof also to satisfy yourself for your own fees and for want of the goods and chattels and real estate of the said defendant to be found in your precint to satisfy and pay the same as aforesaid we command you to take the body of the said defendent and him commit unto our county jail in your precint therein to be keept until he pay the full sum above mentioned with your fees or that he be discharged by the said plaintiff or otherwise by order of law.

Hereof fail not and make true return of this writ and of your doings thereon to our next Supreme Court to be holden at Providence within and for our County of Providence on the first Monday of October next.

Witness Hon. Thomas Durfee Chief Justice of our Supreme Court at Providence this 17th day of June in the year one thousand eight hundred and seventy five

Charles Blake Clerk

Providence Sc

Providence June 21 1875 I have this day caused the plaintiffe John S. Aborn and Lydia Aborn his wife of Cranston to have possession of one undivided six part of the estate described in the plaintiffe declaration in that tract of land bounded Westerly on Greenwich Street so called in part and partly on the Pontiac Road otherwise called the Middle Road to East Greenwich Southerly in part of land of Mary M Bingham and in part on land of Phillip S. Paine Easterly in part on land of said Paine and in large part on land of Thomas M Rounds and in a small part on land now in possession of Francis W. Miner Northerly on land now in possession of said Miner also that ___ of land containing about one acre more or less being in said City of Providence near the aforementioned lot and bounded on all sides on land now in possession of Francis W. Miner and being lot numbered 14 upon Plat numbered 61 of the Assessors of Taxes of the City of Providence and have also received of Charles H. Smith the sum of forty nine 30/100 dollars in full on this execution for cost of suit and also the officers fee amounting to two 40/100 dollars being in full on this execution and return this execution satisfied in full

Phi Fairbrother Dep Shiff

Providence June 26th 1875

Received of Phineas Fairbrother Dep Sheriff the sum of $49.32 the costs in this execution in full

Tillinghast & Ely

by Joseph C Ely

Recorded August 30. 1876
at 9.10 A. M. } Witness J. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Ira N. Goff of Providence Rhode Island for and in consideration of sum of nine hundred and fifty five dollars to me paid by Chase Wiggin of said Providence the receipt of which said sum I hereby acknowledge hereby grant bargain sell and convey to said Chase Wiggin his heirs and assigns

The buildings and improvements on the lot of land situated on the Southerly side of Williams Street in said Providence and bounded as follows beginning at the North West corner of the gangway leading from Williams Street to John Street past the house of John H Clarke and running West bounding North on said Williams Street fifty feet & running back on said gangway form said corner thereof Southerly holding the same width of fifty feet till it strikes the land of the heirs of the late Samuel G. Arnold and is the same lot of land leased by Williams Thayer to James O. Barney October 22d 1874 which lease is recorded in said Providence in Deed Book No 105 page 7 together with all my right title & interest in and to said lot of land under and by virtue of said lease being the same premises that Henry E. Barney conveyed to the grantor by deed recorded in said Providence in Deed Book No 253 page 81

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Chase Wiggin his heirs and assigns forever subject to the covenants and conditions of said lease

And I Mary A Goff wife of said Ira N Goff in consideration of the sum paid as aforesaid hereby release and forever quitclaim to said Chase Wiggin his heirs and assigns all my right of dower in and to the aforegranted premises

In testimony whereof we have hereunto set our hands and seals this fourteenth day of July Eighteen hundred and seventy six

Signed sealed & delivered
in presence of
J. R. D. Joslin
F. H Pinkham

Ira N Goff (L.S.)
Mary A. Goff (L.S.)

State of Rhode Island &c In Providence this 15th day of July 1876 Ira N. Goff acknowledged the aforegoing to be his free act and deed

Before me Jos A. D. Joslin
Justice of the Peace

Know all men by these Presents

That I Ira N. Goff of Providence Rhode Island for and in consideration of one dollar to me paid by Chase Wiggin of said Providence the receipt whereof

I hereby acknowledge hereby grant assign transfer and set over to said Chase Wiggin his heirs and assigns the lease of the lot of land on the South side of Williams Street in said Providence which was executed by Williams Thayer to James O. Barney October 22d 1846 and recorded in the land records of said Providence in Deed Book No 105 page 7 reference thereto being had and also all my right title and interest in and to said lot of land under & by virtue of said lease said lease was assigned to me by Henry E. Barney by transfer bearing date June 23d 1875

To have and to hold the same with all the privileges and appurtenances thereof to said Chase Wiggin his heirs and assigns subject to the covenants and conditions contained in said lease

In testimony whereof I have hereunto set my hand & seal this fourteenth day of June Eighteen hundred and seventy six

Signed sealed & delivered in presence of George H Burnham — Dea N. Goff (ss)

State of Rhode Island &c In Providence this 15th day of July 1876 Dea N. Goff acknowledged the afregoing to be his free act & deed

Before me George H Burnham
Justice of the Peace

Recorded August 30. 1876 at 2. P. M. Witness J. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Chase Wiggin of the City and County of Providence State of Rhode Island for and consideration of the sum of one dollar to me paid by Joseph H. Welch of said Providence the receipt whereof I do hereby acknowledge have conveyed remised released and forever quitclaimed and by these presents do remise release and forever quitclaim unto him the said Joseph H. Welch 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

The lot of land situate on the Southerly side of Williams Street in said Providence together with the buildings and improvements thereon standing and bounded and described as follows Viz: Beginning at the North West corner of the gangway leading from said Williams to John Street past the house belonging to the heirs of John H. Clarke deceased thence running West bounding North by said Williams Street fifty feet and holding that width extends back Southerly about eighty feet till it strikes the land of the heirs of the late Samuel G. Arnold and is the same lot of land leased by William Thayer to James O. Barney by lease bearing date

October 22nd A.D. 1846 and recorded in said Providence in Deed Book No 105 page 7 and which the said James O. Barney assigned & transfered to Henry E. Barney on the third day of April A.D. 1851 which said transfer is recorded in said Providence in Book 142 page 165 and which said lease the said Henry E Barney assigned and transfered on the 23 day of June A.D. 1875 to Dea N. Goff of said Providence and which transfer is recorded in said records in Book 257 page and which said premises were conveyed by said Barney by his deed duly recorded in said records in Deed Book No 253 page 81 to the said Dea N. Goff

And is the same estate which the said Dea N. Goff conveyed to me by deed and transfer of said lease on the 15th day of July A.D. 1876 and which deed and transfer are recorded in said Providence in Book page

Together with all my right title and interest in and to said lot of land and the said buildings and improvements under and by virtue of said lease and deed last mentioned.

To have and to hold the same with all the rights privileges and appurtenances thereunto appertaining to him the said Joseph H. Welch his heirs and assigns forever subject to the covenants and conditions of said lease

And I the aforenamed Chase Wiggin for myself and for my heirs executors and administrators do covenant with the said Joseph H. Welch his heirs and assigns that I will warrant and defend the aforedescribed premises to the said Joseph H. Welch his heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under me.

In testimony whereof I have hereunto set my hand and seal this fifteenth 15th day of July in the year of our Lord one thousand eight hundred and seventy six A.D. 1876

Signed sealed and delivered in presence of Andrew B. Patton — Chase Wiggin (ss)

State of Rhode Island &c Providence ss In the City of Providence in said County on this 28th day of August A.D. 1876 the above named Chase Wiggin personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Andrew B. Patton
Notary Public

Know all men by these Presents

That I Chase Wiggin of Providence State of Rhode Island for and in consideration of the sum of one dollar to me paid by Joseph H. Welch of said Providence the receipt whereof is hereby acknowledged hereby grant assign transfer and set over to said Joseph H. Welch his heirs and assigns the lease of the lot of land on the South side of Williams Street in said Providence which

was executed by William Thayer to James O. Barney October 22nd 1875 and recorded in the land records of said Providence in Book 105 page reference thereto being had and which said lease was transferred and set over to me by Ira N. Goff as by his assignment bearing date July 15. 1876 and duly recorded in said records will fully appear

To have and to hold the same with all the privileges and appurtenances thereof to him the said Joseph H. Welch his heirs and assigns subject to the covenants and conditions in said lease.

In testimony whereof I have hereunto set my hand and seal this fifteenth (15th) day of July in the year of our Lord Eighteen hundred and seventy six.

Signed sealed & delivered
in presence of
Andrew B. Patton

Chase Wiggin (L.S.)

State of Rhode Island &c In Providence this 28th day of August 1876
Chase Wiggin personally appeared before me and acknowledged the aforegoing transfer of lease to be his free act and deed

Before me Andrew B. Patton
Notary Public

Recorded August 30. 1876 at 2.5 P.M. } Witness E. A. Williamson
Recorder of Deeds.

To all People to whom these Presents shall come

Whereas Abram H. Clear of Providence R.I. on the 16th October 1868 executed a deed of mortgage of certain real estate hereinafter described to the Mechanics Savings Bank a corporation legally incorporated and established and transacting business in the City of Providence in the State of Rhode Island for the purpose of securing the payment of a negotiable promissory note for the sum of twenty five hundred dollars bearing even date with said deed of mortgage and made by said Abram H. Clear payable to said Mechanics Savings Bank or order in one year with interest at the rate of seven per ct per annum semi annually in advance: And in which said mortgage were certain powers of sale in case of default in the payment of said note as will fully appear by reference to the record of said mortgage in Book No 36 page 97 of the record of mortgages of real estate in said Providence

And whereas default was made in the payment of said note

And whereas said Mechanics Savings Bank advertised the premises hereinafter described for sale in the Providence Journal one of the Public Newspapers printed in said Providence for three successive weeks prior to the day of sale in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the 26th day of August 1876 Rowland L. Rose of

Providence R.I. being the highest bidder for the hereinafter described premises became the purchaser thereof for the sum of $(2200/) twenty two hundred dollars

Now Therefore the said Mechanics Savings Bank in consideration of said sum of twenty two hundred dollars to it paid by said Rowland L. Rose the receipt of which said sum is hereby acknowledged hereby by virtue of the power conferred upon it by said deed of mortgage grant bargain sell and convey to said Rowland L. Rose his heirs and assigns forever.

Three lots of land with the buildings and improvements thereon situate in the City of Providence in that portion formerly in the Town of Cranston and are laid out and designated as lots Number (189) one hundred eighty nine (194) one hundred ninety four and (211) two hundred eleven on the Plat of the Burgess Dower Estate (so called) which said plat is recorded in the Town Clerks Office of Cranston in Book of Plats No 1 page 10 and are the same lots of land conveyed to the grantor by two deeds from Henry Waterman wife dated April 21. 1863 and recorded in Book No 43 pages 277. 278. 279. 280 of the records of said Cranston.

Also one other lot of land with the buildings and improvements thereon situate on the Easterly side of Windmill Street in the City of Providence and is laid out and described as lot No (29) twenty nine on a "Plat of a part of the Timothy Wiggin land and land of Thomas Sprague belonging to John Whipple and others surveyed and platted December 1855 by N.B. Schnebarth" which said plat is on record in said Providence in Plat Book No 2 page 29½ reference thereto being had for further description. Being the same lot of land conveyed to this grantor by Rufus L. Griffith by deed dated May 20. 1868 and recorded in Book No. 182 page 450 of the records of said Providence

To have and to hold the aforegranted premises with the appurtenances thereof to said Rowland L. Rose his heirs and assigns forever

In witness whereof the said Mechanics Savings Bank by Wm. Knight its Treasurer for that purpose duly authorized has hereunto set its hand and corporate seal this twenty eighth day of August 1876

Signed sealed and delivered
in presence of
H. A. Harrington

Mechanics Savings Bank (L.S.)
By Wm Knight Treas.

State of Rhode Island Providence County In Providence this twenty eighth day of August 1876 then Wm Knight Treasurer personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed and the free act and deed of the Mechanics Savings Bank H. A. Harrington Notary Public.

Recorded September 2. 1876 at 12.20 P.M. } Witness E. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I John Gummess of the City and County of Providence in the State of Rhode Island in consideration of One thousand dollars to me paid by James Gummess of Patterson in the State of New Jersey the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said James Gummess the following goods and chattels namely all the stock and fixtures of whatever kind or nature the same may consist which are now contained in store occupied by me and known as number 143 Westminster Street and 38 Dorrance Street in said City of Providence

To have and to hold all and singular the said goods and chattels to the said James Gummess and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrance that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said John Gummess have hereunto set my hand and seal this first day of January in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of } Jno. Gummess (Ls)
James Garland L. C. Jewett }

Recorded September 1. 1876 }
at 4.50 P.M. } Witness G. O. Williamson

Recorder of Deeds.

Know all men by these Presents

That whereas by deed recorded in the Recorders Office in the City of Providence Rhode Island in real estate mortgage book number sixty seven (67) at page forty seven (47) John J. McCabe of said Providence conveyed the land and estate therein described in fee and in mortgage to the grantee therein named to secure the payment to said grantee of a certain promissory note in said deed described together with the semi annual interest on said note as therein mentioned and with power to said grantee on default in the payment of said note or said semi annual interest to sell and convey said land and estate for the payment thereof all of which by reference hereby made to said deed will more fully and at large appear And whereas default has been made in the payment of said note and of said semi annual interest and such default has continued for the space of ten days and notice of the sale of said land

and estate as hereinafter referred to has been after the expiration of said ten days given for twenty days by advertisement in the Manufacturers and Farmers Journal one of the public newspapers printed in said City of Providence as in said deed provided and at sale of said land and estate held on the twenty fifth day of May eighteen hundred seventy six pursuant to said notice the same was sold to Alfred Rickard of said Providence who was the highest bidder therefor in the sum of thirty one hundred and fifty dollars

Now therefore I Ethelbert R. Billings of said Providence the grantee above referred to by virtue and in exercise of the power to me granted in and by said deed and of every other power me hereunto enabling and for and in consideration of said sum of thirty one hundred and fifty dollars to me paid by said Alfred Rickard of said Providence the receipt whereof is hereby acknowledged do hereby grant bargain sell and convey unto him the said Alfred Rickard his heirs and assigns forever

A lot of land with all the buildings and improvements thereon situate on the westerly side of Dexter Street in said Providence bounded and described as follows beginning at a point on the northeasterly corner of said lot and fifty feet from the southerly line of land belonging to the Groton Manufacturing Company thence southerly on said Dexter Street fifty (50) feet more or less to land of James P. Kenney thence westerly on said Kenny's land one hundred (100) feet to land of John P. Smith thence northerly running parallel with Dexter Street fifty (50) feet more or less thence easterly one hundred (100) feet to point or place of beginning

To have and to hold the same with the privileges and appurtenances thereof unto and to the use of him the said Alfred Rickard his heirs and assigns forever In witness whereof I have hereunto set my hand and seal this twenty fifth day of May eighteen hundred seventy six (1876)

Executed in presence of } Ethelbert R. Billings (Ls)
Wm. H. Rickard }

State of Rhode Island Providence Sc.

In Providence this first day of June A.D. eighteen hundred seventy six (1876) Ethelbert R. Billings personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Wm. H. Rickard
Notary Public

Recorded September 1. 1876 }
at 5.5 P.M. } Witness G. O. Williamson

Recorder of Deeds.

No. 1921 Providence Sept. 2. 1876

Sold this day to T. H. Gordon One Emerson Piano 7 octave bought of Cory Bros June 3/68 in house 9 Arnold St. for one hundred dollars

Received payment in full of all demands which I affirm to be my property and lawfully possessed

$100 George A. Paull

Recorded September 2. 1876 at 12.25 P.M. Witness G. A. Williamson

Recorder of Deeds.

This Indenture of Lease

Made and executed this seventh day of August A.D. 1876 one thousand eight hundred and seventy six by and between Elijah C. Baker of Providence Rhode Island of the one part and Charles K. Dorman of said Providence of the other part Witnesseth that the lessor for the consideration hereinafter mentioned hath demised granted and let and doth hereby demise grant and to let unto the said lessee his executors administrators and assigns The store situated and numbered forty (40) on the southerly side of Washington Street in said Providence in the building called or known by the name of Baker's Block To have and to hold said premises for and during the term of five years from the seventh day of August A.D. 1876 to terminate and end on the seventh day of August A.D. 1881 And the said Lessee for himself and for his executors administrators and assigns doth covenant and agree to pay or cause to be paid to said lessor his successors or assigns the sum of five hundred and twenty dollars yearly and every year during said term for rent and hire of the above named premises in payments of ten dollars each on the second day of each week successively to the end of the term of five years and in case of failure on his part to pay any rent within — days subsequent to the time as above specified or in case of failure to conform to all the conditions of this lease the said lessor shall be at liberty to declare this lease at an end and terminated and therefrom to take immediate possession of the premises in which case the said lessee shall be considered as a tenant holding over his term And the said lessee doth further covenant and agree that he will use and improve said premises in a becoming and proper manner not committing any waste or injury on the same And the said lessee doth further agree to keep the interior of the premises in good repair including the setting of glass in the windows and doors during the continuance of this lease and at the expiration of this lease to quietly and peaceably surrender up the possession of the premises to the said lessor or his assigns in as good order as they now are common and ordinary wear inevitable casualties and damages by the elements excepted And the parties hereto further covenant and agree that in

case said premises shall be damaged by fire so as to be rendered untenantable a just abatement of said rent shall be made until the same shall be repaired by the lessor And the said lessee also covenants and agrees not to lease or underlet nor permit any other person or persons to occupy or improve or make or suffer to be made any alterations in the premises hereby leased without the written consent of said lessor having been first obtained and that the said lessor may enter to view and make improvements in said premises as may be necessary or expedient And the said lessor agrees to keep the exterior of the premises in good repair.

And the said lessor on the conditions and terms above mentioned doth hereby agree that the said lessee may use possess occupy and enjoy said premises for the full term of five years commencing and terminating at the dates aforesaid

In testimony whereof the parties have hereunto interchangeably set their hands and seals this seventh day of August A.D. 1876

Signed sealed and delivered in presence of Wm H. Herrick

Elijah C. Baker (L.S.)

Charles K. Dorman (L.S.)

State of Rhode Island &c In Providence this 22d day of August 1876 Elijah C. Baker personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Wm H. Herrick

Justice of the Peace

State of Rhode Island &c

In Providence this 5th day of September 1876 Charles K. Dorman personally appeared before me and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Wm H. Herrick

Justice of the Peace

Recorded September 5. 1876 at 11.45 a.m. Witness G. A. Williamson

Recorder of Deeds.

Know all men by these Presents

That whereas by deed recorded in the Office of the Recorder of Deeds in the City of Providence in the State of Rhode Island in Real Estate Mortgage Book No 64 at page 547 Thomas Bligh of said City of Providence conveyed all his right title and interest in and to the land hereinafter described in mortgage to Nicholas G. Horsie of said City of Providence to secure the payment to said Nicholas G. Horsie of a certain promissory note in said deed described and with power on default in such payment to said Horsie to sell and convey said land for the payment

deed of all of which by reference hereby made to said deed will more fully and at large appear And whereas default has been made in the payment of said note and notice of the time and place of the sale of said land as hereinafter referred to has been given by publishing the same time each week for three successive weeks in the Manufacturers & Farmers Journal one of the public newspapers printed in said City of Providence as in said mortgage deed provided and at a sale of said land at public auction held on the twenty ninth day of August A.D. 1876 at the office of David S. Waldron 73 Weybosset Street in said City of Providence the same was sold to Thomas Miller of said City of Providence who was the highest bidder therefor in the sum of fourteen hundred and fifty dollars

Now therefore I the said Nicholas G. Hoxsie by virtue and in exercise of the power to me granted in and by said deed and of every other power me thereunto enabling and for and in consideration of said sum of fourteen hundred and fifty dollars to me paid by said Thomas Miller the receipt of which sum is hereby acknowledged do hereby bargain sell transfer and convey unto him the said Thomas Miller his executors administrators and assigns all the right title and interest of the said Thomas Bligh conveyed by said mortgage deed in and to that lot of land with the dwelling house and other improvements thereon situated on the southerly side of Doyle Avenue in the said City of Providence and being lot numbered 27 (twenty seven) upon the plat of lots of land on Doyle Avenue belonging to the Dexter Donation (so called) said plat being fully entitled "Plat of Lots belonging to the City of Providence on Doyle Avenue and other streets drawn Oct. 28. 1870 by C. E. Paine" and to be found on record in the Office of the Recorder of Deeds in said City in plat book No 12 page and being the same lot leased to said Thomas Bligh by lease from the City of Providence dated October 1st 1873 and recorded in the Office of the Recorder of Deeds aforesaid in deed book No 290 at page 127 and all the said Blighs interest conveyed by said mortgage in and to said lease and the residue of the term thereof subject to the conditions of said lease Said premises being subject to a prior mortgage given thereon by said Bligh for three thousand dollars

To have and to hold the same with the appurtenances to the said Thomas Miller his executors administrators and assigns for and during the remainder of the term mentioned in said lease in as ample manner as the said Thomas Bligh might hold and enjoy the same by virtue of said lease

In testimony whereof I have hereunto set my hand and seal this twenty ninth day of August A.D. 1876

Signed and sealed
in presence of
Benj A. Brown

N. G. Hoxsie (L.S.)

State of Rhode Island County of Providence

In Providence in said County on this fifth day of September A.D. 1876 the above named Nicholas G. Hoxsie personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed

Benj A. Brown
Notary Public

The Commissioners of the Dexter Donation do hereby consent to the foregoing assignment Providence Sept. 6th 1876

Thos A. Doyle
Chairman

Recorded September 6. 1876
at 12.20 P.M. Witness

Recorder of Deeds.

Know all men by these Presents

That I Thomas Miller of the City of Providence in the State of Rhode Island assignee of that lease from the City of Providence to Thomas Bligh dated October 1st 1873 and recorded in the Office of the Recorder of Deeds in said City in deed book No 290 at page 127 under and by virtue of that mortgages deed from Nicholas G. Hoxsie to me dated August 29th 1876 and to be recorded in said Office to which reference is hereby made for and in consideration of the sum of fourteen hundred and fifty dollars and the covenants hereinafter contained do hereby grant bargain sell assign transfer and set over to Ann J. Bligh wife of Thomas Bligh her executors administrators and assigns all my right title and interest in and to that lot of land with the dwelling house and other improvements thereon situated on the southerly side of Doyle Avenue in the said City of Providence being lot numbered 27 (twenty seven) on the Plat of Lots belonging to the City of Providence on Doyle Avenue and other Streets drawn Oct. 28. 1870 by C. E. Paine and recorded in the Office of the Recorder of Deeds in said City in plat book 12 at page and being the same leased by the lease above referred to and all my right title and interest in and to said lease and the residue of the term thereof subject to the conditions of said lease said premises being subject to a mortgage for three thousand dollars

To have and to hold the same with the appurtenances to the said Ann J. Bligh her executors administrators and assigns for and during the remainder of the term mentioned in said lease in as ample manner as I might hold and enjoy the same by virtue of said lease and transfers And we said Thomas Bligh and Ann J. Bligh for ourselves and for our heirs executors and administrators for and in consideration of the foregoing transfer hereby covenant with the said Thomas Miller that we will pay the rent which may hereafter become due according to the terms of said lease and perform all the covenants and stipulations in said lease contained which are to be performed by the lessee and his assigns

In testimony whereof we have hereunto set our hands and seale this thirtieth day of August A.D. 1876

Signed and sealed in presence of Benj A Brown

Thos. Miller (L.S.)
Thomas Bligh (L.S.)
Ann J. Bligh (L.S.)

State of Rhode Island County of Providence In Providence in said County this fifth day of September A.D. 1876 the above named Thomas Miller personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed And then and there Thomas Bligh above named personally appeared before me and acknowledged the foregoing instrument by him signed to be his free act and deed And then and there said Ann J. Bligh wife of said Thomas Bligh being examined by me privily and apart from her said husband acknowledged and declared to me that the foregoing instrument by her signed which was shown and explained to her by me was her voluntary act and that she did not wish to retract the same

Benj A Brown
Notary Public

The Commissioners of the Dexter Donation do hereby consent to the foregoing assignment

Providence Sept 6th 1876 Thos A Doyle
Chairman

Recorded September 6. 1876
at 12.25 P.M. Witness G.H. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Joseph B. Holmes of Providence County of Providence and State of Rhode Island in consideration of one dollar and exchange of property paid by George M. Puttrick of the City of Boston County of Suffolk and State of Massachusetts the receipt whereof is hereby acknowledged do hereby give grant bargain sell and convey unto the said A certain lot or parcel of land with a two and one half story frame dwelling house thereon situate in said Providence and is laid out and described as follows viz commencing at the northeasterly corner thereof on Bush Street at a granite stone bound at the southeasterly corner of lot #73 on Harvey J. Taylors plat of house lots thence southerly to Patrick J. Delaneys land fifty (50) feet bounded easterly by said Bush Street and holding the width of fifty (50) feet extending back westerly one hundred (100) feet Said land hereby conveyed is the northerly half part of lot #27 twenty seven on plat of Edwin A Bush's land surveyed and platted August 15th A.D. 1873 by Lemuel Angell Said plat is recorded in North Providence land records (now Providence) Said premises are conveyed subject to encumbrances amounting to fifteen hundred and sixty dollars ($1560) from May 19th 1876 these premises conveyed to grantor by Thomas Mulheirn of Providence and deed recorded in Providence Records To have and to hold the granted premises with all the privileges and appurtenances thereto belonging to the said George M. Puttrick and his heirs and assigns to their one use and behoof forever And I do hereby for myself and my heirs executors and administrators covenant with the said grantee and heirs and assigns that I am lawfully seized in fee simple of the granted premises that they are free from all encumbrances except as aforenamed that I have good right to sell and convey the same as aforesaid and that I will and my heirs executors and administrators shall warrant and defend the same to the said grantee and heirs and assigns forever against the lawful claims and demands of all persons

In witness whereof I the said Joseph B. Holmes single man hereunto set my hand and seal this day of in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Elias M. Jenckes

Joseph B. Holmes (L.S.)

State of Rhode Island Providence ss
City of Providence July 29th 1876 Then personally appeared the above named Joseph B. Holmes and acknowledged the foregoing instrument to be his free act and deed before me

Elias M. Jenckes
Justice of the Peace

Recorded September 7. 1876
at 10.55 a.m. Witness G.H. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Sarah A. Disbro of Providence in the State of Rhode Island in consideration of one dollar paid by Mary A. Stone wife of Albert M. Stone of said Providence the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Mary A. Stone the following goods and chattels namely One side board One extention table One sewing machine One piano One parlor set four small chairs one book case one mahogony chamber set one marble top table one large rocking chair one small hair cloth sofa one black walnut table one large mahogony table two mirrors two feather beds one hair mattress one hat rack six dining room chairs two Brussells carpets four ingrain carpets three stoves one silver set one bronze clock five hair cloth chairs one dressing case one bedstead

one large chair three cane rockers also all the household furniture now in house No 221 Broadway in the City of Providence Also one horse one business wagon and paper stock on hand at No 119 Dorrance Street in said Providence

To have and to hold all and singular the said goods and chattels to the said Mary A Stone and her executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons In witness whereof I the said Sarah A Disbro have hereunto set my hand and seal this 2nd day of September in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of A M Stone

Sarah A Disbro (Seal)

Recorded September 7. 1876 at 12. M. Witness G. W. Williamson

Recorder of Deeds.

This Indenture

Made the first day of March one thousand eight hundred and seventy six between Daniel Remington of Providence Rhode Island party of the first part and Jonathan Salisbury of said Providence party of the second part Witnesseth That the said party of the first part hath letten and by these presents doth grant demise and to farm let unto the said party of the second part his executors administrators and assigns One certain lot of land situated on the northeasterly corner of Federal and Merrill Streets in said Providence and measures on said Federal Street fifty feet and extends back northerly ninety four feet The same to be used as and for a wood and coal yard with the appurtenances for the term of three years from the first day of March one thousand eight hundred and seventy six at the yearly rent or sum of two hundred dollars for the first year of said term and the yearly rent or sum of three hundred dollars for the second and third year of said term to be paid in equal monthly payments And it is agreed that if any rent shall be due and unpaid or if default shall be made in any of the covenants herein contained and such default shall continue for ten days then it shall be lawful for the said party of the first part to reenter the said premises and the same to have again to repossess and enjoy And the said party of the second part does hereby covenant to pay unto the said party of the first part the said yearly rent as herein specified and promptly surrender

And it is agreed by and between the parties hereto that said demised premises shall not be underlet without the written consent of the said party of the first part his heirs or assigns That said lessee shall keep the fences on said premises in good order and repair That said lessee may erect a shed extending the whole of the west line of said lot which said shed shall not be over fifteen feet in width and fifteen feet high that no other buildings shall be placed on said premises that said lessee may keep horses in said shed that all manure shall be removed from said premises as often as once in every two weeks and that no wood or coal shall be packed on said lot over six feet high And that at the expiration of the said term the said party of the second part will quit and surrender the premises hereby demised in as good state and condition as reasonable use and wear thereof will permit damages by the elements excepted And the said party of the first part doth covenant that the said party of the second part on paying the said yearly rent and performing the covenants aforesaid shall and may peaceably and quietly have hold and enjoy the said demised premises for the term aforesaid

In testimony whereof the parties hereto have hereunto set their hands and seals the day and year first aforewritten

Executed in presence of Charles Selden

Daniel Remington (Seal)

J. Salisbury (Seal)

State of Rhode Island

County of Providence ss In Providence this eleventh day of March A.D. 1876 then Daniel Remington & Jonathan Salisbury personally appeared before me and severally acknowledged the foregoing instrument by them signed to be their free and voluntary act and deed

Charles Selden

Justice of the Peace

Recorded September 7. 1876 at 5.5 P.M. Witness G. W. Williamson

Recorder of Deeds.

Assignment of Bankrupts Effects

In the District Court of the United States for the District of Rhode Island

In the matter of David Healon Bankrupt } In Bankruptcy

District of Rhode Island ss Know all men by these Presents That Russell A. Denison of Providence in the County of Providence and State of Rhode Island and Allen C Mathewson of Barrington in the County of Bristol and State of

Rhode Island in said District has been duly appointed Assignee in said matter Now therefore I James M. Clarke Register in Bankruptcy of said District by virtue of the authority vested in me by the fourteenth section of an act of Congress entitled "An act to establish a Uniform System of Bankruptcy throughout the United States" approved March 2. 1867 do hereby convey and assign to the said Denison and Matherson assignees as aforesaid all the ~~real~~ estate real and personal of the said David Healon Bankrupt aforesaid including all the property of whatever kind of which he is possessed or in which he was interested or entitled to have on the eighth day of February A.D. 1870 with all his deeds books and papers relating thereto excepting such property as is exempt from the operation of this assignment by the provisions of said fourteenth section of said act

To have and to hold all the foregoing premises to the said Russell A Denison and Allen C Matherson and their heirs forever In Trust nevertheless for the uses and purposes with the powers and subject to the conditions and limitations set forth in said act

In witness whereof I the said Register have hereunto set my hand and caused the seal of said Court to be affixed this fifth day of March A.D. 1870

James M. Clarke

Register in Bankruptcy

Recorded September 8. 1876 at 10.45 a.m. Witness G. A. Williamson

Recorder of Deeds.

This Agreement made and entered into on this fourth day of October A.D. eighteen hundred & forty eight by and between Charles Lippitt Edward P. Knowles and Edward L. Peckham all of the City and County of Providence State of Rhode Island Witnesseth That we the undersigned having a specified interest in a certain lot of land conveyed to Edward P. Knowles in trust for certain purposes by Charles Lippitt & Martha B. Lippitt wife of said Charles we do hereby agree to have said land laid out in house lots say thirty two in number to be sold by said Edward P. Knowles either at private or public sale as the parties interested may mutually agree their several interests being specified in said deed of trust bearing even date with this agreement viz one half of said land to the said Charles Lippitt one fourth of said land to the said Edward P. Knowles and one fourth of said land to the said Edward L. Peckham in which proportions the proceeds from the sales of said land is to be divided In witness whereof we have hereunto affixed our hands and seals

In presence of Stephen Martin 3

Chs Lippitt
Edward P. Knowles
Edward L. Peckham

Recorded Sept. 8. 1876 at 3.45 P.M. Witness G. A. Williamson

Recorder of Deeds.

Note See deed to which above is annexed on page 83

Know all men by these Presents

That I Nathaniel J. Cheeney of Providence Rhode Island Assignee of Edwin C. Budlong by virtue of an assignment to me from said Edwin C. Budlong dated February 18th 1876 and recorded in said Providence in deed book No 256 at page 380 in consideration of one hundred ($100) dollars to me paid by Robert E. Budlong of said Providence the receipt whereof I do hereby acknowledge do hereby give grant bargain sell and convey unto the said Robert E. Budlong his heirs and assigns forever

A lot of land with a barn and other improvements thereon situated on the northerly side of West Elmwood Avenue in said City of Providence and is laid out and designated as lot No 17 (seventeen) on a plat of land called "Robert Stevens Plat" which plat is on record in the Office of the Recorder of Deeds in said Providence Said premises were sold and are conveyed subject to the following encumbrances A mortgage of $2000 and int the City tax and a Mechanics lien of about $116

To have and to hold the same to him said Robert E. Budlong his heirs and assigns forever And I the said Nathaniel J. Cheeney Assignee as aforesaid do hereby covenant with the said Robert E. Budlong that I will warrant and defend said premises to him the said Robert E. Budlong his heirs and assigns forever against all persons claiming by through or under me excepting said encumbrances as aforesaid

As witness my hand and seal this 23d day of August A.D. 1876

Signed sealed and delivered in presence of Wm H. Macomber

Nathaniel J. Cheeney (23)
Assignee

State of Rhode Island &c In the City of Providence this 8th day of September A.D. 1876 Nathaniel J. Cheeney acknowledged the above instrument by him signed as assignee to be his free act and deed

Before me Wm H. Macomber
Justice of the Peace

Recorded September 9. 1876 at 10.37 a.m. Witness G. A. Williamson

Recorder of Deeds.

~~Know all Men by these Presents~~ Error

That I Nathaniel Cheeney of Providence Rhode Island Assignee of Edwin C. Budlong by virtue of an assignment to me from said Edwin C. Budlong dated February 18th 1876 and recorded in said Providence in Deed Book No 256 at page 380 in consideration of One hundred ($100) dollars to me paid by Robert E. Budlong of said Providence the receipt whereof

I do hereby acknowledge do hereby give grant bargain sell and convey unto the said Robert E. Budlong his heirs and assigns forever A lot of land with a barn and other improvements thereon situated on the northerly side of West Elmwood Avenue in said City of Providence and is laid out and designated as lot No. 17 (seventeen) on a plat of land called Robert Stevens Plat which plat is on record in the office of the Recorder of Deeds in said Providence Said premises were sold and are conveyed subject to the following encumbrances a mortgage of $2000.- and int the City tax and a Mechanics lien of about $116.-

To have and to hold the same to him said Robert E. Budlong his heirs and assigns forever And I the said Nathaniel J Cheeney Assignee as aforesaid do hereby covenant with the said Robert E. Budlong that I will warrant and defend said premises to him the said Robert E. Budlong his heirs and assigns forever against all persons claiming by through or under me excepting said encumbrances as aforesaid In witness my hand and seal this 23rd day of August A.D. 1876

Signed sealed and delivered
in presence of
Wm F. Macomber

Nathaniel J Cheeney Assignee (L)

State of Rhode Island &c In the City of Providence this 8th day of September A.D. 1876
Nathaniel J Cheeney acknowledged the above instrument by him signed as assignee to be his free act and deed

Before me Wm F. Macomber
Justice of the Peace

Recorded September

Know all Men

That I B.B. Hammond of the City and County of Providence and State of Rhode Island Assignee of Joseph L. Parker of said Providence by virtue of the power vested in me by the assignment of the said Parker to me dated July 4th A.D. 1876 In consideration of One thousand dollars received of Edgar K. Horton of said Providence and of other valuable considerations thereunto me moving the receipt whereof is hereby acknowledged and in further consideration that my account as assignee as it appears upon the books of the said Parker is approved and settled I do hereby bargain sell set over and deliver unto said Edgar K. Horton all my right title and interest as said assignee in and to the stock of Gentlemens furnishing goods Clothing Office-furniture and fixtures now situated in store number one hundred & twelve Westminster Street in said City of Providence and also all the book accounts due the said Parker

To have and to hold the same to him said Edgar K. Horton

his executors administrators and assigns to his and their use forever

In witness whereof I have hereunto set my hand and seal in my said capacity this 31st day of August A.D. 1876

Signed sealed & delivered
in presence of
David S. Baker Jr
W.H. Bailey Jr

B.B. Hammond (L)
Assignee Joseph L. Parker

Recorded September 9th 1876 at 2.35 P.M.
Witness G.H. Williamson
Recorder of Deeds.

Know all Men by these Presents

That I William McCanna of Woonsocket in the County of Providence and State of Rhode Island in consideration of Three hundred dollars to me paid by William P. Hallihan of Taunton in the State of Massachusetts the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said William P. Hallihan the following goods and chattels namely All and singular the stock consisting of Walnut Pine and other lumber together with the benches and fixtures of whatever kind or nature the same may consist which are now contained and being in second story of building now occupied by me situated on and known as number 119 Pine Street in the City of Providence State aforesaid

To have and to hold all and singular the said goods and chattels to the said William P. Hallihan and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons In witness whereof I the said William McCanna have hereunto set my hand and seal this eighth day of September in the year one thousand eight hundred and seventy six

Signed sealed and delivered
in presence of
John Charlton

William McCanna (L)

Recorded September 9th 1876 at 3.40 P.M.
Witness G.H. Williamson
Recorder of Deeds.

Know all men by these Presents

That I John L. Mayberry of the City and County of Providence and State of Rhode Island in consideration of $100 dollars paid by Samuel Hedley of said Providence the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Samuel Hedley the following goods and chattels namely— One twenty ton foot dresser six chairs five looking glasses one cuspidor four barbers chairs one marble slab sink two bowls eight setting chairs four shaving cups three spittoons two pictures two hat racks one boiler one water pail eight doileels four sets of toilett bottles eight hair gourms two towels five razor strops four hair brushes four combs one neck brush one gas stove one head rack forty foot of oil matting three chandeliers one wooden partition and door

To have and to hold all and singular the said goods and chattels to the said Samuel Hedly and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said John L. Mayberry hereunto set my hand and seal this 8th day of Sept. in the year one thousand eight hundred and seventy six

Signed sealed and delivered
in presence of Edward A. Turner — John L. Mayberry (25)

Recorded September 9. 1876
at 9.10 a.m. — Witness — G. A. Williamson
Recorder of Deeds.

Whereas Patrick Gilbride of Providence Rhode Island on the second day of August 1875 executed to Bernard Mc Guinness of said Providence a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of one hundred and twenty five dollars bearing even date with said deed of mortgage and made by said Patrick Gilbride payable to said Bernard Mc Guinness or order one year after date see real estate mortgage book No 75 page 479 of the land records of said Providence Rhode Island where said deed of mortgage is recorded and in which said deed of mortgage were certain powers of sale in case of default in the payment of said note secured thereby and Whereas default was made in the payment of said note and said default continued for more than ten days and

Whereas said Bernard Mc Guinness advertised said mortgaged premises for sale at public auction in the Rhode Island Country Journal one of the

public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the eleventh day of September 1876 Bridget Gilbride of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of one hundred and twenty five dollars

Now therefore I the said Bernard Mc Guinness for and in consideration of the sum of one hundred and twenty five dollars to me paid by said Bridget Gilbride the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage grant bargain sell and convey to said Bridget Gilbride her heirs and assigns forever Four certain lots of land situate in the City of Providence formerly a part of the Town of North Providence and are laid out and described as lots number twenty one (21) twenty two (22) twenty three (23) and twenty four (24) on Samuel Hedleys plat of a portion of the Olney Bradley Veazie and Welbur lot at North Eagle Park and Wanskuck belonging to Samuel Hedly platted from surveys and other plats June 1869 by Charles E. Paine which said plat is recorded in the land records of said North Providence reference to the same being had for a full description of said lots of land Being the same premises conveyed to Patrick Gilbride by deed recorded in the land records of said North Providence in deed book No 52 page 277

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Bridget Gilbride her heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this eleventh day of September eighteen hundred and seventy six

Signed sealed and delivered
in presence of P. M. Farrington — Bernard Mc Guinness (25)

State of Rhode Island & Providence ss In Providence this eleventh day of September A.D. 1876 Then and there Bernard Mc Guinness acknowledged the foregoing to be his free and voluntary act and deed

P. M. Farrington
Notary Public

Recorded September 11. 1876
at 1.40 P.M. — Witness — G. A. Williamson
Recorder of Deeds.

Whereas

Mary E. Morey of Providence Rhode Island on the thirteenth day of July 1875 executed to Charlotte C. Matheuson of East Greenwich in said State a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of Twenty eight

hundred dollars bearing even date with said deed of mortgage and made by said Mary F. Morey payable to said Charlotte E. Mathewson or order in one year after date with interest at ten per cent per annum payable semi-annually and in which said deed of mortgage were certain powers of sale in case of default in the payment of said note Reference to said deed of mortgage being had See Book No. 75 page 399 of the records of mortgages of real estate in said Providence And whereas default was made in the payment of said note and said default continued for more than ten days And whereas said Charlotte E. Mathewson caused said mortgaged premises to be advertised for sale at public auction in the Mannfactures and Farmers journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and whereas at the public auction held in pursuance of said advertisement on the first day of September 1876 Samuel Ames of said Providence being the highest bidder for the said mortgaged premises became the purchaser thereof for One thousand dollars Now therefore I the said Charlotte E. Mathewson for & in consideration of said sum of One thousand dollars to me paid by said Samuel Ames the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage grant bargain sell & convey to said Samuel Ames his heirs & assigns forever

A lot of land with all the buildings and improvements thereon situated in said Providence and is laid out and designated as lot No. forty two (42) on plat of the Hardenburgh Purchase surveyed & platted by Alfred Metcalf 1856 and is recorded in the land records of North Providence in said State

Said lot is bounded easterly on Hardenburgh Street on which it measures forty feet and extends back westerly from said Street eighty feet southerly on land of or formerly of John Grimley northerly on land of or formerly of Fayette Hardenburgh and westerly on lot No. 82 on said plat Being the same lot conveyed to said Mary F. Morey by deed from John Durkin & the same described in said deed of mortgage

Said premises were formerly in the Town of North Providence

To have and to hold the aforegranted premises with the privileges & appurtenances thereof to said Samuel Ames his heirs & assigns forever In testimony whereof I the said Charlotte E. Mathewson in my capacity as Attorney of the said Mary F. Morey and in my individual capacity have hereunto set my hand and seal this seventh day of September eighteen hundred & seventy-six

Signed sealed & delivered

in presence of The interlineation in the testimonium clause having been first inserted Edward C. Ames

C. E. Mathewson (L.S.)
C. E. Mathewson (L.S.)
Attorney for Mortgagee

State of Rhode Island &c Providence ss In the City of Providence this 12th day of September 1876 Charlotte E. Mathewson in her capacity as Attorney of the said

Mary F. Morey and in her individual capacity acknowledged the aforegoing to be her free & voluntary act & deed

Before me Edward C. Ames
Notary Public

Recorded September 13th A.D. 1876 at 10.15 A.M. } Witness G. H. Williamson
Recorder of Deeds.

Whereas

Mary F. Morey of Providence Rhode Island on the thirteenth day of July 1875 executed to Charlotte E. Mathewson of East Greenwich in said State a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of Twenty six hundred dollars bearing even date with said deed of mortgage and made by said Mary F. Morey payable to said Charlotte E. Mathewson or order in one year with interest at ten per cent per annum payable semi-annually and in which said mortgage were certain powers of sale in case of default in the payment of said note Reference to said deed of mortgage being had See Book No. 75 page 361 of the records of mortgages of real estate And whereas default was made in the payment of said note and said default continued for more than ten days And whereas said Charlotte E. Mathewson caused said mortgaged premises to be advertised for sale in the Manufactures & Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and whereas at the public auction held in pursuance of said advertisement on the first day of September 1876 Samuel Ames of said Providence being the highest bidder for the said mortgaged premises became the purchaser thereof for Eleven hundred dollars Now therefore I the said Charlotte E. Mathewson for and in consideration of said sum of Eleven hundred dollars to me paid by said Samuel Ames the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage grant bargain sell and convey to said Samuel Ames his heirs & assigns forever

A lot of land with all the buildings and improvements thereon situated on Hardenburgh Street in said Providence and is laid out and designated as lot No. forty four (44) on the plat of the Hardenburgh Purchase on Smiths Hill surveyed & platted by Alfred Metcalf in 1856 which said plat is recorded in the land records of North Providence Said premises were formerly in North Providence and are the same described in said deed of mortgage and were conveyed to said Mary F. Morey by deed from Robert King & wife To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Samuel Ames his heirs & assigns forever In testimony whereof I the said Charlotte E. Mathewson in my capacity

as Attorney of the said Mary F. Morey have hereunto set my hand and seal this seventh day of September eighteen hundred & seventy-six

Signed sealed & delivered
in presence of The interlineation in the testimonium clause having been first inserted Edward C. Ames

C. E. Mathewson (L.S.)
Attorney for Mortgagee

State of Rhode Island &c Providence sc In the City of Providence this 12th day of September 1876 Charlotte E. Mathewson in her capacity as Attorney of the above mentioned Mary F. Morey acknowledged the aforegoing to be her free & voluntary act & deed

Before me Edward C. Ames
Notary Public

Recorded September 13th 1876 at 10.15 A.M. } Witness G. A. Williamson
Recorder of Deeds.

Whereas

John G. Edmonds of Providence in the State of Rhode Island &c executed and delivered to Francis Corey of Providence in said State a certain mortgage deed of three lots of land hereinafter described which mortgage deed is dated the twenty fourth day of April A.D. eighteen hundred and seventy two and is recorded in the land records of said Providence in Mortgage Book No 55 at page 227

And whereas said mortgage deed was made to secure the payment of a certain promissory note made by the said John G. Edmonds for the sum of Two thousand dollars bearing even date therewith and payable to the said Francis Corey or order in one year after date with interest at (8) eight per cent per annum payable semi-annually The condition of said mortgage deed being that if the said Edmonds his heirs executors administrators or assigns or any other person for him or them should pay said note at maturity together with the interest thereon according to the tenor thereof then said mortgage deed should be void otherwise should be and remain in full force And whereas the said Edmonds in and by said mortgage deed constituted and appointed the said Corey his executors administrators and assigns his attorneys for him and in his name or in their name or names at any time in case default should be made in the payment of said note or of the semi-annual interest due thereon and such default should continue ten days to sell at public auction the lots of land hereinafter described first giving after the expiration of said ten days twenty days notice of such sale in some public newspaper printed in said Providence And whereas default was made in the performance of said condition by the failure to pay the principal or the semi-annual interest of said note which became due on the 24th day of April last and such default has continued till the present time and whereupon the said Corey after such default had continued for more than ten days caused the lots of land hereinafter described to be advertised for sale at public auction for twenty days prior to the date hereof in the Rhode Island Country Journal a public newspaper printed in said Providence and whereas at a public auction held this day in pursuance of such advertisement George Dyer of said Providence being the highest bidder thereof for Fifteen hundred dollars for said lots of land became the purchaser thereof

Now therefore know all men That I the said Francis Corey by virtue of the power given me in and by said mortgage deed and in consideration of said sum of Fifteen hundred dollars to me paid by the said George Dyer the receipt of which I do hereby acknowledge do hereby grant bargain sell and convey to the said George Dyer his heirs and assigns

Three certain lots of land situated in said City of Providence and are laid out and designated as lots (105) one hundred and five (106) one hundred and six (107) one hundred & seven on a plat of lots known as the A.W. Dike plat drawn April 1857 by W.C. Haines said land is bounded north by lot 108 and Elmwood Street east by Elmwood Av. south by Summit Street and west by lot 104 Being the same premises conveyed to the said John G. Edmonds by deed from said Corey and bearing even date herewith said lots being in the west part of the City recently set off from the Town of Cranston to said City

To have and to hold the said premises with all the privileges and appurtenances thereof to the said George Dyer his heirs and assigns forever

And I the said Francis Corey for myself my heirs executors and administrators do hereby covenant with the said George Dyer his heirs and assigns that at the time of making said sale I was the actual and bona fide holder of said mortgage deed and had good right to sell said premises as aforesaid and that in making the foregoing conveyance thereof I have in all respects complied with the power given me in said mortgage deed

Witness my hand and seal this first day of September A.D. eighteen hundred and seventy-six

Signed sealed and delivered
in presence of
Walter L. Potter

Francis Corey (L.S.)

State of Rhode Island Providence sc Providence Sept 8th 1876 Then Francis Corey acknowledged the foregoing instrument to be his free and voluntary act and deed

Before me Walter L. Potter
Notary Public

Recorded September 13th 1876 at 12.15 } Witness G. A. Williamson
Recorder of Deeds.

Know all Men by these Presents

That we Daniel B. Waite and Sarah M. Waite his wife both of the City and County of Providence in the State of Rhode Island for and in consideration of the sum of One dollar to me paid by Charles D. Waite of said Providence the receipt whereof we do hereby acknowledge have remised released and forever quitclaimed and by these presents do remise release and forever quit-claim unto the said Charles D. Waite his heirs and assigns forever all the right title interest property claim and demand which we now have or of right ought to have or claim in and to

One certain lot of land with all the buildings and improvements thereon situated on the south westerly side of Prairie Avenue in said Providence and is bounded northeasterly on said Street sixty two feet nine inches southeasterly on land now or formerly of Joshua A Gunnell sixty feet, westerly on land now or formerly of Benjamin Cornell forty nine feet six inches and northwesterly on land now or formerly of Frederick Draper eighteen feet and is a portion of lot No 43 (forty three) on a plat of the Timothy Wiggin land so called, which plat is recorded in the Recorders Office in said Providence in Book of Plats No 2 page

and is the same premises conveyed to the said Sarah M. Waite by deed from James M. Bingstreet dated September 11th A.D. 1860 on record in said office in Book No 157 page 305 Also a certain parcel of land with all the improvements thereon situated in said Providence and thus bounded and described Beginning at the south westerly corner of said land at a point sixty feet northerly from the northerly line of Lockwood Street thence running northerly forty feet thence easterly forty feet thence southerly fifty seven feet eleven inches thence northwesterly as the fence now stands twenty one feet and seven inches and thence westerly as the fence now stands twenty seven feet and two inches to the place of beginning

Being a portion of lot No 44 (forty four) on the aforenamed plat and is the same premisses conveyed to the said Sarah M. Waite by deed from Job J Angell dated November 26th 1864 on record in said office in Book No 170 page 44 And also a certain lot of land with all the improvements thereon situated on the northerly side of Lockwood Street in said Providence and is laid out and designated as lot No 35 (thirty five) on a plat of a part of the Timothy Wiggin land and land of Thomas Sprague belonging to John Whipple Esq and others surveyed and plotted Dec. 1855 by N B Schubarth which plat is on record in said office in Book No 2 of plats page 29½ Being the same premisses conveyed to the said Sarah M. Waite by deed from William Clapp dated January 7th 1871 on record in said office in Book No 192 page 310

The whole of said premisses are subject to two mortgages heretofore given to secure the payment of the sum of Eleven thousand dollars and interest the payment of which is assumed by the said Charles D. Waite as a further consideration for this conveyance To have and to hold the same with all the rights privileges and appurtenances thereunto appertaining to the said

Charles D. Waite his heirs and assigns forever And we the aforenamed Daniel B and Sarah M. Waite for ourselves and for our heirs executors and administrators do covenant with the said Charles D. Waite his heirs and assigns that we will warrant and defend the aforedescribed premises to the said Charles D. Waite his heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under us excepting only the claim under said mortgages

In testimony whereof we have hereunto set our hands and seals this fourteenth day of September in the year of our Lord one thousand eight hundred and seventy-six

Signed sealed and delivered in presence of

Charles Selden

Daniel B. Waite (L)

Sarah M. Waite (L)

State of Rhode Island &c County of Providence ss In Providence this fourteenth day of September A.D. 1876 then Daniel B. Waite personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed And then and there the above named Sarah M. Waite wife of the said Daniel B. Waite also appeared before me and being by me examined privily and apart from her said husband acknowledged and declared the same instrument shown and explained to her by me to be her free and voluntary act and deed and declared to me that she did not wish to retract the same

Charles Selden Justice of the Peace

Recorded September 14th 1876 at 2.55 P.M. } Witness G A Williamson Recorder of Deeds.

Providence September 14th 1876

Herbert L. Draper

Bought of Robert J. Draper

1 Bay mare	325.00
1 Open buggy	100.00
1 Set harness	30.00
1 Halter 1 Whip	4.00
	$459.00

Received Payment September 14th 1876

Robert J. Draper

Recorded September 14th 1876 at 4.20 P.M. } Witness G A Williamson Recorder of Deeds.

Know all Men by these Presents

That I Charles D. Waite of the City and County of Providence in the State of Rhode Island for and in consideration of the sum of One dollar to me paid by Daniel B. Waite of said Providence the receipt whereof I do hereby acknowledge have remised released and forever quit-claimed and by these presents do remise release and forever quit-claim unto him the said Daniel B. Waite 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 One certain lot of land with all the buildings and improvements thereon situated on the southwesterly side of Prairie Avenue in said Providence and is bounded northeasterly on said Street sixty two feet nine inches southeasterly on land now or formerly of Joshua A Grinnell sixty feet westerly on land now or formerly of Benjamin Cornell forty nine feet six inches and northwesterly on land now or formerly of Frederick Dunfee eighteen feet and is a portion of lot No 43 (forty three) on a plat of the Timothy Wiggin land so called which plat is recorded in the Recorders Office in said Providence in Book of Plats No 2 page

Also a certain parcel of land with all the improvements thereon situated in said Providence and thus bounded and described Beginning at the southwesterly corner of said land at a point sixty feet northerly from the northerly line of Lockwood Street thence running northerly forty feet thence easterly forty feet thence southerly fifty seven feet eleven inches thence northwesterly as the fence now stands twenty one feet and seven inches and thence westerly as the fence now stands twenty seven feet and two inches to the place of beginning Being a portion of lot No 44 (forty four) on the aforenamed plat And also a certain lot of land with all the improvements thereon situated on the northerly side of Lockwood Street in said Providence and is laid out and designated as lot No 38 (thirty five) on a plat of a part of the Timothy Wiggin land and land of Thomas Sprague belonging to John Whipple Esqr and others surveyed and plotted Dec 1855 by A B Schubarth which plat is on record in said office in Book No 2 of plats page 29½ Being the same premises conveyed to me the said Charles D Waite by deed of even date herewith from Daniel B and Sarah M. Waite The whole of said premises are subject to two mortgages heretofore given to secure the payment of the sum of Eleven thousand dollars and interest the payment of which is assumed by the said Daniel B Waite as a further consideration for this conveyance

To have and to hold the same with all the rights privileges and appurtenances thereunto appertaining to him the said Daniel B Waite his heirs and assigns forever And I the aforenamed Charles D. Waite for myself and for my heirs executors and administrators do covenant with the said Daniel B. Waite his heirs and assigns that I will warrant and defend the aforedescribed premises to the said Daniel B. Waite his heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under me excepting only the claims under said mortgages

In testimony whereof I have hereunto set my hand and seal this fourteenth day of September in the year of our Lord one thousand eight hundred and seventy-six

Signed sealed and delivered
in presence of
Charles Selden

Chas D. Waite (L.S.)

State of Rhode Island &c Providence County ss In Providence in said County on this fourteenth day of September A.D. 1876 the above named Charles D. Waite personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Charles Selden
Justice of the Peace

Recorded September 14th 1876 at 3 P.M. } Witness G. H. Williamson
Recorder of Deeds.

Know all men by these Presents

That I William H. Hall of Providence R.I. (326 Broad St) in consideration of four hundred and fifty dollars paid by Frederick D. Hall of said Providence the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Fred D. Hall the following goods and chattels namely

1 dark bay horse about 12 years old
1 " " " " 8 " " 1 meat wagon and 1 harness

To have and to hold all and singular the said goods and chattels to the said Fred. D. Hall and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said William H. Hall hereunto set my hand and seal this fourteenth day of September in the year one thousand eight hundred and seventy six

Signed sealed and delivered
in presence of
Jas. W. Blackwood

Wm H. Hall (L.S.)

Recorded September 14. 1876 at 4.30 P.M. } Witness G. H. Williamson
Recorder of Deeds.

This Indenture

Made this first day of May one thousand eight hundred and seventy six Witnesseth That I Samuel Havens of the City and County of Providence and State of Rhode Island do hereby let demise and lease unto Daniel Bruce Jr. of the City and County of Providence and State of Rhode Island the store now occupied by him situated on the corner of Broad way and Dean Street it being the lower story of the west half of the building

To hold the said premises with all the appurtenances to the same belonging for the term of seven years from the first day of May 1876 the said Daniel Bruce Jr. his representatives or assigns paying therefor the rent of four hundred dollars yearly And the said lessee for his representatives and assigns covenants and agrees that he or they will pay the said rent in monthly payments of thirty three 33/100 dollars for each and every month of the said term of seven years the first payment to be made on the first day of June A.D. 1876 And the said Samuel Havens further agrees that the outside of said building shall be kept in good repair during said term without expense to the said lessee And the said lessee his representatives and assigns shall and deliver up to the said lessor his representatives and assigns peaceably and quietly at the end of said term in as good order and condition (reasonable use and wearing thereof damage by fire and other casualties excepted) as the same now are And the said lessee also agrees that he will not make nor suffer to be made any waste thereof nor make any alterations except hereafter agreed upon and further that no dog shall be kept on the premises Provided always that if said lessee his representatives and assigns neglect or fail to perform any part agreed upon or to pay the rent within thirty days from the time the same becomes due then the said lessor or those holding an estate in the premises whilst such neglect continues may without further notice or demand enter upon said premises and expel the said lessee or those holding under him without prejudice to any remedies which might otherwise be used for arrears of rent or preceding breach of contract

In witness whereof the said parties have hereunto set their hands and seals this first day of May A.D. 1876

Signed in presence of
Edward Havens
Patrick Harlow

Saml Havens (25)

Daniel Bruce Jr. (25)

State of Rhode Island Providence ss In Providence this fourteenth day of September A.D. 1876 Then Samuel Havens personally appeared before me and acknowledged the within instrument by him subscribed to be his free and voluntary act and deed

Stephen Essex
Justice of the Peace

Whereas Daniel Bruce Jr. the within named lessee did on the 28th day of August A.D. 1876 make and execute to William A. Chapman of Providence in the County of Providence and State of Rhode Island an assignment of his property and estate including this within lease and the premises therein and thereby conveyed

And whereas I said William A Chapman in accordance with and in pursuance of the duties and powers given to me by said assignment have sold to Alfred Barth of said Providence all said Daniel Bruce Jr's right title and interest in and to the within lease and the premises therein and thereby conveyed

Now know all men that I William A. Chapman Assignee of Daniel Bruce Jr. as aforesaid in consideration of the sum of one dollar to me paid by said Alfred Barth the receipt whereof I do hereby acknowledge in my capacity of assignee do hereby grant assign transfer and set over to said Alfred Barth his executors administrators and assigns the within described premises for and during the remainder of the term therein mentioned

To have and to hold the same with the privileges and appurtenances thereof to said Alfred Barth his executors administrators and assigns in as ample manner as the same is conveyed to said Daniel Bruce Jr. or me by said Alfred Barth his executors administrators and assigns paying and performing the rents and covenants therein contained to be paid and performed by said Daniel Bruce Jr.

In witness whereof I have hereunto set my hand and seal this 31st day of August A.D. 1876

Signed sealed & delivered in presence of
August interlined before execution
hereof Stephen Essex

Wm A. Chapman (25)
assignee of
Daniel Bruce Jr.

State of Rhode Island Providence ss In Providence this fourteenth day of September A.D. 1876 Then William A. Chapman personally appeared before me and acknowledged the foregoing instrument by him subscribed in his capacity of assignee of Daniel Bruce Jr. to be his free and voluntary act and deed

Stephen Essex
Justice of the Peace

Recorded September 15. 1876
at 9.50 a.m
R

Witness G. W. Williamson
Recorder of Deeds.

Lease

The undersigned lessor hath let and demised unto the undersigned lessee this seventh day of September A.D. 18 seventy six the store numbered twenty seven (27) Fulton Street in the City and County of Providence and State of Rhode Island To have and to hold the same with the rights and

privileges thereof for the term of five years on condition of the payment to said lessor of a rent therefor in advance of forty one and 00/100 dollars ($41.00) on the seventh day of each and every month next hereafter that the demised premises shall not be altered mutilated damaged or molested without the knowledge and written consent of the lessor and that for any condition broken the lessor or choosing may enter upon and resume possession of said premises without prejudice to his other rights or remedies against the lessee hereunder And it is also agreed by and between both parties to this lease that all fixtures furniture and improvements of every kind that are now or may at any time during the continuance of this lease be placed in or on said premises shall be and they hereby are pledged and mortgaged to said lessor for all rents accruing

The said lessee accepts the demise and covenants to observe and perform the conditions aforesaid and also that on the entry of the lessor for condition broken or on the expiration of the full term aforesaid whichsoever shall first happen the legal possession of the premises shall revest in the said lessor and the lessee will immediately leave the same in as good order and condition as when received common wear and tear and damage by fire or other accidents without default or malfeasance of the occupants excepted This lease to be in force between the parties their heirs executors administrators and assigns

Signed sealed and delivered on the day and year aforesaid

In presence of
J. A. D. Joslin

William H. Low Lessor (25)

Robert J. Haig Lessee (25)

State of Rhode Island &c
County of Providence ss In the City of Providence on this 15th day of September A.D. 1876 Then personally appeared William H. Low and Robert J. Haig before me and severally acknowledged the within by them signed to be their free act and deed

Jos. A. D. Joslin
Justice of the Peace

Recorded September 15. 1876
at 4.40 P.m.

Witness G. H. Williamson
Recorder of Deeds.

Know all men by these Presents

That George M. Rose of the City & County of Providence State of Rhode Island in consideration of one dollar to me paid by Jesse P. Eddy and Rowland Rose both of said Providence doing business in said Providence as copartners under the name and style of "J. P. Eddy & Co." the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said J. P. Eddy & Co. the following goods and chattels namely All of the stock and fixtures of every kind and

nature and description belonging to me now contained in a retail liquor saloon situated in the rear of number one hundred and fifty five (155) on Westminster Street in said Providence and also all my right title and interest in and to a license for the sale of spirituous and intoxicating liquors issued by the License Commissioners of the said City of Providence for said saloon for the year 1876-1877 dated July 15th 1876

To have and to hold all and singular the said goods and chattels to the said Jesse P. Eddy & Rowland Rose and their executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said George M. Rose hereunto set my hand and seal this second day of August in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of
Ed. S. Hopkins

George M. Rose (25)

Recorded September 16. 1876
at 10.45 a.m.

Witness G. H. Williamson
Recorder of Deeds.

To all whom these Presents shall come

I John B. Hennessy of the City and County of Providence in the State of Rhode Island Send Greeting Whereas Charles M. Smith of the City and County of Providence and State aforesaid on the twenty fourth day of October A.D. 1870 executed to John B. Hennessy of said City and County of Providence and State aforesaid a deed of mortgage of a certain real estate hereinafter described for the purpose of securing a certain negotiable promissory note given by one James Doulon of said City of Providence to the said John B. Hennessy for the sum of twenty one hundred dollars and bearing even date with said mortgage deed and made payable to the said John B. Hennessy or order in one year after date with interest payable semi annually at the rate of eight per cent per annum And in which said mortgage were certain powers of sale in case of default in the payment of said note or the semi annually interest due thereon as will more fully appear by reference to the record of said mortgage in book 46 page 367 of the records of mortgages of real estate in the land records of said City of Providence

And whereas default was made in the payment of said note and said default continued for more than ten days And whereas said John B.

Kennessy advertised said mortgaged premises for sale at public auction in the Rhode Island Country Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days And whereas at the public auction held in pursuance of said advertisement on the ninth day of September A.D. 1876 John Charlton of said City of Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of twenty two hundred dollars

Now therefore I the said John B. Kennessy for and in consideration of said sum of twenty two hundred dollars to me paid by said John Charlton the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage grant bargain sell and convey to said John Charlton his heirs and assigns forever A certain lot of land with all the buildings and improvements thereon situated in said City of Providence part of the same being formerly in North Providence in said State of Rhode Island being lot number nine (9) on the plat of Samuel Weldens land made by H. F. Walling July 7th A.D. 1845 Said lot is bounded as follows beginning at the north west corner thereof on the southerly side of Whelden Street thence southerly two hundred and twenty eight feet to the Franklin Foundry & Machine Company's land thence north 76° 30' east fifty feet to lot number ten (10) on said plat thence northerly two hundred and twenty feet and six inches to said Whelden Street thence westerly fifty feet to the place of beginning being the same premises that said John B. Kennessy as mortgagee of Wm B. Dean conveyed to the said Charles H. Smith To have and to hold the aforegranted and bargained premises with all the privileges and appurtenances thereof to said John Charlton his heirs and assigns forever In testimony whereof I have hereunto set my hand and seal this 16th day of September A.D. 1876

In presence of
Bernard Mc Guinness

John B. Kennessy (Seal)

State of Rhode Island &c
Providence sc In the City of Providence this 16th day of September A.D. 1876 then personally appeared John B. Kennessy before me and acknowledged the foregoing instrument by him signed to be his free act and deed

Bernard Mc Guinness
Notary Public

Recorded September 18. 1876
at 11.10 a.m.

Witness J. A. Williamson
Recorder of Deeds.

Whereas John Macklin of the City and County of Providence in the State of Rhode Island on the seventh day of September A.D. 1875 executed to Bernard Egan of Cranston in said County and State a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of one certain negotiable promissory note for the sum of three hundred dollars bearing even date with said deed of mortgage and made by said John Macklin Payable to said Bernard Egan or order one year after date with interest at the rate of eight per cent per annum payable semi annually and in which mortgage were certain powers of sale in case of default in the payment of said note or of the semi annual interest due thereon reference to said mortgage being had see real estate mortgage book No 77 page 217 in the office of the Recorder of Deeds in said City of Providence

Whereas default was made in the payment of the semi annual interest due on said note and said default continued for more than ten days And whereas said Bernard Egan advertised said mortgaged premises for sale in the Rhode Island Country Journal one of the public newspapers printed in the City of Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and whereas at the public auction held in pursuance of said advertisement on the 18th day of September 1876 John Palmer of Cranston in said County and State being the highest bidder for the said mortgaged premises became the purchaser thereof for the sum of two hundred and twenty five dollars

Now therefore I the said Bernard Egan in consideration of said sum of two hundred and twenty five dollars to me paid by said John Palmer the receipt whereof is hereby acknowledged hereby by virtue of the powers conferred on me by said mortgage grant bargain sell and convey to said John Palmer his heirs and assigns Two certain lots of land situated in the southerly part of the City of Providence and are lots two hundred and fifty seven (257) and two hundred and fifty eight (258) on a plat of house lots on the Old Pawtuxet Road belonging to Francis Hazard surveyed and platted June 4th 1867 by Atwater and Schubarth and which plat is on record in the Land Records of said Providence in plat book No 10 page 16 Said lots are situated on the southerly side of Carr Street (formerly First Avenue) and are the same conveyed to said John Macklin by William D. Peirce by deed on record in the land records of said Providence in deed book No 185 page 332 The above described premises being subject to a prior mortgage made by said John Macklin to Thomas R. Henry To have and to hold the aforegranted premises with the privileges and appurtenances thereof to said John Palmer his heirs and assigns forever In testimony whereof I have hereunto set my hand and seal this 18th day of September A.D. 1876

Signed sealed and delivered
in presence of
Bernard Mc Guinness

Bernard his X mark Egan (Seal)

State of Rhode Island &c Providence sc In Providence in said County this 18th day of September A.D. 1876 then personally appeared the above named Bernard Egan and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me Bernard McGuinness
Notary Public

Recorded September 18. 1876
at 3.50 P.M. Witness G.A. Williamson
Recorder of Deeds.

Whereas William McGowan of Providence Rhode Island on the twenty fourth day of July 1873 executed to William A. Sprague of said Providence a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of twenty six hundred & twenty five dollars bearing even date with said deed of mortgage and made by said William McGowan payable to said William A. Sprague or order two years from date at and after the rate of eight per cent per annum until paid payable semi annually and in which said mortgage were certain powers of sale in case of default in the payment of said note reference to said deed of mortgage being had see book No 66 page 117 of the records of mortgages of real estate of the Old Town of North Providence now in Pawtucket and Whereas said William A. Sprague on the first day of September 1873 sold assigned & transferred to Charles A. Westcott of said Providence the said deed of mortgage the note & debt thereby secured and all his right title and interest in and to the premises therein described together with all the rights & powers possessed by him by virtue of said deed of mortgage see book No 68 page 342 of same records and Whereas said Charles A. Westcott on the fifteenth day of May 1876 assigned transfered & set over to Thomas Furlong of said Providence the said deed of mortgage the note and debt thereby secured and all his right title & interest in & to the premises therein described together with all the rights & powers possessed by him by virtue of the said deed of mortgage and the transfer thereof first mentioned see book No 70 page 541 of the records of mortgages of real estate in said Providence and Whereas default was made in the payment of said note and said default continued for more than ten days and

Whereas said Thomas Furlong advertised said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale, and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the fourteenth day of September 1876 James J. Corcoran of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for twenty nine hundred dollars

Now Therefore I the said Thomas Furlong in consideration of said sum of twenty nine hundred dollars to me paid by said James J. Corcoran the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by the said deed of mortgage and the said assignments thereof grant bargain sell & convey to said James J. Corcoran his heirs & assigns forever A lot of land with all the improvements thereon laid out & described as lot No twenty (20) on Plat of the Hardenbergh Purchase on Smiths Hill surveyed & platted by Alfred Metcalf in 1856 said plat is on record in the land records of the Old Town of North Providence now in Pawtucket Said lot fronts forty feet on Hardenbergh Street & holding that width extends back eighty feet Being the same premises described in said deed of mortgage To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said James J. Corcoran his heirs & assigns forever In testimony whereof I have hereunto set my hand and seal this eighteenth day of September eighteen hundred & seventy six

Signed sealed & delivered
in presence of J.A.D. Joslin Witness Thomas Furlong (Seal)

State of Rhode Island &c In Providence this 19 day of September 1876 Thomas Furlong acknowledged the aforegoing to be his free act & deed

Before me George H. Burnham
Justice of the Peace

Recorded September 19. 1876
at 10.25 a.m. Witness G.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I James J. Corcoran of Providence Rhode Island for and in consideration of the sum of one dollar to me paid by Thomas Furlong of said Providence the receipt of which said sum I hereby acknowledge hereby release and forever quit claim to said Thomas Furlong his heirs & assigns forever all the right title & interest in and to that I now have or ought to have in and to a lot of land in said Providence with the buildings & improvements thereon situated on the northerly side of Hardenbergh Street and is designated as lot No twenty (20) on Plat of the Hardenbergh Purchase on Smiths Hill surveyed & platted by Alfred Metcalf in 1856 Said plat is now on file in the land records of the (Old) Town of North Providence now in Pawtucket Said lot fronts forty feet on said Street and holding that width extends back therefrom eighty feet being the same premises that William McGowan by mortgage conveyed to this grantor by deed dated September 18th 1876. To have and to hold the

aforegranted premises with all the privileges & appurtenances thereof to said Thomas Furlong his heirs & assigns forever

In testimony whereof I have hereunto set my hand & seal this nineteenth day of September eighteen hundred and seventy six

Signed sealed & delivered in presence of J. A. D. Joslin

James J. Corcoran (LS)

State of Rhode Island &c
In Providence this 19th day of September 1876 James J. Corcoran acknowledged the aforegoing to be his free act & deed
Before me George H. Burnham
Justice of the Peace

Recorded September 19. 1876 at 10.30 a.m. Witness G. H. Williamson
Recorder of Deeds.

Know all Men by these Presents

That I John Dailey Guardian of the person and estate of James Dailey minor child of Bridget Dailey late of Cranston Rhode Island deceased for and in consideration of the sum of twenty two hundred dollars to me paid by Joseph A. D. Joslin of Providence in said State (he being the highest bidder for the premises hereinafter conveyed at a public auction thereof held on said premises on the twenty fourth day of June 1876) the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by the Honorable the Probate Court of the Town of Cranston grant bargain sell and convey to said Joseph A. D. Joslin his heirs and assigns forever all the right title and interest of said James Dailey in and to two certain lots of land situate on Colfax Street in the ninth ward of said Providence designated as lots ninety one (91) and ninety two (92) on plat No fifty four in the office of the Assessors of Taxes in said Providence with a small cottage house thereon Also the one undivided half part of a lot of land on Burnside Street described as lot No four hundred seventy four (474) on Assessors Plat No 48 in said Office

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Joseph A. D. Joslin his heirs and assigns forever

And I the said John Dailey Guardian as aforesaid hereby covenant with said Joseph A. D. Joslin his heirs and assigns that I had good right to make said sale as aforesaid that notice thereof was given by publishing the same in the Rhode Island Press one of the public newspapers printed in said Providence for more than four weeks prior to the day of sale and that in making said sale I have fully complied with the directions of said Court in relation thereto.

In testimony whereof I have hereunto set my hand and seal this first day of July eighteen hundred and seventy six

Signed sealed and delivered in presence of J. G. Johnson

John Dailey (LS)
Guardian of
James Dailey

State of Rhode Island &c
In Providence this 17th day of July 1876 John Dailey Guardian as aforesaid acknowledged the aforegoing to be his free and voluntary act and deed in said capacity
Before me J. G. Johnson
Public Notary

Recorded September 20. 1876 at 10.30 a.m. Witness G. H. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Joseph A. D. Joslin of Providence Rhode Island for and in consideration of twenty three hundred dollars to me paid by John Dailey of said Providence the receipt of which said sum I hereby acknowledge hereby release and forever quitclaim to said John Dailey his heirs and assigns forever all my right title and interest in and to those two lots of land with the improvements thereon situated on Colfax Street in said Providence and designated as lots Nos ninety one (91) and ninety two (92) on plat No fifty four (54) in the office of the Assessors of Taxes in said Providence and in & to the one undivided half part of that lot of land on Burnside Street designated as lot No four hundred seventy four (474) on plat No forty eight in said Office

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said John Dailey his heirs and assigns forever In testimony whereof I have hereunto set my hand and seal the thirteenth day of July eighteen hundred and seventy six

Signed sealed and delivered in presence of George H. Burnham

Jos. A. D. Joslin (LS)

State of Rhode Island &c In Providence this 14th day of July 1876 Joseph A. D. Joslin acknowledged the aforegoing to be his free act & deed
Before me George H. Burnham
Justice of the Peace

Recorded September 20. 1876 at 10.32 a.m. Witness G. H. Williamson
Recorder of Deeds.

Whereas Bernard McGinn of Providence Rhode Island on the fifteenth day of July 1875 executed to Charles C. Weaver of East Providence a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of twenty two hundred dollars bearing even date with said deed of mortgage and made by said Bernard McGinn payable to said Charles C. Weaver or order in three years after date with interest at the rate of nine per cent per annum payable semi annually see real estate mortgage book No 75 page 427 of the land records of said Providence where said deed of mortgage is recorded and in which deed of mortgage were certain powers of sale in case of default in the payment of said note or the interest due therein and

Whereas default was made in the payment of said note and the interest due thereon and said default continued for more than ten days and

Whereas said Charles C. Weaver advertised said mortgaged premises for sale at public auction in the Mamufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the fifteenth day of September 1876 John Palmer of Cranston Rhode Island being the highest bidder for the said mortgaged premises became the purchaser thereof for the sum of twenty three hundred and twenty five dollars

Now therefore I the said Charles C. Weaver for and in consideration of said sum of Twenty three hundred and twenty five dollars to me paid by said John Palmer the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage grant bargain sell and convey to said John Palmer his heirs and assigns forever — A certain lot of land with all the improvements thereon situate on the southerly side of Atwells Avenue in said Providence (formerly) North Providence and is laid out and described as lot number 83 (eighty three) on a plat of building lots belonging to E. N. Steere surveyed and platted by W. S. Haines June 1874 and recorded in the land records of said North Providence in book of plats No 3 page 93 reference to said plat being had for a full description of said lot of land

Being the same premises conveyed to said Bernard McGinn by deed from Michael W. Ryan, dated October 11th 1871 and recorded in the land records of said North Providence in deed book No 54 page 560

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said John Palmer his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this fifteenth day of September eighteen hundred and seventy six (1876)

Signed sealed and delivered
in presence of
Bernard McGuinness

Charles C. Weaver (25)

State of Rhode Island &c Providence sc In Providence this 22d day of September A.D. 1876 Then and there Charles C. Weaver acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Bernard McGuinness
Notary Public

Recorded September 22. 1876
at 5.20 P.M.

Witness G. A. Williamson
Recorder of Deeds.

Lease

The undersigned lessor hath let and demised unto the undersigned lessee this 22d day of September A.D. 1876 a certain lot of land on a gangway leading from Canal to North Main Street commonly known as Otis Street and is on the southerly side of said gangway being the same premises conveyed to this grantor by deed from Roger W. Potter Guardian

To have and to hold the same with the rights and privileges thereof for the term of ten years on condition of the payment to said lessor of a rent therefor of two hundred and fifty dollars payable on the 1st day of every quarter on the day of next hereafter that the demised premises shall not be altered mutilated damaged or underlet without the knowledge and consent of the lessor and that for any condition broken the lessor or choosing may enter upon and resume possession of said premises without prejudice to his other rights or remedies against the lessee hereunder The building to be erected on said lot to be paid for by the lessee at the termination of this lease and at its appraised value

The said lessee accepts the demise and covenants to observe and perform the conditions aforesaid and also that on the entry of the lessor for condition broken or on the expiration of the full term aforesaid whichsoever shall first happen the legal possession of the premises shall revert in the said lessor and the lessee will immediately leave the same in as good order and condition as when received common wear and tear and damage by fire or other accidents without default or malfeasance of the occupants excepted This lease to be in force between the parties their heirs executors administrators and assigns Signed sealed and delivered on the day and year aforesaid

In presence of
John M. Brennan

John B. Hennessy (25)

Patrick A Hern (25)

Recorded September 22. 1876
at 12.15 P.M.

Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Edward J. Allan of the City & County of Providence and State of Rhode Island in consideration of the sum of two hundred - fifty dollars paid by William H. Carder of the City and County of Providence and State of Rhode Island the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said William H. Carder all my right title and interest in and to the following goods and chattels namely - One frame building (wooden) on the Corner of Weckenden and East Streets in the City of Providence said building measures 14×50 feet one story high

To have and to hold all and singular the said goods and chattels to the said William H. Carder and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances except the right heretofore belonging to said William H. Carder that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons claiming by through or under me

In witness whereof I the said Edward J. Allan hereunto set my hand and seal this twenty sixth day of September in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Charles H. Page — Edward J. Allen (Ls)

State of Rhode Island & Providence Sc In Providence on this 26th day of September A.D. 1876 Then Edward J. Allan personally appeared and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me Charles H. Page Notary Public

Recorded September 26. 1876 at 10 A.M. Witness G.A. Williamson Recorder of Deeds.

To all People to whom these Presents shall come Send Greeting

Whereas an execution against John Gillen of the City and County of Providence State of Rhode Island at the suit of Joseph Nichols of said City County and State was by me Milton H. Shattuck as Deputy Sheriff within and for said County of Providence on the 29th day of March A.D. 1876 levied on twelve certain lots of land with the buildings and improvements thereon situate in said City of Providence tenth ward formerly North Providence viz - lots Nos 26. 27. 28. 29

45. 46. 47. 48. 63. 64. 65 and 66 as shown on Mechanics Plat so called by Charles E. Paine June 1860 said plat being on record in said North Providence now Pawtucket Reference thereto being had. Also a certain lot of land situated in said Providence formerly North Providence and being designated as lot No 19 on plot of land made by E.B. Cushing and others on the estate of Elizabeth Angell bounded westerly on Louisquisset Turnpike road on which it measures 88 feet and holding that width extends back from said road 150 feet as by deed of said Gillen recorded in book 41 page 444 of the records of said Pawtucket Also one certain lot of land with the buildings and improvements thereon on the westerly side of said Louisquisset Turnpike in Providence formerly North Providence as by deed from John Trainor to said Gillen recorded in book 37 at page 514 of said Pawtucket records attachment upon which was made by original writ on the 23d day of October A.D. 1874 at nine o'clock and forty minutes A.M. And whereas on the 8th day of July A.D. 1876 all the estate right title interest and property which the said Gillen had in the premises aforesaid on said 23d day of October A.D. 1875 at nine o'clock and forty minutes A.M. (the time of the attachment upon original writ) were by me the said Milton H. Shattuck sold at public auction for the satisfaction of the said execution to Joseph Nichols aforesaid who was the highest bidder for the sum of forty five dollars which the said Nichols hath since well and truly paid to me the said Milton H. Shattuck

Now know ye that by force and virtue of the law in such case made and provided I the said Milton H. Shattuck in consideration of the sum of money paid unto me as aforesaid do by these Presents bargain sell assign and set over unto the said Joseph Nichols his heirs and assigns forever all the estate right title interest property freehold and inheritance of the said John Gillen of in and to the said premises and appurtenances at the time of the attachment thereon

To have and to hold the same premises and appurtenances to the said Joseph Nichols his heirs and assigns forever

In witness whereof I have hereunto set my hand and seal this 8th day of July A.D. 1876

Signed sealed and delivered in presence of D.B. Poller — Milton H. Shattuck (Ls) Deputy Sheriff

State of Rhode Island Providence Sc In the City of Providence this 15th day of July A.D. 1876 Then Milton H. Shattuck personally appeared before me and acknowledged the foregoing instrument in his said capacity to be his free and voluntary act and deed

D.B. Poller Notary Public

Recorded September 26. 1876 at 10.40 A.M. Witness G.A. Williamson Recorder of Deeds.

This Indenture

Made and entered into the twenty sixth day of September A.D. 1876 by and between Sam H. Bullock of Providence in the State of Rhode Island &c party of the first part and George M. Carpenter Jr. of said Providence party of the second part Witnesseth That the party of the first part in consideration of the trusts hereinafter declared and of one dollar to him paid by the party of the second part does grant assign and convey to the party of the second part All his stock in trade in his business under the name of Sam H. Bullock & Co. and all debts due to him and all his personal property of every kind except so much thereof as is exempt from attachment by law. To have and to hold the same to the party of the second part his executors administrators and assigns forever In Trust nevertheless for my said Trustee to take charge and possession of all said trust property and the same as soon as reasonably may be to sell and reduce to money with power to compromise and release and debts due to me and from the proceeds of said property to pay and discharge all debts due from me if such proceeds shall be sufficient otherwise to pay and distribute said proceeds among all persons having just claims and demands against me in proportion to the amount of their respective demands and the residue of said proceeds to pay to me or my executors administrators or assigns

And the party of the second part hereby accepts said trusts and covenants with the party of the first part well and truly to perform the same

In witness whereof said parties hereto interchangeably set their hands and seals the day and year first herein written

Signed & sealed in presence of
Henry C. Knight

Sam H. Bullock (Seal)

G. M. Carpenter Jr. (Seal)

Providence ss

In Providence September 26. 1876 Sam H. Bullock acknowledged the foregoing instrument by him signed to be his free act and deed

Before me Henry C. Knight
Justice of the Peace

Recorded September 26. 1876
at 11.20 A.M. Witness G. M. Williamson
Recorder of Deeds.

To all Persons to whom these Presents shall come

I Amos W. Olney of Providence Rhode Island Send Greeting. Whereas James P. Dunnell on the fifteenth day of July A.D. 1875 executed a deed of mortgage of certain real estate hereinafter described for the purpose of securing

the payment of a negotiable promissory note for the sum of twelve hundred and fifty (1250) dollars bearing even date with said deed of mortgage and made by said James P. Dunnell payable to said Amos W. Olney or order in one year from date with interest at the rate of ten (10) per cent per annum payable semi annually in advance till said principal sum is paid whether at or after maturity and all instalments of interest in arrears whether before or after maturity to bear interest at the rate aforesaid till paid and in which said mortgage were certain powers of sale in case of default in the payment of said note or interest as will appear by reference to the record of said mortgage in book No 75 at page 353 of the records of mortgages of real estate in the City of Providence State aforesaid And whereas default was made in the payment of said note and said default continued for more than ten days

And whereas said Amos W. Olney advertised said premises for sale in the Manufacturers and Farmers Journal one of the public newspapers printed in the City of Providence State aforesaid for more than twenty days prior to the day of sale and after the expiration of said term of ten days in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisement on the twenty first day of September A.D. 1876 Charlotte S. Wardwell Harriet M. Wardwell and Emily S. Little wife of Freeman P. Little all of said Providence being the highest bidders for said mortgaged premises became the purchasers thereof

Now therefore I the said Amos W. Olney in consideration of the sum of Thirteen hundred and seventy five (1375) dollars to me paid by said Charlotte S. Wardwell Harriet M. Wardwell and Emily S. Little (said sum being the amount bid by them for said mortgaged premises) the receipt of which said sum is hereby acknowledged do hereby by virtue of the power conferred upon me by said deed of mortgage grant bargain sell and convey to said Charlotte S. Wardwell Harriet M. Wardwell and Emily S. Little their heirs and assigns forever

One undivided sixth part of a certain lot of land with a dwelling house and other improvements thereon situated on the east side of Chestnut Street in said Providence said lot being the same that was conveyed by James Sumner to Mary Wardwell by deed dated June 21st A.D. 1786 recorded in the Recorders Office in said Providence in book No 21 page 405 Said lot extending at the time of conveyance by said deed fifty three feet on said Street and running back easterly eighty feet and bounded as follows westerly on said Street northerly by land owned by the Beneficent Congregational Society and on all other sides by land owned by the Devisees of the late Stephen S. Wardwell and said one sixth of the aforesaid lot of land being the same undivided portion which the said James P. Dunnell inherited as one of the heirs at law of the late Mary Bowers To have and to hold the aforegranted premises with all the appurtenances thereof to said Charlotte S. Wardwell Harriet M. Wardwell and Emily S. Little their heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal September 21st A.D. 1876

Signed in presence of
Henry Bassett

Amos H. Olney (Ls)

State of Rhode Island &c In the City of Providence this 26th day of September A.D. 1876 Amos H. Olney acknowledged the above instrument by him signed to be his free and voluntary act and deed

Before me William H. Hall
Notary Public

Recorded September 26. 1876
at 4 P.M.

Witness J. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas I James H. Eldridge of East Greenwich in the State of Rhode Island as Guardian of the Estate of Harriette S. Mathewson of said East Greenwich by virtue of a license granted to me on the twenty ninth day of May A.D. 1876 by the Town Council of the Town of East Greenwich sitting as a Court of Probate sold the real estate of the said Ward hereinafter described by public auction on the twenty third day of August A.D. 1876 to Anson H. Aldrich of the City of Providence in said State for the sum of twelve thousand four hundred sixty four 76/100 dollars which amount was bid by the said Anson H. Aldrich and was the highest bid made therefor at said auction Now therefore in consideration of the said sum of twelve thousand four hundred sixty four 76/100 dollars to me paid by the said Anson H. Aldrich the receipt whereof is hereby acknowledged I do as Guardian as aforesaid and by virtue of the aforesaid license hereby grant bargain sell and convey unto the said Anson H. Aldrich his heirs and assigns forever -

That lot of land situated in said City of Providence on the northerly side of Washington Street and bounded and described as follows - Commencing at a point on Washington Street forty (40) feet from the north west corner of Washington and Mathewson Streets and at the west thereof thence running northerly and forty (40) feet distant from the westerly line of said Mathewson Street bounding easterly on the John Mathewson Homestead Estate to a gangway thence running westerly bounding northerly on said gangway forty six and 1/3 (46 1/3) feet to land of Anson H. Aldrich and others thence running southerly bounding westerly on said land of Aldrich and others to Washington Street thence running easterly bounding southerly on said Washington Street forty six and 1/3 (46 1/3) feet to the place of beginning having the said width of forty six and 1/3 (46 1/3) feet on said Washington Street and holding the same extending back one hundred and eighteen (118) feet to said gangway known as Martha Street

And all said Wards right title and interest in and to said gangway or Street and the land thereunder adjoining said estate

To have and to hold the same with the appurtenances and privileges thereunto belonging to him the said Anson H. Aldrich his heirs and assigns to his and their own use forever

In testimony whereof I have hereunto set my hand and seal this twenty third day of August A.D. 1876

Signed and sealed in presence of
Joseph C. Ely

James H. Eldridge (Ls)
Guardian

State of Rhode Island County of Providence In Providence in said County this twenty sixth day of September A.D. 1876 the above named James H. Eldridge Guardian as aforesaid personally appeared before me and acknowledged the foregoing instrument by him executed in his said capacity to be his free act and deed

Joseph C. Ely
Notary Public

The "East Greenwich Institution for Savings" a corporation created by the General Assembly of the State of Rhode Island for and in consideration of the sum of nine thousand dollars the receipt of which sum is hereby acknowledged does hereby grant remise release and forever quitclaim to said Anson H. Aldrich the grantee in the foregoing deed being a deed from James H. Eldridge Guardian of the Estate of Harriette S. Mathewson of even date herewith and to his said Aldrich his heirs and assigns forever All our right title and interest as mortgagee or otherwise in and to the land described in and conveyed by said deed to which reference is made

To have and to hold to and to the use of him his heirs and assigns forever

In testimony whereof said "East Greenwich Institution for Savings" has caused these presents to be signed and its corporate seal to be hereunto affixed by Samuel H. Knowles our Treasurer for this purpose duly authorized this twenty third day of August A.D. 1876

Signed and sealed in presence of
Joseph C. Ely

East Greenwich Institution for Savings (Ls)
By S. H. Knowles Treas.

State of Rhode Island County of Providence In Providence in said County this twenty sixth day of September A.D. 1876 the above named Samuel H. Knowles personally appeared before me and acknowledged the foregoing instrument by him executed for and on behalf of said "East Greenwich Institution for Savings" to be its and his free and voluntary act and deed

Joseph C. Ely Notary Public

Recorded September 27. 1876
at 9.50 a.m.

Witness J. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas Patrick Meenes of the City and County of Providence (formerly of North Providence) in the State of Rhode Island did on the twentieth day of August A.D. 1870 make execute and deliver his certain deed of mortgage of that date conveying the premises hereinafter described to William A. Sprague of the City and County of Providence in the State aforesaid to secure the payment of a negotiable promissory note bearing even date therewith and payable to the said William A. Sprague or order for one thousand dollars in six years after date with interest semi annually as by reference to said deed of mortgage on record in the land records of said North Providence in book No 53 page 343 of the records of mortgages of real estate will more fully appear

And whereas the said Patrick Meenes did in and by his said deed of mortgage appoint the said William A. Sprague his executors administrators and assigns his attorneys irrevocable for him and in his name or in their names at any time in case default should be made in the payment of said note or of the semi annual interest due thereon or breach should be made of the covenants of insurance therein contained to sell at public auction after the expiration of ten days the said premises hereinafter described first giving twenty days notice of said sale in some one of the public newspapers printed in the County of Providence and in his or in their names or as the attorney of Patrick Meenes to make execute seal acknowledge and deliver to the purchaser or purchasers thereof any deed or deeds that may be necessary to vest in such purchaser or purchasers a full and absolute estate in fee simple therein

And whereas the said William A. Sprague did by his deed of the 7th day of December A.D. 1871 assign and transfer said mortgage and note and his interest in and to said mortgaged premises to George W. Angell of the City and County of Providence for the consideration therein named and did substitute and appoint the said George W. Angell to be the true and lawful attorney of the said Patrick Meenes with all and every power and authority of acting in the name and stead of the said William A. Sprague could under such mortgage deed lawfully exercise and delegate.

And whereas default has been made in the payment of the said note also in the payment of the semi annual interest and the covenants of insurance have also been broken on the twenty second day of September A.D. 1876 said estate and premises were sold at public auction to Stephen Brownell of the City and County of Providence in the State of Rhode Island for the sum of eighteen hundred and twenty five dollars twenty days notice of such sale after said default had continued for the term of ten days having been previously given by publishing the same in the Rhode Island Country Journal a public newspaper printed in said Providence the said Stephen Brownell having been the highest bidder at said auction sale

Now Therefore I the said Patrick Meenes by George W. Angell my attorney aforesaid in consideration of the premises and the aforesaid sum of One thousand eight hundred and twenty five dollars received to my full satisfaction of the said Stephen Brownell do hereby grant bargain sell convey and assign unto the said Stephen Brownell his heirs and assigns A certain lot of land with all the buildings and improvements thereon situated in said Providence 10th ward formerly North Providence in said County and State and is laid out and described as follows viz- situate near the junction of Martin Street and Douglas Avenue beginning at the northwest corner of the lot on the south side of Martin Street from thence easterly bounding northerly on Martin Street forty nine feet to Patrick Harney's land thence southerly bounding easterly on said Harney's land one hundred feet more or less to land formerly belonging to Edwin Harris thence westerly bounding southerly on said Harris land eleven feet to other land of the grantors thence northerly bounding westerly on the grantors land seventy seven feet more or less to the first mentioned bound To have and to hold the same with all the rights and privileges and appurtenances thereof unto him the said Stephen Brownell and to his heirs and assigns to his and their sole use and benefit and behoof forever

In witness whereof I Patrick Meenes by my attorney George W. Angell have hereunto set my hand and seal this 27th day of September A.D. 1876

Signed sealed and delivered in presence of
the interlineation of the word "of" on the first page
word acknowledge" on 2nd page word "to" on 3d
page being previously noticed
Edgar D. Burrill

Patrick Meenes (L.S.)
by his attorney
George W. Angell

State of Rhode Island Providence sc In Providence this 27th day of September in the year of our Lord one thousand eight hundred and seventy six then the within named George W. Angell personally before me and acknowledged the aforegoing instrument by him signed as attorney for Patrick Meenes to be his free act and deed and the free act and deed of Patrick Meenes

Edgar D. Burrill
Notary Public

Recorded September 27, 1876
at 11.50 A.M.

Witness
J. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Leri H. Stowe of St. Nicholas Duval Co. Florida Merchant for & in consideration of the sum of one dollar to me paid by Walter H. Stowe of the Town County & State aforesaid the receipt whereof I do hereby acknowledge do grant bargain & sell unto the said Walter H. Stowe his executors administrators & assigns forever all and singular the tools furniture fixtures & machinery now belonging to me and contained in building on Valley Street in the City of Providence & State of Rhode Island and enumerated as follows viz- one pair large rolls 1 small pair rolls 1 drop 1 steam blower with fixtures 1 anvil & 2 hammers & ingot moulds 1 pair fire tongs 1 lot composition 1 iron safe 1 table 1 card rack 2 writing desks

To have & to hold unto him the said Walter H. Stowe his executors and assigns to his and their own use forever And I the said Leri H. Stowe for myself my heirs executors or assigns do covenant & promise to & with the said Walter H. Stowe I am the sole & lawful owner of the above bargained premises & have in me full power & lawful authority to grant said premises in manner & form as aforesaid and that said premises are free & clear from all charges & incumbrances whatsoever In witness whereof I have hereunto set my hand & seal this 14th day of September A.D. 1876

In presence of
Hannah S. Stowe

Leri H. Stowe (25)

Recorded September 29. 1876
at 12.50 P.M.

Witness J. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Charles K. Dorman of the City and County of Providence and State of Rhode Island in consideration of the sum of one dollar to me paid by Job Harvey of the City County and State aforesaid the receipt whereof I do hereby acknowledge do grant bargain and sell unto the said Job Harvey all the stock & fixtures of every name and nature whatsoever and all and singular the articles and things contained in the store now occupied by me at number 40 Washington Street in said City of Providence and now belonging to me

To have and to hold all and singular the said goods and chattels unto the said Job Harvey his executors administrators and assigns forever & that neither I the said Charles K. Dorman nor any other person for me or in my name any right or interest in the said goods & chattels or any part or parcel thereof shall or will claim or demand at any time or times hereafter forever

And I the said Charles K. Dorman my executors and administrators shall and will warrant and forever defend by these presents all and singular the said goods & chattels unto the said Job Harvey his executors administrators & assigns against the claims of all or any person or persons whatsoever

In witness whereof I have hereunto set my hand & seal this 22d day of September A.D. 1876

In presence of
E. H. Lincoln

Charles K. Dorman (25)

State of Rhode Island, Providence ss. In the City of Providence this 22d day of September A.D. 1876 personally appeared before me Charles K. Dorman and acknowledged the within instrument by him signed to be his free and voluntary act and deed

Before me E. H. Lincoln
Notary Public

Recorded September 29. 1876
at 12.52 P.M.

Witness J. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Job Harvey of the City and County of Providence and State of Rhode Island in consideration of the sum of one dollar to me paid by Helen N. Dorman (wife of Charles K. Dorman) of the City County and State aforesaid the receipt whereof I do hereby acknowledge do grant bargain and sell unto the said Helen N. Dorman all the stock and fixtures of every name and nature whatsoever and all and singular the articles and things contained in the store now occupied by me at number 40 Washington Street in said City of Providence the same all the stock fixtures articles and things conveyed to me from Charles K. Dorman by instrument in writing of even date herewith To have and to hold all and singular the said goods and chattels unto the said Helen N. Dorman her executors administrators and assigns forever And I the said Job Harvey for myself my executors administrators shall and will warrant and forever defend by these presents all and singular the said goods & chattels unto the said Helen N. Dorman her executors administrators and assigns against the claims and demands of all persons whatsoever

In witness whereof I have hereunto set my hand and seal this 22d day of September A.D. 1876

In presence of
E. H. Lincoln

Job Harvey (25)

State of Rhode Island Providence ss In the City of

Providence this 22d day of September A.D. 1876 then personally appeared the within named Job Harvey and acknowledged the within instrument by him signed to be his free & voluntary act & deed

Before me E. H. Lincoln
Notary Public

Recorded September 29. 1876
at 12.58 P.M. Witness, G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That Whereas by deed recorded in the Recorders Office of Providence in the State of Rhode Island in Real Estate Mortgage Book No 80 page 155 Victor Bonchard of Providence in State aforesaid conveyed the premises hereinafter described in fee and in mortgage to the grantee therein named to secure the payment to said grantee of a certain promissory note in said deed described together with semi annual interest on said note as therein mentioned and with power to said grantee on default in the payment of said note or on default in the payment of said semi annual interest to sell and convey said premises for the payment of said note and interest and Whereas default has been made in the payment of said semi annual interest and said default has continued for the space of more than ten days and notice of the sale of said premises as hereinafter referred to has been after the expiration of said ten days given for twenty days by advertisement in the "Rhode Island Press" one of the newspapers printed in said City of Providence as in said mortgage deed provided and at the sale of said premises as advertised held on the thirtieth day of September A.D. 1876 on the premises the same was sold to Amanda Bonchard wife of Victor Bonchard of Norwich in the State of Connecticut who was the highest bidder therefor in sum of five hundred and fifty dollars

Now therefore I Damase Bonchard the grantee named in said mortgage by virtue and in exercise of the power to me granted in and by said mortgage deed and for and in consideration of said sum of five hundred and fifty dollars to me paid by said Amanda Bonchard the receipt of which sum is hereby acknowledged do hereby grant bargain sell and convey unto her the said Amanda Bonchard her heirs and assigns forever All and singular the premises conveyed by said mortgage deed viz That lot of land with the buildings and improvements thereon on the northerly side of Akerman Street in said Providence measuring forty five (45) feet on said Street and holding that width extends back northerly therefrom about seventy five (75) feet to lot number 113 on the plat hereinafter referred to and is the easterly forty five (45) feet of lot number 112 on the plat known as the "Oaklawn Plat" a copy of

which plat is on record in the office of the Recorder of Deeds in said Providence in plat book No 9 page 15 reference to the same hereby being made

To have and to hold the same premises with the appurtenances unto and to the use of her the said Amanda Bonchard her heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this thirtieth day of September A.D. 1876

Signed and sealed in presence of Damase Bonchard (L.S.)
Amos A. White

State of Rhode Island &c In Providence this 30th day of September 1876 Damase Bonchard personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

(L.S.) Amos A. White
Notary Public

Recorded September 30. 1876
at 12.10 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men

That I Lewis H. Humphreys of the City of Providence in the County of Providence and State of Rhode Island for and in consideration of one dollar to me paid by William S. Haymard of said City of Providence and of the uses purposes and trusts hereinafter mentioned and created do grant bargain sell assign and convey unto the said William S. Haymard his heirs executors administrators and assigns all my property and estate of every name and nature and kind and wherever the same may be situated except what is exempt from attachment by law.

To have and to hold the same with the appurtenances to him said William S. Haymard his heirs executors administrators and assigns forever But upon the special trust nevertheless that the said William S. Haymard shall forthwith take possession and seizen of the same and within such reasonable time and in such reasonable manner as he shall deem to be best for the interest of my creditors either by public auction or private sale for cash convert all of said property that is of saleable nature into money and shall as soon as possible collect all sums of money due or owing to me in full if possible and if not he shall compromise the same on such terms as he may deem best for the interests of my creditors From the proceeds of such sales and collections he shall first pay the expenses of making and executing this deed of assignment and shall pay himself a reasonable compensation for his services and all the necessary and reasonable expenses by him incurred in executing the trusts herein created

Out of the surplus remaining he shall first pay in full if sufficient

and if not pay sate all sums of money which are owing from me to servants and employees for wages or salaries The surplus remaining he shall apply to the payment and discharge in full if sufficient if not satably of the debts of such of my creditors as shall within sixty days from the date hereof present all their claims and demands against me to my said assignee and make and execute a release of the same And out of the residue of said moneys if any the said William S. Hayward shall pay and discharge in full if sufficient and if not satably all my just debts not hereinbefore mentioned and should there then be a surplus remaining in his hands the said William S. Hayward shall pay over the same to me my executors or administrators or to such person or persons as I shall in writing appoint

And I the said Lewis H. Humphreys do hereby constitute and appoint the said William S. Hayward my true and lawful attorney irrevocable with power of substitution in my name or in his name or otherwise as the case may require to do all such acts matters and things in the premises as the said William S. Hayward or his substitute shall deem necessary for the best interests of my creditors and for the execution of the trusts uses and purposes herein created as fully and effectually as I could do the same had not this assignment been made

And I the said William S. Hayward do hereby accept the preceding deed of assignment and do covenant to and with the said Lewis H. Humphreys his executors administrators and assigns that I will faithfully execute the uses trusts and purposes therein created

In testimony whereof we have hereunto set our hands and seals this thirtieth day of September A.D. 1876

Signed sealed and delivered in presence of Stephen Essex

Lewis H. Humphreys (L.S.)

William S. Hayward (L.S.)

State of Rhode Island Providence sc In Providence this thirtieth day of September A.D. 1876 Then Lewis H. Humphreys personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Stephen Essex
Justice of the Peace

Recorded September 30. 1876 at 5 P.m. Witness G.A. Williamson
Recorder of Deeds.

To all Person to whom these Presents shall come

I William F. Whipple of City and County of Providence in the State of Rhode Island Send Greeting Whereas Israel R. Sheldon of the Town of Warwick in the County of Kent and State aforesaid on the twenty first day of August A.D. 1874 executed a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of One thousand dollars bearing even date with said deed of mortgage and made by said Israel R. Sheldon payable to John A. Luther of said Providence or order in two years from date thereof with interest payable semi annually at the rate of seven per cent per annum until said principal sum is paid and the said John A. Luther did on the fourteenth day of November A.D. 1874 assign transfer and set over unto Job A. Steere of the Town of Burrillville in the County of Providence in the State aforesaid all his right title and interest in and to said mortgage deed and the note thereby secured as will appear by reference to the records of mortgages of real estate in the City of Providence in Book No. 70 at page 516 And the said Job A. Steere did on the eleventh day of December A.D. 1875 transfer assign and set over unto the said William F. Whipple all his right title and interest in and to said mortgage deed and the note thereby secured as will appear by reference to said records in Book No. 70 at page 530 and in which said mortgage were certain powers of sale in case of default in the payment of said note or interest as will appear by reference to the said records in Book No. 70 at page 123 and

Whereas default was made in the payment of the said note and said default continued for more than ten days and Whereas said William F. Whipple advertised said premises hereinafter described for sale in the Mannufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said ten days in all respects according to the terms of said mortgage and Whereas at the public auction held in pursuance of said advertisement on the twenty eighth day of September A.D. 1876 said Israel R. Sheldon being the highest bidder for said mortgaged premises became the purchaser thereof Now therefore I the said William F. Whipple in consideration of the sum of Forty three hundred dollars to me paid by the said Israel R. Sheldon (said sum being the amount bid by him (including a prior mortgage for Three thousand dollars and interest and taxes) for said mortgaged premises) the receipt of which said sum is hereby acknowledged do hereby by virtue of the power conferred upon me by said deed of mortgage and transfers grant bargain sell and convey to said Israel R. Sheldon his heirs and assigns forever

One certain lot of land with all the buildings and improvements thereon situated in the said City of Providence on the northerly side of Penn Street laid out and designated as lot numbered one hundred and eighty eight (188) on a plat of house lots belonging to the estate of the late William Almy situated on the north side of Broadway surveyed and platted August A.D. 1840 by Band & B Lockwood copied and divided into house lots October A.D. 1846 by Atwater and Schubarth and which plat is on record in the office of the Recorder of Deeds

in said City of Providence in Book of Plats No 2 at page 14 Being the same property which was conveyed to said Israel R Sheldon by deed from John A Luther dated August 21st A.D. 1874 and which is duly recorded Said premises are conveyed subject to a mortgage of Three thousand dollars

To have and to hold the aforegranted premises to Israel R Sheldon his heirs administrators and assigns forever In testimony whereof I have hereunto set my hand and seal this thirtieth day of September A.D. 1876

Signed sealed and delivered
in presence of
William H. Wood

William F Whipple (L)

State of Rhode Island Providence sc In Providence this thirtieth day of September A.D. 1876 Then William F Whipple personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

William H. Wood. Justice of the Peace

Recorded October 2nd 1876
at 4.50 P.M. Witness G A Williamson
Recorder of Deeds.

Know all men by these Presents

That I Stephen C. Arnold of Providence Rhode Island under and by virtue of the power of sale contained in a deed of mortgage made and executed by William A. Warner January 27th 1874 and recorded in said Providence in Real Estate Mortgage Book No 53 page 493 the conditions of said deed of mortgage having been broken for and in consideration of the sum of one hundred and thirty dollars to me paid by William Edmunds Arnold of said Providence the highest bidder for the hereinafter described property at a public auction thereof held on the twenty eighth day of March 1876 (notice of such public auction having been first given by publishing the same in the Rhode Island Country Journal a public newspaper printed in said Providence for more than twenty days prior to the day of sale and after default in said conditions had existed for more than ten days) the receipt of which said sum I hereby acknowledge hereby grant bargain sell and convey to said William Edmunds Arnold his heirs and assigns forever A certain Carpenters Shop standing on land of Elizabeth A. Danforth at the south easterly corner of Atwells Avenue & Newton Street in said Providence together with the following named articles of personal property viz- One saw & frame one scroll saw one mitreing machine one boring machine one chest of tools one grindstone & frame one stove & pipe one office stove & pipe one Valentine & Butlers safe desk & chairs door clamps 27 stage jacks two benches inside blinds & curtains and all other the personal property belonging

to said Warner in & about said shop being a portion of the property conveyed by said deed of mortgage reference to the same being had

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said William Edmunds Arnold his heirs and assigns forever In testimony whereof I have hereunto set my hand and seal this first day of April eighteen hundred and seventy six

Signed sealed and delivered
in presence of E. T. Case

Stephen C. Arnold (L.S.)

State of Rhode Island &c In Providence the 5th day of April 1876 then Stephen C. Arnold acknowledged the aforegoing to be his free act & deed

Before me Erwin T. Case
Justice of the Peace

Recorded October 4, 1876
at 3.35 P.M. Witness G A Williamson
Recorder of Deeds.

Know all men by these Presents

That I William Edmunds Arnold of the City and County of Providence in the State of Rhode Island in consideration of eighty dollars paid by Stephen C. Arnold of said Providence the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Stephen C. Arnold the following goods and chattels namely

One Valentine & Butlers Safe	25 00
One chest & tools	20 00
One saw frame & saws	5 00
Twenty seven stage jacks	5 00
Two work benches	5 00
One desk & three chairs	3 00
One Mitreing machine	2 00
One grind stone & Frame	2 00
Two door clamps	2 00
Two windows inside blinds & curtains	2 00
1 scroll saw	1 00
One boring machine	1 00
One box stove & pipe	1 00
One office stove & pipe	1 00
Cupboards & other fixtures	5 00
Total amount	80 00

To have and to hold all and singular the said goods and chattels to the said

Stephen C. Arnold and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said William Edmonds Arnold hereunto set my hand and seal this first day of May in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Frederic R. Arnold

William C. Arnold (Ls)

Recorded October 4. 1876 at 3.40 P.M.

Witness G. A. Williamson

Recorder of Deeds.

This Indenture Made this fifth day of October in the year 1876 between Gustaf Knorring of the City and County of Providence in the State of Rhode Island of the first part and William H. Smith of said Providence of the second part Witnesseth Whereas the said Gustaf Knorring is justly indebted in sundry large sums of money and is unable to pay and discharge the same with punctuality and in full and is desirous of making a fair and equitable distribution of his property and effects among his creditors

Now therefore this indenture witnesseth that the said Gustaf Knorring in consideration of the premises and of the sum of one dollar to him in hand paid by the party of the second part the receipt whereof is hereby acknowledged hath granted bargained sold assigned transferred and set over and by these presents doth grant bargain and sell assign transfer and set over unto the said party of the second part his heirs and assigns forever all and singular his lands tenements and real estate and all goods chattels effects and things in action of every name nature and description of which he is now lawfully possessed and to which he may be entitled saving and excepting only such articles and effects as are exempt by law from seizure and sale under execution except debts secured by bills of exchange or negotiable promissory notes to have and to hold the same unto the said party of the second part his heirs and legal representatives and assigns

In Trust however and upon the following uses, that is to say The said party of the second part shall take immediate possession of all property and effects hereby assigned and as fast as he conveniently can he shall sell and dispose of the same and convert the same into money either at public or private sale in his discretion and with the proceeds thereof shall first pay and discharge all the reasonable costs charges and expenses of and incident to the preparation of these presents and the execution of the trusts hereby created including a reasonable

compensation to the said William H. Smith and his successors for the time being under this instrument for services and counsel fees ~~fees~~ in and about the execution of said trusts and all rents taxes assessments and other charges and expenses that may be or become necessary to keep and protect from sacrifice the assigned property and with the residue the said party of the second part shall

First pay and discharge in full the several and respective debts bonds notes and sums of money due and to grow due from the part of the first part to such creditors of the party of the first part as shall within six months from date hereof release release and forever quit claim unto the said party of the first part all and all manner of actions and causes of action debts dues claims and demands both at law and in equity which they the said creditors their several heirs and legal representatives or either or any of them now have or can or ought to have against the said party of the first part for or by reason of any matter or thing covenant or agreement whatsoever to the day of date hereof and if the assigned effects are insufficient to pay all such sums in full then to pay the same pro rata as far as said assigned effects and their proceeds will go and

Second By and with the residue and remainder of the said net proceeds and avails if any there shall be the said party of the second part shall pay and discharge all the other debts dues and liabilities of the said party of the first part provided such remainder shall be sufficient for that purpose and if insufficient then to apply the same pro rata so far as the same will go.

Lastly The said party of the second part shall return the surplus of the said net proceeds and avails if any there shall be to the party of the first part his executors administrators or assigns And for the better execution of these presents and of the trusts hereby reposed the said party of the first part hereby makes constitutes and appoints the party of the second part his true and lawful attorney irrevocable with full power and authority to do and transact all matters and things necessary in the premises as fully and completely as the said party of the first part might or could do were these presents not executed and attorney one or more under him to make constitute and appoint with full power of substitution and revocation hereby ratifying and confirming all matters and things whatsoever that his said attorney shall lawfully do or cause to be done in the premises

And the said William H. Smith hereby accepts this assignment and the trusts thereby reposed and covenants with the party of the first part to execute the same according to the best of his knowledge and ability

In testimony of all which the parties hereunto set their hands and seals the day and year above written

Executed & delivered in presence of the last four lines on 1st page being first erased E. Metcalf

Gustaf Knorring (Ls)

William H. Smith (Ls)

State of Rhode Island Providence sc In Providence this fifth day of October

A.D. 1876 then Enclaf Knowing personally appeared and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Before me Edmin Metcalf

Notary Public

Recorded October 5. 1876 at 10.45 A.M. Witness G.A. Williamson

Recorder of Deeds.

Know all Men by these Presents

That whereas by deed recorded in the office of the Recorder of Deeds in Providence in the State of Rhode Island in Real Estate Mortgage Book number 56 at page 463 Erastus Mason of said Providence conveyed the premises hereinafter described in fee and mortgage to Henry C Bushnell the grantee therein named to secure the payment to said grantee of two certain promissory notes in said mortgage deed described together with semi annual interest on said notes as therein mentioned and with power to said grantee on default in the payment of said notes or on default in the payment of said semi annual interest to sell and convey said premises for the payment of said notes and interest and

Whereas Henry C. Bushnell did on the fifteenth day of November A.D. 1872 assign sell and transfer said mortgage deed the notes and debt thereby secured to Peleg C. Congdon of Warwick in said State and did substitute and appoint said Congdon to be the attorney of said Erastus Mason with all the rights and powers professed by him said Bushnell by virtue of said deed of mortgage which said transfer is recorded in Book number 56 at page 520 of said Providence Land Records and Whereas default has been made in the payment of said notes and interest and said default has continued for the space of more than ten days and notice of the sale of said premises as hereinafter referred to has been after the expiration of said ten days given for twenty days by advertisement in the Rhode Island County Journal one of the newspapers printed in said Providence as in said mortgage deed provided and at the sale of said premises held as advertised on the second day of October A.D. 1876 on the premises the same was sold to Sylvester Taylor of Providence in said State who was the highest bidder therefor in the sum of Five thousand three hundred and six dollars Now therefore I Peleg C Congdon assignee of the mortgagee by virtue and in exercise of the powers to me granted in and by said deed of mortgage and transfer and of every other power to me hereunto enabling and for and in consideration of said sum of Five thousand three hundred and six dollars to me paid by said Sylvester Taylor the receipt of which sum is hereby acknowledged do hereby grant bargain sell and convey unto him the said Sylvester Taylor his heirs and assigns forever

Ten certain lots of land with all the buildings and improvements thereon situated on the northerly side of Olney Street in said City of Providence and are laid out and described as lots numbered five (5) and six (6) on a plat of lots on Olney Street and Green Lane belonging to Charles Potter platted April 26th A.D. 1847 and recorded in the Land

Records of said City of Providence in Book of Plats No 1 page 114 to which reference is hereby made. To have and to hold the same premises with appurtenances unto and to the use of him the said Sylvester Taylor his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this second day of October A.D. 1876

Signed sealed and delivered in presence of H.F. Horton

Peleg C. Congdon (L.S.)

State of Rhode Island &c County of Providence ss In Providence this 2nd day of October A.D. 1876 Then Peleg C Congdon personally appeared before me and acknowledged the foregoing instrument by him signed to be his free and voluntary act and deed

Horace F. Horton

Notary Public

Recorded October 7th 1876 at 9.45 A.M. Witness G.A. Williamson

Recorder of Deeds.

Know all men by these Presents

That I John J. McCann of the City of Providence and State of Rhode Island in consideration of one dollar paid by William H. Greene of said Providence the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said William H. Greene the following goods and chattels namely

The entire stock furniture and fixtures now in the store known as number one hundred and ninety eight (198) Canal Street in said Providence

To have and to hold all and singular the said goods and chattels to the said William H. Greene and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons In witness whereof I the said John J. McCann hereunto set my hand and seal this sixth day of October in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of Geo. H. McCann

John McCann (L.S.)

Recorded October 7. 1876 at 10.5 A.M. Witness G.A. Williamson

Recorder of Deeds.

Know all men by these Presents

That I Frank Pasbach of the City and County of Providence and State of Rhode Island &c in consideration of the sum of four hundred dollars paid by Charles Ganch of said City County and State the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said the following goods and chattels namely The stock and fixtures of the store and bakery situated at N° 89 (eighty nine) Charles Street in the City of Providence one horse and one wagon attached to said bakery and all other personal property to me belonging in and about said store and bakery whether herein specifically stated or not This bill of sale is subject to a mortgage on said store bakery fixtures and other property as above given by me to one Jacob Ronoff of Providence for the sum of $50 (fifty dollars) and dated September 25th 1876 To have and to hold all and singular the said goods and chattels to the said Charles Ganch and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances with the exception of the mortgage above referred to that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said Frank Pasbach hereunto set my hand and seal this seventh day of October in the year one thousand eight hundred & six

Signed sealed and delivered
in presence of Cornelius C Plummer Frank Pasbach (Seal)

State of Rhode Island &c Providence ſc In Providence in said County on the 7th day of October 1876 personally appeared before me Frank Pasbach and acknowledged the foregoing instrument by him subscribed to be his free and voluntary act & deed

Cornelius C Plummer
Notary Public

Recorded October 9. 1876
at 10.55 a.m. Witness E A Williamson
Recorder of Deeds.

Whereas Peter Sweeney of Providence Rhode Island on the first day of February 1872 executed to the Citizens Savings Bank (a Bank legally organized by the Legislature of said State established and doing business in Providence a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of one thousand dollars bearing even date with said deed of mortgage and made by said Peter Sweeney payable to said Citizens Savings Bank or order in one year with interest payable semi annually at and after the rate of eight per cent per annum and in which said mortgage were certain powers of sale in case of default in the payment of said note reference to said deed of mortgage being had see book N° 84 page 219 of the records of mortgages of real estate in said Providence and Whereas default was made in the payment of said note and said default continued for more than ten days

And Whereas said Citizens Savings Bank advertised said mortgaged premises for sale at public auction in the Providence Daily Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the thirtieth day of September 1876 Charles Connor of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of twenty two hundred & five dollars

Now Therefore the said Citizens Savings Bank for and in consideration of said sum of twenty two hundred & five dollars paid to the Treasurer of said Bank the receipt of which said sum is hereby acknowledged by virtue of the powers conferred by said deed of mortgage grant bargain sell & convey to said Charles Connor his heirs and assigns forever a lot of land with all the improvements thereon situated in the westerly part of said Providence on a plat of the Eagle Steam Mill Estate belonging to John Waterman & Co. surveyed & platted Oct 18th 1848 by Streeter & Schubarth on record in the Recorders Office in said Providence it being a portion of lot N° twenty one on said plat situated on the southerly side of Oak Street and is bounded and described as follows Beginning on said Street at the south westerly corner of lot number twenty two on said plat thence westerly bounding southerly on said Street fifty one feet more or less to the south easterly corner of lot N° twenty on said plat thence northeasterly bounding northwesterly partly on lot N° nineteen and partly on lot N° eighteen to the southeasterly corner of lot N° seventeen all on said plat thence easterly to the north westerly corner of said lot N° twenty two and thence southerly bounding easterly on said lot N° twenty two to the place of beginning being the same land conveyed to said Peter Sweeney by deed from Seth Padelford recorded in the Recorders Office in deed book N° 183 page 133 and the same premises described in said deed of mortgage

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Charles Connor his heirs and assigns forever

In testimony whereof the said Citizens Savings Bank has caused these presents to be signed by the President and Treasurer thereof and its corporate seal to be hereto affixed this second day of October eighteen

Know all men by these Presents

That I Frank Pasbach of the City and County of Providence and State of Rhode Island &c in consideration of the sum of four hundred dollars paid by Charles Gauch of said City County and State the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said the following goods and chattels namely The stock and fixtures of the store and bakery situated at № 89 (eighty nine) Charles Street in the City of Providence one horse and one wagon attached to said bakery and all other personal property to me belonging in and about said store and bakery whether herein specifically stated or not This bill of sale is subject to a mortgage on said store bakery fixtures and other property as above given by me to one Jacob Rooff of Providence for the sum of $50 (fifty dollars) and dated September 25th 1876 To have and to hold all and singular the said goods and chattels to the said Charles Gauch and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances with the exception of the mortgage above referred to that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said Frank Pasbach hereunto set my hand and seal this seventh day of October in the year one thousand eight hundred & six

Signed sealed and delivered
in presence of Cornelius C Plummer Frank Pasbach (ss)

State of Rhode Island &c Providence ſc- In Providence in said County on the 7th day of October 1876 personally appeared before me Frank Pasbach and acknowledged the foregoing instrument by him subscribed to be his free and voluntary act & deed

Cornelius C. Plummer
Notary Public

Recorded October 9. 1876
at 10.55 a.m. Witness E. A. Williamson
Recorder of Deeds.

Whereas Peter Sweeney of Providence Rhode Island on the first day of February 1872 executed to the Citizens Savings Bank (a Bank legally incorporated by the Legislature of said State established and doing business in said Providence a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of one thousand dollars bearing even date with said deed of mortgage and made by said Peter Sweeney payable to said Citizens Savings Bank or order in one year with interest payable semi annually at and after the rate of eight per cent per annum and in which said mortgage were certain powers of sale in case of default in the payment of said note reference to said deed of mortgage being had see book № 54 page 219 of the records of mortgages of real estate in said Providence and Whereas default was made in the payment of said note and said default continued for more than ten days

And Whereas said Citizens Savings Bank advertised said mortgaged premises for sale at public auction in the Providence Daily Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and

Whereas at the public auction held in pursuance of said advertisement on the thirtieth day of September 1876 Charles Connor of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of twenty two hundred & five dollars

Now Therefore the said Citizens Savings Bank for and in consideration of said sum of twenty two hundred & five dollars paid to the Treasurer of said Bank the receipt of which said sum is hereby acknowledged by virtue of the powers conferred by said deed of mortgage grant bargain sell & convey to said Charles Connor his heirs and assigns forever a lot of land with all the improvements thereon situated in the westerly part of said Providence on a plat of the Eagle Steam Mill Estate belonging to John Waterman & Co. surveyed & platted Oct 18th 1848 by Streeter & Schubarth on record in the Recorders Office in said Providence it being a portion of lot № twenty one on said plat situated on the northerly side of Oak Street and is bounded and described as follows Beginning on said Street at the south westerly corner of lot number twenty two on said plat thence westerly bounding southerly on said Street fifty one feet more or less to the south easterly corner of lot № twenty on said plat thence northeasterly bounding northwesterly partly on lot № nineteen and partly on lot № eighteen to the southeasterly corner of lot № seventeen all on said plat thence easterly to the north westerly corner of said lot № twenty two and thence southerly bounding easterly on said lot № twenty two to the place of beginning being the same land conveyed to said Peter Sweeney by deed from Seth Padelford recorded in the Recorders Office in deed book № 183 page 133 and the same premises described in said deed of mortgage

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Charles Connor his heirs and assigns forever In testimony whereof the said Citizens Savings Bank has caused these presents to be signed by the President and Treasurer thereof and its corporate seal to be hereto affixed this second day of October eighteen

hundred and seventy six

Signed sealed and delivered in presence of G. A. Williamson

Citizens Savings Bank by John D. Cranston President (25) E. Allen Treasurer (25)

State of Rhode Island &c In Providence this 9th day of October 1876 John D. Cranston President & Elijah Allen Treasurer of the Citizens Savings Bank severally acknowledged the aforegoing to be their free act & deed each in his said capacity Before me

G. A. Williamson

Justice of the Peace

Recorded October 9. 1876 at 1.25 P.M. Witness G. A. Williamson

Recorder of Deeds.

Know all men by these Presents

Whereas Shadrach Standish Bradford late of the City of Providence in the State of Rhode Island deceased by his last Will and testament and the codicil thereto devised his homestead estate hereinafter described and conveyed to Edward S. Bradford Royal C. Taft and Amos D. Lockwood all of said City of Providence In Trust among other things if his son the said Edward S. Bradford should not within six months after his decease take up his actual abode there with his family with the intention of making it his permanent residence and make or secure certain payments to his other children as in said Will and codicil provided that it should be lawful for said Trustees by and with the assent in writing of Moses B. L. Bradford son of said testator at any time to sell said estate at public or private sale as by reference hereby had to said will and codicil remaining of record in the Municipal Court of said Providence will fully appear And Whereas the said Shadrach Standish Bradford afterwards to wit on the 27th day of July A.D. 1875 deceased and his son the said Edward S. Bradford did not within six months after his decease take up his actual abode with his family upon said estate with the intention of making it his permanent residence and did not otherwise perform the conditions aforesaid of said Will and codicil in that behalf and said Trustees have under and in exercise of the powers in this behalf in said Will contained and with the assent in writing of the said Moses B. L. Bradford as signified by his signing these presents sold said estate at private sale to William B. Weeden of said Providence for the sum of sixty thousand dollars

Now therefore we the said Edward S. Bradford Royal C. Taft and Amos D. Lockwood Trustees as aforesaid by virtue and in exercise of the powers in this behalf in us vested under and by said will and of every other power

or us or any or either of us hereunto enabling by and with the assent in writing of the said Moses B. L. Bradford as signified by his signing these presents as aforesaid in consideration of the hereinbefore recited premises and of the sum of sixty thousand dollars to us paid by said William B. Weeden the receipt of which is hereby acknowledged do hereby grant bargain sell and convey to the said William B. Weeden his heirs and assigns the estate aforesaid that is to say

That lot of land with the brick dwelling house barn and other improvements thereon situated in said City of Providence and bounded southerly on Waterman Street on which it measures one hundred and twenty one and one half feet westerly on Cooke Street on which it measures one hundred and twenty one feet northerly on land now or late of Mrs. Grazelia S. Van Zandt on which it measures one hundred and twenty one and one half feet and easterly on land of the Devisees of Moses B. Lockwood deceased on which it measures one hundred and twenty one feet being the same estate conveyed to Dorcas L. Bradford late wife of the said Shadrach Standish Bradford by deed from Grazelia S. Potter Executrix of the Will of Charles Potter deceased by deed dated October 25th 1862 and recorded in the Office of the Recorder of Deeds in said Providence in deed book No 162 page 226 Reference thereto being hereby had

To have and to hold said granted estate with all the appurtenances thereof unto him the said William B. Weeden his heirs and assigns to his and their own use forever. And we the said Edward S. Bradford Royal C. Taft and Amos D. Lockwood Trustees as aforesaid for ourselves and for our respective heirs executors and administrators do hereby covenant with the said William B. Weeden his heirs and assigns to warrant and defend said granted estate to him the said William B. Weeden his heirs and assigns forever against the lawful claims and demands of all persons claiming the same by through or under us or any or either of us or by through or under the said Shadrach Standish Bradford

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 seventy six (A.D. 1876)

Signed sealed and delivered in the presence of Joseph C. Ely

Edwd. S. Bradford Trustee (25)
Royal C. Taft Trustee (25)
Amos D. Lockwood Trustee (25)
M. B. L. Bradford (25)

State of Rhode Island &c Providence ss.

In Providence this tenth day of October A.D. 1876 the above named Edward S. Bradford Royal C. Taft and Amos D. Lockwood personally appeared before me and acknowledged the foregoing instrument by them signed to be their free and voluntary act and deed

Joseph C. Ely Notary Public

Recorded October 10. 1876 at 2.20 P.M. Witness G. A. Williamson

Recorder of Deeds.

Whereas John W. Field 2nd of Providence in the State of Rhode Island did on the third day of June A.D. 1870 make and execute his certain deed of mortgage of that date of a certain lot of land with the buildings and improvements thereon to Charles E. Harris of said Providence to secure the payment of a certain promissory note as by reference to said deed of mortgage on record in the Office of the Recorder of Deeds in said Providence in Mortgage Book No 45 at page 119 will more fully appear which said deed of mortgage fully authorized and empowered the said Charles E. Harris to sell and convey said mortgaged property under the conditions and in manner specified in said deed of mortgage either in the name of said John W. Field 2nd or in the name of the said Charles E. Harris And whereas said deed of mortgage was made and given on this condition viz that if the said John W. Field 2nd or his heirs executors administrators or assigns or any other person for him or for them shall pay a certain negotiable promissory note executed by said John W. Field 2nd for the sum of two thousand dollars dated June 3rd A.D. 1870 and made payable to said Charles E. Harris or order five years after date with interest semi annually at eight per cent per annum at maturity together with the interest thereon according to the tenor thereof then said deed of mortgage should be void otherwise should be and remain in full force and effect And whereas the promissory note made and described in the deed of mortgage above referred to has become due and payable and still remains due and unpaid and the premises and estate named and described in the above referred to deed of mortgage have been advertised for sale at public auction twenty days previous to the date hereof in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence

And whereas at a public auction of said mortgaged property holden this day the same was purchased by Sarah A. Harris wife of Charles E. Harris of said Providence for the sum of twenty two hundred dollars she being the highest bidder therefor Now therefore know all men by these presents that I the said John W. Field 2nd for and in consideration of the sum of twenty two hundred dollars paid by the said Sarah A. Harris the receipt whereof is hereby acknowledged have given granted bargained sold and conveyed and by these presents do give grant bargain sell and convey and confirm unto her said Sarah A. Harris and to her heirs executors administrators and assigns forever That certain lot of land with the buildings & thereon situate on the northeast corner of Anthony and Pearce Avenues in said Providence but formerly in Cranston and measuring forty feet on said Pearce Avenue and extending back therefrom eighty feet holding its width of forty feet throughout and bounding southerly on Anthony Avenue and is the southerly half of lots No 332 and 333 on Assessors Plat No 23

Being a portion of the premises conveyed to said John W. Field 2nd by Wm R. Spink & wife by deed on record in said Providence in deed book No 189 page 392 Being the same premises and estate described in said mortgage deed To have and to hold the same with all the

rights privileges and appurtenances thereof unto her said Sarah A. Harris and her heirs executors administrators and assigns to her and their sole use and benefit forever

In testimony whereof I have hereunto set my hand and seal this seventh day of October in the year of our Lord one thousand eight hundred and seventy six

Signed sealed and delivered in presence of the word "mortgage" was interlined before execution hereof Stephen Essex

John W. Field 2nd
by his attorney
Charles E. Harris (L.S.)

State of Rhode Island Providence ss

In Providence this seventh day of October A.D. 1876 Then the above named Charles E. Harris who signed and sealed the foregoing instrument as the attorney of the above named John W. Field 2nd personally appeared before me and acknowledged the same to be his free act and deed and the free act and deed of said John W. Field 2nd

Stephen Essex Justice of the Peace

Recorded October 11. 1876
at 2.45 P.M. Witness E. A. Waterman
Recorder of Deeds.

Whereas Charles E. Gorman of Providence Rhode Island on the twenty first day of February 1874 executed to the Mechanics Savings Bank a corporation legally incorporated and established and transacting business in the City of Providence State of Rhode Island a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of four thousand dollars bearing even date with said deed of mortgage and made by said Charles E. Gorman payable to said Mechanics Savings Bank or order in six months after date with interest at the rate of seven per cent per annum payable semi annually in advance see real estate mortgage book No 63 page 125 of the land records of said Providence where said mortgage is recorded And in which deed of mortgage were certain powers of sale in case of default in the payment of said note secured thereby And whereas the said Mechanics Savings Bank afterwards assigned and transferred the said deed of mortgage together with all their rights privileges and powers under and by virtue thereof to John B. Hennessy of said Providence see real estate mortgage book No 64 page 542 for the record of said assignment And whereas default was made in the payment of said note and said default continued for more than ten days And whereas said John B. Hennessy advertised said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for

more than twenty days prior to the day of sale and after the expiration of said term of ten days And whereas at the public auction held in pursuance of said advertisement on the seventh day of October 1876 John Guy of said Providence being the highest bidder for the said mortgaged premises became the purchaser thereof for the sum of thirty two hundred dollars

Now therefore I the said John B. Hennessy for and in consideration of said sum of thirty two hundred dollars to me paid by said John Guy the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage and the said assignment thereof grant bargain sell and convey to said John Guy his heirs and assigns forever

That lot of land with the buildings and improvements thereon situate at the junction of Knight Street and Atwells Avenue in the westerly part of Providence bounded and described as follows - northerly on Atwells Avenue one hundred and nine feet (109) easterly on land now or formerly belonging to Peter Thainor seventy five feet (75) southerly on land now or formerly belonging to Silas Reynolds fifty five (55) feet westerly on said Knight Street ninety five (95) feet together with all the right title and interest that the said Charles E. Gorman had in and to all the land added on the north side of said lot by the change of said Atwells Avenue Also that lot of land with the buildings and improvements thereon situate on the northerly side of Atwells Avenue in said Providence and is laid out and designated as lot No 16 on a plat of the Ames Estate by Cushing & Farnum 1856 and recorded in plat book No 4 page 67 of the records of plats in said Providence

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said John Guy his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this ninth day of October eighteen hundred and seventy six (1876)

Signed sealed and delivered
in presence of Bernard Mc Guinness (L.S.) John B. Hennessy (L.S.)

State of Rhode Island &c Providence sc In Providence this tenth day of October 1876 then and there John B. Hennessy acknowledged the aforegoing instrument by him signed to be his free and voluntary act and deed

Bernard Mc Guinness
Notary Public

Recorded October 11. 1876
at 3.10 P.M. Witness T. A. Williamson
Recorder of Deeds.

Whereas Dennis Cummings and Ellen Cummings his wife of Providence Rhode Island on the tenth day of December 1875 executed to Mary A. Gilligan wife of Thomas J. Gilligan of said Providence a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of one hundred and forty seven dollars and twenty seven cents bearing even date with said deed of mortgage and made by said Dennis Cummings and Ellen Cummings his wife payable to said Mary A. Gilligan wife of Thomas J. Gilligan or order in thirty days after date see real estate mortgage book No 78 page 339 where said mortgage is recorded of the land records of Providence Rhode Island and in which said deed of mortgage were certain powers of sale in case of default in the payment of said note secured thereby

And whereas the said Thomas J. Gilligan and Mary A. Gilligan his wife the owners of said deed of mortgage afterwards assigned and transferred the same together with all their rights privileges and powers under and by virtue thereof to John B. Hennessy of said Providence see real estate mortgage book No 78 page 489 for the record of said assignment and

Whereas default was made in the payment of said note and said default continued for more than ten days And whereas said John B. Hennessy advertised said mortgaged premises for sale at public auction in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days

And whereas at the public auction held in pursuance of said advertisement on the sixth day of October 1876 John Cassidy of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of two hundred and fifty dollars over and above a prior mortgage of thirteen hundred and forty five dollars the said premises being sold subject to said mortgage

Now therefore I the said John B. Hennessy for and in consideration of said sum of two hundred and fifty dollars to me paid by said John Cassidy the receipt of which said sum I hereby acknowledge hereby by virtue of the powers conferred upon me by said deed of mortgage and the said assignment thereof grant bargain sell and convey to said John Cassidy his heirs and assigns forever Two certain lots of land with all the improvements thereon situate in North Eagle Park (late in North Providence) now in the City of Providence laid out and described as lots number six (6) and seven (7) on plat of house lots belonging to Isaac N. Sarvin surveyed and platted by N. B. Schubarth June 1870 Being the same premises conveyed to said Dennis Cummings and Ellen Cummings his wife by deed recorded in said Providence recorded in deed book No 254 page 331

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said John Cassidy his heirs and assigns forever

In testimony whereof I have hereunto set my hand and seal this sixth day of October eighteen hundred and seventy six (1876)

Signed sealed and delivered
in presence of Bernard McGuinness

John B. Hennessy (25)

State of Rhode Island &c
Providence sc In Providence this 9th day of October A.D. 1876 then and there John B. Hennessy acknowledged the aforegoing to be his free and voluntary act and deed

Bernard McGuinness
Notary Public

Recorded October 12. 1876
at 12.50 P.M.

Witness J. H. Williamson
Recorder of Deeds.

Know all men by these Presents

That the Providence Institution for Savings and the Peoples Savings Bank in Providence institutions legally incorporated by the General Assembly of the State of Rhode Island and established and doing business in the City of Providence being the mortgagees named in a certain mortgage deed executed by Thomas J. Hill of Providence in the State of Rhode Island dated April 19th A.D. 1870 and recorded in book No 41 page 497 of the Records of Deeds in said Providence for and in consideration of the sum of one dollar to them paid by said Thomas J. Hill of said Providence the receipt whereof is hereby acknowledged do hereby release to the said Thomas J. Hill from the operation of said mortgage deed all the right title interest property claim and demand which the said corporations now have or of right ought to have or claim in and to all that tract of land with all the improvements thereon situate in said Providence and bounded and described as follows namely beginning at the easterly corner of Allen now called Crary Street and Allens Avenue and running thence southerly with said Allens Avenue five hundred and nine and 51/100 (509.51) feet to land of the American Screw Company thence easterly with said Companys land five hundred and thirty four and 77/100 (534.77) feet to the corner thereof thence southerly with same Companys land two hundred and seven 13/100 (207.13) feet to Henderson Street thence easterly with said Henderson Street to the harbor line thence northerly with the harbor line to said Allen now called Crary Street and thence westerly with said Allen now called Crary Street to said Allens Avenue and the place of beginning

To have and to hold the same with all the rights privileges and appurtenances thereof or thereunto appertaining to the said Thomas J. Hill his heirs and assigns forever In testimony whereof said Corporations

have caused these presents to be signed and their corporate seals to be hereunto affixed this tenth day of October A.D. 1876 by S. C. Blodgett the Treasurer for this purpose duly authorized for the Providence Institution for Savings and S. C. Howard its Treasurer for said Peoples Savings Bank for this purpose duly authorized

In presence of
Joseph C. Ely & G. H. Hagan
as to sig of S. C. Howard Treas

Providence Institution for Savings (25)
S. C. Blodget Treasr

Peoples Savings Bank in Prov (25)
S. C. Howard Treas

State of Rhode Island &c
Providence sc In Providence this 11th day of October A.D. 1876 personally appeared the above named S. C. Blodget and acknowledged the above instrument by him executed for and on behalf of the above named Providence Institution for Savings to be its and his free and voluntary act and deed

Joseph C. Ely Notary Public

In Providence this twelfth day of October A.D. 1876 personally appeared the above named S. C. Howard and acknowledged the foregoing instrument by him executed for and on behalf of said Peoples Savings Bank in Providence to be its and his free and voluntary act and deed

Joseph C. Ely
Notary Public

Recorded October 12. 1876
at 3.25 P.M.

Witness J. H. Williamson
Recorder of Deeds.

Providence sc
George A Pierce
vs
Arthur W. Pierce et al

Supreme Court

Equity No 1351

This case came on to be heard upon bill and answer and thereupon upon consideration thereof it is ordered adjudged and decreed that said complainant is entitled to have his moiety of the estates described in his bill set off to him in severalty and that a Commission issue to Henry A. Webb George W. Whitford and George A. Seagrave of Providence as Commissioners to divide said estates and to allot and set off one half part thereof to said Complainant as his share thereof and the other half part thereof to said defendant Arthur W. Pierce as his share thereof but this latter part subject nevertheless and without prejudice to said defendant Almira F. Pierces right of dower therein as and in lieu of her present right of dower in her said deceased husband William G. Pierces

undivided half of said estates and that said Commissioners be and hereby are empowered to award a money equivalent to or against either party to equalize said partition if they deem it advisable and for the best interests of the parties so to do Entered as the decree of Court 53d day M. T. 1876 (May 29. 1876

By order Charles Blake clk

A true copy attest

Charles Blake clk

Recorded October 12. 1876 at 4 P.M. Witness G. W. Williamson

Recorder of Deeds.

Providence Sc

To the Honorable Supreme Court

George A. Pierce vs Arthur W. Pierce et } In Equity No 1351

We the undersigned Commissioners in said cause as shown by the Commission and copy of the decree therein hereto annexed and hereunto returned respectfully report That having been duly engaged upon our said Commission as shown by the Magistrates certificate thereon we by agreement met the parties at the time and place appointed by us said George A. Pierce and Almira F. Pierce being present in person and said Arthur W. Pierce by his Guardian in said cause Jesse Metcalf and having heard their statements and allegations we proceeded to execute the duties of our commission and made partition of the estates in the Complainants bill described between said parties as directed by said decree and we herewith return annexed hereto a plat of such partitions And we allot and set off to said Complainant George A. Pierce as and for his half part of said estates the estate on Broadway and Pallas Streets with the improvements thereon being the lot marked "No 4" on said plat Also the lot on the corner of Prospect and Bowen Streets being the lot marked "No 5" on said plat And also the two lots on Bowen Street being the lots marked respectively "No 6" and "No 7" on said plat to hold to him and his heirs in severally

And to said Arthur W. Pierce as and for his half part of said estates the estate on Broadway & Carpenter Streets with the improvements thereon being the lot marked "No 1" on said plat Also the lot on Prospect Street being the lot marked "No 2" on said plat and also the lot on said Bowen Street being the lot marked No 3 on said plat to hold to him and his heirs in severally but subject nevertheless to the right of dower of said Almira F. Pierce therein as provided by said decree

All of which is respectfully

submitted

Charges

Commissioners $60.00

Plats 4.00

$64.50

Henry A. Webb
George W. Whitford
George A. Seagrave } Commissioners

Recorded October 12. 1876 at 4 P.M. Witness G. W. Williamson

Recorder of Deeds.

Providence Sc Supreme Court

October Term 1876

George A. Pierce vs Arthur W. Pierce et al } Equity No. 1351

This cause came on to be further heard at the above term upon the Commissioners Report of the partition of said estates in the pleadings mentioned made by them filed in said cause on the fifteenth day of July A.D. 1876 and thereupon upon consideration thereof no exceptions or objections having been filed to said report it was ordered adjudged and decreed That said partition be approved and the same and said report thereof be confirmed and established and that the complainants taxed costs in said case including the commissioners and surveyors fees as reported be paid one half by said complainant and the other half by said defendant Arthur W. Pierce

Entered as the Decree of Court 10th day O.T. 1876 (Oct 12 1876)

By order Charles Blake

Clerk

Recorded October 12. 1876 at 4. P.M. Witness G. W. Williamson

Recorder of Deeds.

To all Persons to whom these Presents shall come

I Stephen Emerson of the City of Providence in the State of Rhode Island Send Greeting Whereas Charles L. Ellis on the 16th day of September A.D. 1874 executed a deed of mortgage on certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of twenty five hundred dollars bearing even date with said deed of mortgage and made by said Charles L. Ellis payable to Job H. Steere or order in

three years after date with interest at the rate of ten per cent per annum until paid payable semi annually and in which said mortgage were certain powers of sale in case of default in the payment of said note or interest as will appear by reference to the record of said mortgage in real estate mortgage book No 70 at page 289 in the Office of the Recorder of Deeds in said City of Providence And whereas by a deed of transfer from Job S. Steere to John H. Bongartz on the fourth day of March A.D. 1876 and recorded in book No 70 at page 531 of the records of said Providence said mortgage was transferred from John H. Bongartz to Eliza W. Steere wife of Job S. Steere on the fourth day of March A.D. 1876 and as recorded in said records of Providence in book No 70 at page 537 and was transferred from Job S. Steere and Eliza W. Steere his wife to said Stephen Emerson dated April 7th 1876 and recorded in said mortgage book No 70 at page 536 the said herein before recited mortgage and the premises therein described and all the said Job S. Steeres right title and interest therein and the money secured thereby by the said several deeds of transfer were granted assigned transferred and made over to the said Stephen Emerson his heirs executors administrators and assigns as by the said deeds of transfer reference whereunto is hereby had

And whereas default was made in the payment of the interest due on said note and said default continued for more than ten days

And whereas said Stephen Emerson advertised said premises for sale in the Manufacturers and Farmers Journal one of the public newspapers printed in said Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days in all respects according to the terms of said mortgage

And whereas at the public auction held in pursuance of said advertisment on the tenth day of August A.D. 1876 Job S. Steere being the highest bidder for said mortgaged premises became the purchaser thereof

Now therefore I the said Stephen Emerson in consideration of twenty six hundred dollars to me paid by said Job S. Steere (said sum being the amount bid by him for said mortgaged premises) the receipt of which said sum is hereby acknowledged do hereby by virtue of the power conferred upon me by said deed of mortgage and transfers grant bargain sell and convey to said Job S. Steere his heirs administrators and assigns forever

Two lots of land with the buildings & thereon in said Providence laid out and designated as lots Nos 31 and 32 on a Plat of house lots formerly belonging to Albert H. Sumner Smiths Hill platted May 3rd 1849 by Cushing & Walling recorded in Town Clerks Office of the Town of North Providence and are the same premises conveyed to said Charles L. Ellis by deed from Thomas Kelly & wife dated September 16th 1874 and on record in the Town Clerks Office in said Town of North Providence

To have and to hold the aforegranted premises with all the

the appurtenances thereof to the said Job S. Steere his heirs administrators and assigns forever In testimony whereof I have hereunto set my hand and seal this tenth day of August A.D. 1876

Signed sealed & delivered in presence of
the words "to said Stephen Emerson" first interlined Wm F. Macomber

Stephen Emmerson (25)

State of Rhode Island & County of Providence ss In the City of Providence this 13th day of October A.D. 1876 Stephen Emerson acknowledged the above instrument by him signed to be his free and voluntary act and deed

Before me Wm F. Macomber
Justice of the Peace

Recorded October 13. 1876 at 2.25 P.M. Witness E.W. Williamson
Recorder of Deeds.

Know all men by these Presents

That I John Sykes of the City and County of Providence and State of Rhode Island in consideration of twelve hundred dollars paid by Charles V. Drake also of said Providence the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Charles V. Drake the following goods and chattels namely All my right title and interest in and to all the household furniture fixtures and improvements including all the bar bar fixtures and furniture also all the crockery and glass ware cutlery beds bedding and linen fixtures one piano also the right title and interest in and to the lease of the Sherman House situated in said City upon which premises all the above articles are contained

To have and to hold all and singular the said goods and chattels to the said Charles V. Drake and his executors administrators and assigns to their own use and behoof forever And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said John Sykes hereunto set my hand and seal this twelfth day of October in the year one thousand eight hundred and seventy six

Signed sealed and delivered
in presence of Charles Staples

John Sykes (25)

Recorded October 13 1876 at 3.10 P.M. Witness E.W. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Thomas Lumb of the City and County of Providence and State of Rhode Island for and in consideration of twenty five hundred dollars paid by John Sykes also of said City County and State the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said John Sykes the following goods and chattels namely — The entire stock furniture and fixtures now on the premises known as the Arcade House N° seventy six Weybosset Street in said City of Providence and consisting in part of wines ales liquors cigars bar and bar fixtures and furniture beer pumps bar and sitting room furniture and pictures — All household and bed room furniture now on said premises (excepting what is at present stored in said Arcade House by said Lumb meaning the personal effects of said Lumb as according to the schedule made and agreed to be reserved by and between said parties hereto) Also the liquor license to sell liquor on said premises

The lease of said premises and good will of the business heretofore carried on by said Lumb at said Arcade House

To have and to hold all and singular the said goods and chattels to the said John Sykes and his executors administrators and assigns to their own use and behoof forever — And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said Thomas Lumb hereunto set my hand and seal this twelfth day of October in the year one thousand eight hundred and seventy six

Signed sealed and delivered in presence of — Thomas Lumb (Seal)
P. F. Hoye Charles Staples

Recorded October 13. 1876
at 3.10 P.m. Witness G. H. Williamson
Recorder of Deeds.

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Whereas Curtis W. Dexter and Ann Brown Dexter his wife both of North Providence in the State of Rhode Island on the (7th) seventh day of November A.D. 1872 executed to Ezra D. Potter lately of Scituate in said County and now of Greely in the County of Weld and Territory of Colorado a deed of mortgage of certain real estate which said estate is hereinafter described for the purpose of securing the payment of a negotiable promissory note made by said Curtis W. Dexter for a description of which

said note and the powers of sale contained in said mortgage deed in case default should be made in the payment of said note or the annual interest due thereon reference may be had to the record of said mortgage deed in book N° 61 at page 449 of mortgages of real estate the Town of North Providence And whereas default was made in the payment of the annual interest due on said note and said default continued for more than ten days And whereas said Ezra D. Potter advertised the hereinafter described mortgaged premises for sale at public auction in the Providence Daily Journal one of the public newspapers printed in said City of Providence said real estate being now situated in said City of Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days

And whereas at the public auction held in pursuance of said advertisement on the 20th day of April A.D. 1876 Curtis W. Dexter of Providence being the highest bidder for the hereinafter described premises became the purchaser thereof for the sum of twenty two hundred dollars

Now therefore I the said Ezra D. Potter of Greely in the County of Weld and Territory of Colorado by my attorney Samuel I. Smith of the City and County of Providence duly appointed and authorized by letter of attorney under my hand and seal dated the 16th day of March A.D. 1876 and duly recorded in the records of land evidence in the City of Providence by virtue of my appointment as attorney in said mortgage deed complied with a power of substitution and revocation in consideration of said sum of twenty two hundred dollars to me paid by said Curtis W. Dexter the receipt of which said sum of twenty two hundred dollars is hereby acknowledged do hereby by virtue of the power conferred upon me by said deed of mortgage grant bargain sell and convey to said Curtis W. Dexter his heirs and assigns One certain lot of land with all the improvements thereon situated in the City of Providence lately the Town of North Providence on the westerly side of Commodore Street and measures thereon seventy five (75) feet more or less and holding that width extends back westerly one hundred (100) feet and is bounded on the north by land now or formerly of Esek H. Martin and southerly by land now or formerly of Louis J. Doyle Being the same premises conveyed to the said Ann Brown Dexter by deed from Le Baron Martin dated April sixth A.D. 1867 on record in said North Providence in book N° 41 page 497 To have and to hold the aforegranted premises with the privileges and appurtenances thereof to said Curtis W. Dexter his heirs and assigns forever And I by my said attorney do hereby covenant with said Curtis W. Dexter his heirs and assigns that I have good right to sell said premises aforesaid and that in making said sale have fully complied with the requirements of said mortgage in relation thereto

In testimony whereof I have hereunto set my hand and seal the

2nd day of May A.D. 1876 by my said attorney

Signed sealed & delivered
in presence of Daniel R. Ballou

Ezra D. Potter (Ls)
by his attorney
Samuel I. Smith

State of Rhode Island &c
Providence ss In Providence this second day of May A.D. 1876 then Samuel I. Smith above mentioned to be the attorney of said Ezra D. Potter above named personally appeared and acknowledged the above instrument to be the free act and deed of the said Ezra D. Potter and also his own free act and deed

Before me Daniel R. Ballou
Notary Public

Recorded October 16. 1876
at 1 P.m. Witness G.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Marcy Gorham of the City and County of Providence State of Rhode Island have made constituted and appointed and by these presents do make constitute and appoint William H. Cross of said Providence my true and lawful attorney for me and in my name place and stead to collect all moneys due or which may become due and payable to me either in notes or in any other form together with all dividends upon capital stock now and hereafter standing in my name in the American Screw Company and other corporations and to represent me at all meetings of the stockholders of such corporations Also to change and make any investments which in his judgment will be for my benefit And to transact all business for me and account therefor to me once in each and every month for all such transactions giving and granting unto my said attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises as fully to all intents and purposes as I might or could do if personally present with full power of substitution and revocation hereby ratifying and confirming all that my said attorney or his substitute shall lawfully do or cause to be done by virtue hereof

In witness whereof I have hereunto set my hand and seal the eighth day of October in the year one thousand eight hundred and seventy six
Sealed and delivered in presence of

Charles Selden Marcy Gorham (Ls)

State of Rhode Island County of Providence ss Be it known that on the six-

teenth day of October one thousand eight hundred and seventy six before me Charles Selden a Notary Public in and for the State of Rhode Island duly commissioned and sworn dwelling in the City of Providence personally came and appeared Marcy Gorham to me personally known and known to me to be the same person described in and who executed the above power of attorney and she acknowledged the above power of attorney to be her free act and deed

In testimony whereof I have hereunto subscribed my hand and affixed my seal of office the day and year last above written

(Ls) Charles Selden
Notary Public

Recorded October 16. 1876
at 2.50 P.m. Witness G.A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Lizzie M. Garfield of Shrewsbury in the County of Worcester and Commonwealth of Massachusetts in consideration of one dollar and other valuable considerations paid by Aaron G. Cutler of said Shrewsbury the receipt whereof is hereby acknowledged do hereby remise, release and forever quitclaim unto the said Aaron G. Cutler and his heirs and assigns all my right title and interest as an heir and distributee in and unto all the real estate late of Dennis Sawyer late of the City and County of Providence and State of Rhode Island deceased that is situated in said City or County of Providence hereby meaning and intending to convey all my right title and interest as aforesaid in and unto any and all the real estate situated or lying in said City or County of Providence of which said Dennis Sawyer died seized and possessed how soever the same is reputed to be bounded or described

To have and to hold the aforesaid granted real estate with all the privileges and appurtenances thereto belonging to the said grantee and his heirs and assigns But in trust nevertheless for the support of grantor to wit said Aaron G. Cutler and his heirs and assigns are to pay over to grantor for her support as she may need during her life the net income rents and profits of said real estate and said trustee and his successor shall have the right and power to sell and convey all or any part thereof with the consent of grantor signified by her joining with him in the deed conveying the same and hold the proceeds in trust as aforesaid to be invested at their discretion and the principal or income may be used for said purpose of grantor's support and at grantor's death to convey any real estate or pay any moneys in his hands to the heirs at law of grantor or to such persons as she may by will appoint And said trustee and his heirs

and assigns may at any time convey and transfer any real estate or proceed thereof to said Lizzie M. Garfield or any other person at her request signified by her joining with him in the deed or conveyance of the same

And hereby terminate said trust and said trustee and his heirs and assigns be hereby forever discharged therefrom

And I do hereby for myself and my heirs executors and administrators covenant with the said grantee and his heirs and assigns that the granted premises are free from all incumbrances made or suffered by me and that I will and my heirs executors and administrators shall warrant and defend the same to the said grantee and his heirs and assigns forever against the lawful claims and demands of all persons, claiming by through or under me but against none other

In witness whereof I the said Lizzie M. Garfield hereunto set my hand and seal this thirtieth day of September in the year one thousand eight hundred and seventy six

Signed sealed and delivered
in presence of
F. W. Brigham

Lizzie M. Garfield (25)

Commonwealth of Massachusetts

Worcester ss September 30th 1876 Then personally appeared the above named Lizzie M. Garfield and acknowledged the foregoing instrument to be her free act and deed

Before me Geo. H. Harlow
Justice of the Peace

Recorded October 16. 1876
at 3.45 P.M.

Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Hugh H. Brown of the City & County of Providence in the State of Rhode Island & Providence Plantations administrator on the estate which was of Ebenezer P. Brown late of said Providence deceased by virtue of authority vested in me by the Municipal Court for said City of Providence and for and in consideration of two hundred and seventy five dollars to me paid by Sally Brown of said Providence the highest bidder at a public auction of the estate hereby conveyed on the fifth day of September A.D. 1840 the receipt whereof I do hereby acknowledged do hereby in my said capacity grant bargain sell & convey unto her the said Sally Brown her heirs & assigns forever all the right title & interest which said Ebenezer P. Brown had at the time of his decease in and to the following described lot of land with

all the improvements thereon situate in said City of Providence being lot number nine (9) on a plat of land late belonging to the heirs of Joseph Jencks Esq surveyed & platted by Benoni Lockwood on the 25th day of April A.D. 1826 duly recorded in the records of land evidence of said Providence It being the same lot conveyed to said Ebenezer P. Brown by deed recorded in book No 53 page 174 of said records To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to her the said Sally Brown her heirs and assigns forever to her and their only use benefit & behoof And I do hereby covenant and agree to and with said Sally Brown that I have in all respects at all times conformed to the the decrees of said Municipal Court & the laws of the State in the premises & that I will warrant & defend the same against the lawful claims of all persons claiming by through or under me

In witness whereof I have hereunto in my said capacity set my hand & seal this third day of November in the year of our Lord one thousand eight hundred and forty

Signed sealed & delivered
in presence of
Nath[l] Smith Samuel Ashley

Hugh H. Brown (25)
Administrator

State of Rhode & Providence Plantations

Providence ss City of Providence the 3rd day of November A.D. 1840 then Hugh H. Brown subscriber to the above instrument in said capacity acknowledged the same to be his voluntary act & deed

Before me Samuel Ashley
Public Notary

Recorded October 16. 1876
at 4. P.M.

Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That I Owen O'Reilly of the City and County of Providence and State of Rhode Island in consideration of seven hundred dollars well and truly paid by Mary E. O'Reilly of the City and County of Providence and State aforesaid the receipt whereof is hereby acknowledged do hereby grant sell transfer and deliver unto the said Mary E. O'Reilly the following goods and chattels namely one piano fourteen pieces of parlor furniture and one French Mirror three carpets three chamber sets eight pieces of sitting room furniture one complete set of kitchen furniture fifteen pictures one parlor stove and set of crockery and four feather beds eight mattresses and six common bedsteads and together with all and singular personal property

now in house number thirteen Broadway in the City County and State aforesaid not above specified To have and to hold all and singular the said goods and chattels to the said Mary E. O'Reilly and her executors administrators and assigns to their own use and behoof forever

And I hereby covenant with the grantee that I am the lawful owner of the said goods and chattels that they are free from all encumbrances that I have good right to sell the same as aforesaid and that I will warrant and defend the same against the lawful claims and demands of all persons

In witness whereof I the said Owen O'Reilly hereunto set my hand and seal this thirteenth day of October in the year one thousand eight hundred & seventy six

Signed sealed and delivered
in presence of Joseph H. Loughlin Owen O'Reilly (25)

Recorded October 16. 1876
at 4.25 P.M. Witness G. A. Williamson
Recorder of Deeds.

Know all men by these Presents

That whereas James Rankin of the City and County of Providence in State of Rhode Island did on the 20th day of February A.D. 1875 make execute and deliver his certain deed of mortgage of that date conveying the premises hereinafter described to Ransom O. Peck of the City and County of Providence Rhode Island to secure the payment of a negotiable promissory note bearing even date therewith and payable to the said Ransom O. Peck or order for seven hundred and fifty dollars in one year after date with interest payable semi annually as by reference to said deed of mortgage on record in the land records of said Providence R.I. in book No (80) eighty at page (381) of the records of mortgages of real estate will more fully appear

And whereas the said James Rankin did in and by his said deed of mortgage appoint the said Ransom O. Peck his executors administrators and assigns his attorney in case default should be made in the payment of the money above mentioned or the interest that should grow due thereon or any part thereof to sell at public auction in ten days after default shall have been made first giving twenty days notice in some one of the public newspapers printed in Providence R.I. and his or their names or assigns or as the attorney of the said James Rankin to make and deliver to the purchaser thereof a a good and sufficient deed of conveyance in fee simple And whereas R.I. Peck did by his deed of the 1st day of December A.D. 1875 assign and transfer said mortgage and note and his interest in and to said mortgaged premises to John J. Breen of said City and

County of Providence in the State of Rhode Island and did substitute and appoint the said John J. Breen to be the said John J. Breen to be the true and lawful attorney of the said James Rankin with all and every power and authority acting in the name and stead of the said James Rankin which the said Ransom O. Peck could under such mortgage deed lawfully exercise and delegate And whereas default has been made in the payment of the said money above mentioned and on this 18th day of September A.D. 1876 said estate and premises were sold at public auction on the premises to Patrick Masterson of the City and County of Providence R.I. for the sum of four hundred dollars notice having been given by publishing the same in the Providence Evening Bulletin a daily newspaper printed in the City of Providence R.I. after said default had continued for more than ten days the said Patrick Masterson having been the highest bidder at said auction sale Now therefore I the said James Rankin by my attorney John J. Breen in consideration of the premises and the aforesaid sum of four hundred dollars received to my full satisfaction of the said Patrick Masterson do hereby grant bargain sell convey and assign unto the said Patrick Masterson his heirs and assigns for his and their benefit and behoof forever A certain lot of land situated in Providence City and County in the State of Rhode Island laid out and described as lot number five (5) on a plat of house lots belonging to James H. Read surveyed and platted December 1851 by Schubarth and Haines which said plat is on record in the record office in said Providence reference being had thereto for a full description of said lot of land

To have and to hold the same with all the rights and privileges appurtenances thereof unto him the said Patrick Masterson and to his heirs and assigns to his and their sole use and benefit and behoof forever

In witness whereof I James Rankin by my attorney John J. Breen have hereunto set my hand and seal this 18 day of September A.D. 1876

Signed sealed and delivered
in presence of
Edgar D. Burrill James Rankin (21)
by his attorney
John J. Breen

State of Rhode Island
Providence ss A.D. 1876 In Providence this 20th day of September A.D. 1876
John J. Breen personally appeared before me and acknowledged the aforegoing instrument by him signed to be his free act and deed and the free act and deed of James Rankin

Edgar D. Burrill Notary Public (25)

Recorded October 17. 1876
at 1.25 P.M. Witness G. A. Williamson
Recorder of Deeds.

It is hereby agreed by and between Robert Sherman of Pawtucket as trustee of the estate of Lavina N. Carrigue and Charles A. Cobb of East Providence lessee of said estate that William M. Bailey Henry Whitman & Amasa S. Westcott shall fix and determine the price of the rent of a lot of land on Westminster Street in the City of Providence described in a certain lease made and executed by Nathan Waterman to Harvey Scott bearing date June 10th 1815 which lease has been transferred to said Cobb for the term of five years from the tenth day of June A.D. 1875 and such award as any two of the parties above named shall make shall be binding in all its parts on the parties hereto until the 30th day of May A.D. 1880

R. Sherman Trustee

C. A. Cobb

Recorded October 19th 1876 at 9.45 A.M. } Witness H. A. Williamson

Recorder of Deeds.

The undersigned selected as referees by the parties interested to fix and determine the price of the rent of a lot of land on Westminster Street in the City of Providence described in a certain lease made and executed by Nathan Waterman to Harvey Scott bearing date June 10th A.D. 1815 which lease has been transferred to Charles A. Cobb for the term of five years from the tenth day of June A.D. 1875 Report that they have fixed and determined the rent of said land at the sum of Twenty nine hundred dollars ($2900) per annum for the five years above mentioned all of which is respectfully submitted in duplicate October 9th 1876

Fees $10. to be paid by the parties equally

W.M. Bailey
Henry Whitman
Amasa S. Westcott

Recorded October 19th 1876 at 9.50 A.M. } Witness H. A. Williamson

Recorder of Deeds.

Know all Men by these Presents

That we Sarah Halsey, Frances M. Cross and James Hamilton Creighton for and in consideration of the sum of One hundred and thirty two dollars to us in hand paid before the ensealing hereof by John Wilson Smith of Providence County of Providence & State of Rhode Island the receipt whereof we do hereby acknowledge have and hereby do give grant bargain sell convey & confirm unto him the said Smith his heirs and assigns forever all the right title and interest which we jointly or severally or otherwise have in and to a certain strip or lot of land situated in said Providence upon Prospect Hill at the corner of Prospect Street and Warren Street or the Street lately so called Said lot bounds westerly on Prospect Street on which it measures twenty three feet southerly on Warren Street on which it measures one hundred

and thirty eight and a half feet easterly by lot of land No. 174 belonging to the late Thomas Lloyd Halsey deceased on which it measures nineteen and a half feet and northerly by land formerly belonging to David Walker deceased Being a strip or piece of undivided land which formerly belonged to the late Thomas Lloyd Halsey Senior deceased & our respective interests therein descended to us as his heirs at law or devisees and said lot is described upon Plot No. 2 of the Halsey Estate recorded in the City Clerks Office in said Providence in Book No. 2 page 22 to which reference may be had

To have and to hold the above described premises with all the privileges and appurtenances to the same belonging to him the said John Wilson Smith his heirs and assigns forever to his and their only proper use benefit and behoof forever

In witness whereof we have hereunto severally set our hands and affixed our seals at the City of Providence this twenty ninth day of May A.D. 1862

Signed sealed and delivered in presence of Stephen Martin

Sarah Halsey (L.)
Frances M. Cross (L.)
J. Hamilton Creighton (L.)

Providence ss In the City of Providence this thirtieth day of May A.D. 1862 personally appeared the aforenamed Sarah Halsey & Frances M. Cross & severally acknowledged the aforegoing instrument by them signed to be their free and voluntary act and deed

Before me. Stephen Martin
Justice of the Peace

Providence ss In the City of Providence this 5th day of June A.D. 1862 personally appeared the aforenamed James Hamilton Creighton and acknowledged the aforegoing instrument by him signed to be his free and voluntary act and deed

Before me. Joseph A. Scott
Justice of the Peace

Recorded October 19th 1876 at 11.30 A.M. } Witness H. A. Williamson

Recorder of Deeds.

Know all Men by these Presents

That I Johnston Blakely Creighton now residing in Charlestown State of Massachusetts for and in consideration of the sum of Twelve dollars and fifty cents to me in hand paid before the ensealing hereof by John Wilson Smith of Providence State of Rhode Island the receipt whereof I do hereby acknowledge have and hereby do give grant bargain sell convey and confirm unto him the said Smith his heirs and assigns forever all my right title & interest in and to a certain strip or lot of land situated in said Providence upon Prospect Hill at the corner of Prospect Street and Warren Street Said lot

bounds westerly on Prospect Street on which it measures twenty three feet southerly on Warren Street one hundred and thirty eight & a half feet easterly on lot No 174 belonging to the late Thomas Lloyd Halsey deceased nineteen and a half feet and northerly on land formerly belonging to David Walker deceased Being a strip or piece of undivided land which formerly belonged to the late Thomas Lloyd Halsey Senior deceased and said lot is described upon Plat No 2 of the Halsey Estate recorded in the City Clerks Office in said Providence in Book No 2 page 22 to which reference may be had

To have and to hold the above described premises with all the privilege and appurtenances to the same belonging to him the said Smith his heirs and assigns forever to his and their only proper use benefit and behof forever In witness whereof I hereunto set my hand and affixed my seal this fifteenth day of June in the year of our Lord one thousand eight hundred and sixty four (1864)

Signed sealed and delivered
in presence of J. Blakeley Creighton (L.S.)
W C French. Otis Gray Randall

Commonwealth of Massachusetts County of Suffolk ss In the City of Boston this fifteenth day of June A.D. 1864 personally appeared the above named Johnston Blakely Creighton and acknowledged the aforegoing instrument by him signed to be his free and voluntary act and deed

Before me Otis Gray Randall (L.S.)
Notary Public for Suffolk Co
& Commissioner for Rhode Island
in Boston Massachusetts

Recorded October 19th 1876 at 11.30 A.M. } Witness G. A. Williamson
Recorder of Deeds.

This Indenture

Made this twenty fifth day of May in the year of our Lord one thousand eight hundred and fifty nine Between John Orde Creighton of the Town of Roscoe County of Winnebago and State of Illinois of the first part and John Wilson Smith of the City of Providence County of Providence and State of Rhode Island of the second part

Witnesseth That the said party of the first part for and in consideration of the sum of twelve dollars to him in hand paid the receipt of which is hereby acknowledged has granted bargained sold conveyed and confirmed and doe hereby grant bargain sell convey and confirm unto the said party of the second part and to his heirs and assigns forever all that tract or parcel of land situate and being in the City of Providence & County of Providence and State of Rhode Island and known and described as follows to wit all the right title interest property claim and demand which I now have or ought to have or claim in and to A certain strip or lot of land situated in said County of Providence

upon Prospect Hill at the corner of Prospect and Warren Streets Said lot bounded westerly on Prospect Street on which it measures twenty three (23) feet southerly on Warren Street on which it measures one hundred and thirty eight and a half (138½) feet easterly on lot of land No 174 belonging to the late Thomas Lloyd Halsey deceased on which it measures nineteen and a half (19½) feet and northerly on land formerly belonging to David Walker deceased Being a piece of land which formerly belonged to my Grand father Thomas Lloyd Halsey Senior deceased & is the same described on Plat No 2 of the Halsey Estate recorded in the City Clerks Office in said Providence in Book No 2 page 22 to which reference may be made Together with all and singular the appurtenances thereunto belonging or in anywise appertaining To have and to hold the above described premises unto the said party of the second part and to his heirs and assigns forever And the said party of the first part for himself and his heirs executors and administrators does covenant and agree to and with the said party of the second part his heirs and assigns that he is well seized of the premises above conveyed as of a good and indefeasable inheritance in the law in fee simple and that the said premises are clear of all liens claims and incumbrances whatsoever and of all taxes and assessments for the present and past years And the said party of the first part the aforesaid premises unto the said party of the second part and his heirs and assigns against the claim or claims of all and every person whomsoever and all liens and incumbrances and the taxes and assessments aforesaid does and will warrant and forever defend by these presents

In witness whereof the said party of the first part has hereunto set his hand and seal on the day and year first above written

Executed in presence of
Asa D Fitch J Orde Creighton (L.S.)

State of Illinois Winnebago County ss I James A Wilson a County Justice in and for said County do hereby certify that John Orde Creighton personally known to me to be the person whose name is subscribed to the foregoing deed as having executed the same appeared before me this day in person and acknowledged that he signed sealed and delivered the same as his free and voluntary act and deed for the uses and purposes therein set forth Given under my hand and seal at Roscoe this 25th day of May A.D. 1859

James A Wilson
County Justice

Recorded October 19th 1876 at 11.30 A.M. } Witness G. A. Williamson
Recorder of Deeds.

Know all Men by these Presents

That we Moses B. S. Goddard and George W. R. Mallison Trustees of the estate of the late Thomas Lloyd Halsey deceased by virtue of and in exercise of the power in us vested under the last will and testament of said Halsey bearing date on the twenty sixth day of August 1850 and proved approved and allowed by the Municipal Court of the City of Providence on the thirteenth day of March 1855 by the advice and with the approval of the Supreme Court of the State of Rhode Island as per decree thereof passed on the fifth day of October 1876 being the fourth day of the October Term 1876

James Burdick Trustee of the estate of Mary Anna Burdick late Mary Anna Read formerly Mary Anna Wright) by virtue of and in exercise of the power in me vested under the trust conveyances recorded in the office of the Recorder of Deeds in Providence in Book of deeds No. 145 page 280 and in Book No. 150 page 218 and in Book No. 256 page 281 and said James Burdick and said Mary Anna Burdick his wife in her own right

John Wilson Smith guardian of the person and estate of William Ogden Creighton of full age who has been adjudged by the Municipal Court of the City of Providence to be non compos mentis) under and by virtue of the authority advice and approval of the said Municipal Court given me by a decree passed on the twenty third day of May 1876 and John Wilson Smith in my own right all of the City of Providence County of Providence & State of Rhode Island for and in consideration of the sum of Twenty five dollars to us in hand well and truly paid before the ensealing hereof by Marion M. Burgess wife of Edwin C. Burgess of said Providence the receipt whereof we do hereby acknowledge have and hereby do sell assign transfer and convey unto said Marion M. Burgess her heirs and assigns forever

A certain lot or strip of land situated in the north easterly part of said Providence upon Prospect Hill on the easterly side of Prospect Street at the corner of Hidden Street (formerly Warren Street) measuring about twenty three feet (23) on said Prospect Street and one hundred thirty eight and a half feet (138½) on said Hidden Street and nineteen and a half feet (19½) on the easterly end there of adjoining land of the estate of Thomas Lloyd Halsey and adjoining northerly on land of said Marion M. Burgess formerly of David Walker and containing twenty nine hundred and thirty square feet of land and is delineated and described upon Plat No. 2 of the Halsey Estate recorded in the Recorder's Office in said Providence in Book of Plats No. 2 page 22 Said strip of land being an undivided parcel of land formerly belonging to Thomas Lloyd Halsey Senior deceased and now held by the parties aforesaid as heirs at law or devisees of said Halsey or the assigns of said heirs and devisees as tenants in common the said Moses B. S. Goddard and George W. R. Mallison trustees of the estate of Thomas Lloyd Halsey being the owners of one undivided fifth part (⅕) the said James Burdick trustee and said Mary Anna Burdick being the owners of one undivided fifth part (⅕) the said William Ogden Creighton being the owner of one undivided twentieth part (1/20) and said John Wilson Smith being the owner of fifty five undivided one hundredth parts thereof (55/100) conveyed to him by deeds from Sarah Halsey Frances M. Crose and James Hamilton Creighton Johnston Blakely Creighton and John Ogle Creighton heirs at law of Harriet H. Creighton deceased

To have and to hold the above described premises with all the privileges

and appurtenances to the same belonging or in anywise appertaining to her the said Marion M. Burgess her heirs and assigns forever to her and their only proper use benefit and behoof forever And we the aforesaid grantors respectively each for himself his heirs executors administrators and successors and not for the others do hereby covenant with the said grantee her heirs and assigns that we will warrant and defend the aforedescribed premises to her and her heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under us

In witness where of we hereunto set our hands and affix our seals at the City of Providence the sixth day of October in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed sealed and delivered in presence of
Wm H. Bliss to M. B. S. G. & G. W. R. M. Trustees
John Wilson Smith to signatures of J. & M. A. Burdick
& signatures of John Wilson Smith. Fred I. Spencer

Moses B. S. Goddard (L.S.) } Trustees
G. W. R. Mallison (L.S.) }
James Burdick Trustee (L.S.)
James Burdick (L.S.)
M. A. Burdick (L.S.)
John Wilson Smith Guardian (L.S.)
John Wilson Smith (L.S.)

State of Rhode Island County of Providence ss In the City of Providence in said County this sixth day of October A.D. 1876 Moses B. S. Goddard and George W. R. Mallison Trustees of the estate of Thomas L. Halsey personally appeared before me and severally acknowledged the foregoing instrument by them signed to be their free and voluntary act and deed in their said capacity as trustees

Wm H. Bliss Notary Public

Providence ss In the City of Providence this seventh day of October A.D. 1876 personally appeared the aforenamed James Burdick and acknowledged the aforegoing instrument by him signed in his aforesaid capacity of trustee and also individually to be his free and voluntary act and deed and at the same place and time also personally appeared the aforenamed Mary Anna Burdick wife of said James Burdick and being by me examined privily and apart from her said husband and having the aforegoing instrument by her signed shown and explained to her by me she acknowledged and declared the same to be her free and voluntary act and deed and that she doth not wish to retract the same

Before me. John Wilson Smith
Notary Public

Providence ss
In the City of Providence this seventh day of October A.D. 1876 personally appeared the within named John Wilson Smith and acknowledged the within instrument by him signed in his within mentioned capacity of guardian and also individually to be his free and voluntary act and deed

Before me. Philip C. Scott Notary Public

Recorded October 19th 1876 at 11.35 A.M. } Witness G. A. Williamson
Recorder of Deeds.

Whereas

Horatio J. Foster and Elizabeth D. Foster his wife on the fifth day of April 1875 executed to the Citizens Savings Bank a Corporation legally incorporated and established and transacting business in the City of Providence State of Rhode Island a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of Eighteen hundred dollars being even date with said deed of mortgage and made by said Horatio J. Foster and Elizabeth D. Foster payable to said Citizens Savings Bank or order in one year from the date thereof with interest at the rate of eight per cent per annum payable semi annually in advance till said principal sum is paid whether at or after maturity and all instalments of interest in arrears to carry interest at the rate aforesaid till paid and in which said mortgage were certain powers of sale in case of default in the payment of said note Reference to said deed of mortgage being had See Book No 73 page 89 of the records of mortgages of real estate in said Providence and Whereas default was made in the payment of said note and said default continued for more than ten days and Whereas said Citizens Savings Bank advertised said mortgaged premises for sale at public auction in the Providence Daily Journal a public newspaper printed in said Providence once each week for three successive weeks prior to the day of sale and after said default had existed for more than ten days and

Whereas at the public auction held on said premises in pursuance of said advertisement on the twentieth day of September 1876 Jeremiah G Pearce of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of Eighteen hundred & ten dollars

Now therefore the said Citizens Savings Bank for and in consideration of said sum of Eighteen hundred & ten dollars paid to the Treasurer of said Bank by said Jeremiah G. Pearce the receipt of which said sum is hereby acknowledged hereby by virtue of the powers conferred by said deed of mortgage grant bargain sell & convey to said Jeremiah G. Pearce his heirs and assigns forever

That lot of land with the buildings and improvements thereon on Dahlia Street in said Providence on which it measures forty feet and is lot No eleven (11) on plat No 2 of land (formerly) in Cranston belonging formerly to George W. Crocker surveyed and platted from surveys made by Cushing & Walling April 1847 a copy of which plat is on record in said Providence in Plat Book No 9 page 8 Being the same lot that Watty Esset conveyed to said Elizabeth by deed recorded in said Providence in Book No 250 page 346 of the records of deeds and the same described in said deed of mortgage To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Jeremiah G Pearce his heirs and assigns forever In testimony whereof the said Citizens Savings Bank has caused these presents to be signed by the President and Treasurer thereof and its Corporate seal to be hereunto affixed this second day of October eighteen hundred & seventy-six

Signed sealed & delivered in presence of
William H Potter to both signatures

John D. Cranston President (L.S.)
E Allen Treasurer (L.S.)

State of Rhode Island &c In Providence this 20th day of October 1876 John D. Cranston President and Elijah Allen Treasurer of the Citizens Savings Bank severally acknowledged the aforegoing to be their free act & deed each in his said capacity

Before me. William H. Potter
Notary Public

Recorded October 20th 1876 at 4.15 P.M. Witness N. Williamson
Recorder of Deeds.

Providence fc

Supreme Court
March Term A.D. 1876

Edward D. Pearce et. ux
vs
Sylvester R. Knight et. al
} Partition in Equity

The undersigned appointed by the Hon. Court Commissioners in the above entitled cause to make partition among the parties of the real estate described in the Bill of Complaint respectfully report That after being duly engaged as appears by the certificate of the magistrate on the back of the commission herewith returned they met the parties by agreement on the 23rd day of June A.D. 1876 and proceeded to execute the duties assigned to them by the commission of the Hon Court And they have set off and allotted to Sarah W.M. Pearce the estate on Benefit Street in the City of Providence set forth and described in said bill as the estate including the northerly tenement in Mawnan Block bounding southerly by the centre of the partition walls and fences as they now stand and delineated in red on that portion of the plat herewith submitted showing the estate on Benefit Street to be divided To have and to hold the same in severalty They have set off and allotted to Joshua M. Knight Arthur Knight and Mary R. Knight the estate set forth and described in said bill as the one comprising the tenement in said Mawnan Block next to the south tenement therein and known as the Knight Homestead Estate bounding northerly and southerly by the centre of the partition walls and fences as they now stand and delineated in buff on that portion of the plat above referred to To have and to hold the same as tenants in common subject to the tenancy by the curtesy of Sylvester R. Knight therein They have also set off and allotted to Sarah W.M. Pearce lots numbered 66. 216. 217. 225. 226. 320. 321. 322. 323. 324 delineated in red on the plat herewith submitted To have and to hold the same in severalty They have set off and allotted to Joshua M. Knight lots numbered 29. 30. 65. 214. 215. 218 & 227 on said plat delineated in green To have and to hold the same in severalty subject to the tenancy by the curtesy of Sylvester R. Knight therein They have set off and allotted to Arthur Knight lots numbered 63. 64. 220. 221. 222. 223 & 224 delineated in blue on said plat To have and to hold the same in severalty

subject to the tenancy by the curtesy of Sylvester R. Knight therein They have set off and allotted to Mary R. Knight lots numbered 319. 325. 326. 330. 331. 332. 333. 334. 335. 336. 337. 338. & 339 delineated in yellow on said plat To have and to hold the same in severally subject to the tenancy by the curtesy of Sylvester R. Knight therein all of which is respectfully submitted

Amasa S. Westcott
Asa R. Dike
Francis Armington } Commissioners

Supreme Court

Providence sc

Edward D. Pearce wife
vs
Sylvester R. Knight } In Equity

And now after the coming in and reading of the report of the Commissioners heretofore appointed by this Court to make partition of the premises described in the bill of complaint in the above entitled case it is now on motion of the Solicitor for the complainants the defendants Sylvester R. Knight Joshua M. Knight & Arthur Knight assenting thereto and the guardian ad litem of Mary R. Knight appearing and making no objection ordered adjudged and decreed by the Court that the report of said Commissioners be and the same is hereby confirmed and established and that the said Sarah R. M. Pearce the said Joshua M. Knight Arthur Knight & Mary R. Knight pay the costs of suit to be taxed by the Clerk equally between them

Entered as the Decree of Court 10th day Oct 1876 (Oct. 12th 1876)

By order Charles R. Blake Clerk

State of Rhode Island and Providence Plantations Providence sc
Clerk's Office Supreme Court
Providence October 18th 1876 I certify the foregoing to be true copies of the original report of Commissioners and the decree of the Supreme Court confirming the same entered on the tenth day of the Oct Term 1876 to wit Oct. 12th 1876 in case in equity Edward D. Pearce et ux vs Sylvester R. Knight et al as appears of record in this office

Witness my hand and the seal of said Court hereto affixed this 14th day of October A.D. 1876

(L.S.) Charles R. Blake Clerk

Recorded October 21st 1876 at 10.50 A.M. } Witness T. A. Williamson

Recorder of Deeds.

This Indenture of Trust

Made and entered into this twenty third day of September in the year of our Lord one thousand eight hundred and seventy six (A.D. 1876) by and between Camilla A. Rhodes of the City County and State of New York party of the first part and Frank A. Rhodes of the City and County of Providence and State of Rhode Island party of the second part

Witnesseth That whereas a marriage is in contemplation between the said Camilla A. Rhodes and William C. Hemler of Alexandria County of Fairfax State of Virginia And whereas it is desired by both said last named parties that prior to said marriage the said Camilla A. Rhodes should convey to the said Frank A. Rhodes all her property and estate in trust in the manner and for the purposes hereinafter set forth

Now therefore this Indenture Witnesseth That the said Camilla A. Rhodes for and in consideration of the covenants conditions and agreements hereinafter expressed to be kept and performed by the said Frank A. Rhodes and in further consideration of the sum of ten dollars to her paid by the said Frank A. Rhodes before the ensealing hereof the receipt whereof is hereby acknowledged hath given granted bargained sold and conveyed and by these presents doth give grant bargain sell and convey unto the said Frank A. Rhodes his heirs executors administrators and assigns all the property and estate real personal and mixed of which she the said Camilla A. Rhodes is seized or possessed or to which she is in any way entitled at the time of the execution of this Indenture of Trust except such articles of wearing apparel and personal effects as are within her immediate control or use To have and to hold the same to him the said Frank A. Rhodes his heirs executors administrators and assigns but in trust nevertheless that he the said Frank A. Rhodes shall take possession and seizure of all said property and estate and shall collect the rents dividends income and annual profits thereof and after paying therefrom all arrearages for taxes insurance and other lawful liens and encumbrances upon said estate including the expenses of managing said trust and a reasonable compensation to himself for his services as such trustee shall pay over from time to time all the remainder of said rents dividends income and accrued profits at least quarter yearly to the said Camilla A. Rhodes upon her sole and separate receipts therefor for and during the term of her natural life And any rents dividends income and annual profits not required by the said Camilla A. Rhodes for her own use the said Frank A. Rhodes shall from time to time in his discretion invest in his name as Trustee for the said Camilla A. Rhodes in safe stocks or securities and upon said investment shall hold the same in the same manner as the property and estate herein conveyed and any such stocks or securities and any and all of the property and estate herein and hereby conveyed he may at any time in his discretion and with the assent in writing of the said Camilla A. Rhodes first had and obtained sell and dispose of and

convert the same into money and the proceeds of any such sale or sales he shall reinvest in safe stocks or securities and hold the same under the provisions of this trust in the same manner as the property and estate herein and hereby conveyed

And upon the written request of the said Camilla A. Rhodes and if in his discretion he shall deem it advisable but not otherwise he may at any time convey to the said Camilla A. Rhodes any or all of the property and estate held by him under the provisions of this trust and said trust as to the property and estate so conveyed shall be thereupon terminated And upon the decease of the said Camilla A. Rhodes the said Frank A. Rhodes or the then trustee or trustees under this trust shall pay over and convey all of the said trust property and estate then in his or their hands as said Trustee or Trustees to such person or persons and in such proportions as she the said Camilla A. Rhodes by her last Will and Testament duly executed may direct and appoint and in case of her death intestate leaving issue then they shall pay over and convey all of the said trust property and estate to her children and the issue of any deceased children in equal proportion the issue of any deceased child taking collectively the share of the parent and in case of her death intestate without leaving issue then they shall pay over and convey all of the said trust property and estate to such persons as would have been entitled to the same under the Statutes of the State of Rhode Island now in force providing for the distribution of intestate estates had she died intestate and unmarried and seized and possessed of all said property and estate in her own right and upon such payments and conveyances being made said trust shall be thereupon terminated

And the said Frank A. Rhodes and all other Trustees under this Trust are hereby authorized and empowered to make and execute at any and all times during the pendency of said trust all deeds leases bills of sale transfers of stock and other instruments which may be necessary for the proper management of said trust estate and the carrying out of the purposes of this trust And they shall keep full and just accounts of all their transactions as such Trustees in books to be kept for that purpose which shall at all times be open to the inspection of the said Camilla A. Rhodes and of all persons by her duly authorized to inspect the same And in case the said Frank A. Rhodes or any future Trustee or Trustees under this deed of trust shall die or become desirous of being discharged from or become incapable of performing the trusts hereof then and in that case the said Camilla A. Rhodes may nominate and appoint a new Trustee or new Trustees in place of the Trustee or Trustees so dying or becoming desirous of being discharged or becoming incapable as aforesaid and in case of her failure to make such appointment the Municipal Court of the City of Providence aforesaid exercising Probate jurisdiction shall appoint such new Trustee or new Trustees and upon such appointment being made in either of the above mentioned ways such new Trustee or new Trustees shall hold all said trust property and estate with the same powers and subject to the same

duties and liabilities as the Trustee or Trustees in whose place or places such new Trustee or Trustees are appointed

And the said Frank A. Rhodes does hereby accept of the aforegoing trust and does hereby covenant and agree with the said Camilla A. Rhodes her executors administrators and assigns that he will duly and faithfully execute and perform all the trusts covenants and agreements thereof

And the said William C. Hunter does hereto set his hand and seal in token of his approval of the provisions of the above written Indenture of Trust

In testimony whereof the said Camilla A. Rhodes Frank A. Rhodes and William C. Hunter have all hereunto set their hands and seals the day and year first above written

Signed sealed and delivered
in presence of
Robt M. Hooper
David T. S. Fuller
Arthur D. Payne witness to
signature of F. A. Rhodes

Camilla A. Rhodes (25)

Frank A. Rhodes (25)

William C. Hunter (25)

U. S. Consulate General Paris France

Be it known that on the twenty fifth day of September A.D. one thousand eight hundred & seventy six before me Robt M. Hooper Vice Consul General of the United States of America at Paris in Republic of France personally appeared Camilla A. Rhodes and William C. Hunter personally known to me to be the persons named in who executed the within instrument and they severally acknowledged to me that they executed the same freely and voluntarily for the uses and purposes therein mentioned

In witness whereof I have hereunto set my hand and official seal the day & year above written

(25) Robt M. Hooper
U. S. Vice Consul General
& acting Consul General Paris

State of Rhode Island
United States of America Providence sc On this 23rd day of October A.D. 1876 personally appeared before me the within named Frank A. Rhodes well known to me and known by me to be the person herein named and acknowledged the foregoing instrument by him signed and sealed to be his free and voluntary act and deed In testimony whereof I have hereunto set my hand and affixed my seal as Notary Public the day and year aforewritten

(25) Arthur D. Payne
Notary Public

Recorded October 27. 1876
at 2.40 P.M. Witness T. A. Williamson
Recorder of Deeds.

To all whom these Presents shall come

I Lavra A Proctor of the City and County of Providence State of Rhode Island Send Greeting Whereas John Gninefs of Providence County and State aforesaid on the fourteenth (14th) day of September A D 1875 executed to Jeremiah O'Brien of Providence County and State aforesaid a deed of mortgage of a certain real estate hereinafter described for the purpose of securing the payment of a certain negotiable promissory note for the sum of Twelve hundred (1200) dollars and bearing even date with said mortgage deed and made payable to the said Jeremiah O'Brien or order in two (2) years after date with interest payable at the rate of seven per cent per annum and in which mortgage deed were certain powers of sale in case of default in the payment of said note or the interest thereon due as will more fully appear by reference to the record of said mortgage in Real Estate Mortgage Book No 77 page 239 in the Recorders Office in Providence and Whereas default was made in the payment of the interest due on said note and said default continued for the term of more than ten days said mortgage and note having been assigned by Jeremiah O'Brien aforesaid to Laura A Proctor aforesaid said assignment being recorded in Book No 77 page 488 in the Recorders Office in Providence

Now therefore Laura A Proctor Assignee aforesaid having having advertised said mortgaged premises for sale by public auction in the Manufacturers and Farmers Journal one of the public newspapers published and printed in the City of Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and Whereas at the public auction held in pursuance of said advertisement on the twenty fourth day of October A D 1876 Charles Ramsden of Providence being the highest bidder for the hereinafter described premises became the purchaser of the premises for the sum of Four thousand and twenty five dollars (4025)

Now therefore I the said Laura A Proctor in consideration of the sum of One dollar and other valuable considerations receipt of which is hereby acknowledged to me paid by said Charles Ramsden aforesaid do hereby by virtue of power conferred on me by the said deed of mortgage thereof do grant bargain sell and convey to the said Charles Ramsden his heirs and assigns forever That certain lot of land with all the improvements thereon situate on Warren Street in the City of Providence Being lot number one hundred and eleven (111) on a plat of lots belonging to Daniel Field surveyed by Atwater and Schubarth and on record in Providence in Book 3 page 72 Meaning to convey by this deed all and the same premises described in the aforesaid mortgage deed made from John Gninefs and assigned to me the said Laura A Proctor

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to the said Charles Ramsden his heirs and assigns forever

In witness whereof I have hereunto set my hand and seal this twenty seventh day of October A D 1876

Signed sealed and delivered in presence of Albert L Andrews

Laura A Proctor (2)

In Providence this twenty seventh day of October A D 1876 then Laura A Proctor personally appeared before me and acknowledged the within instrument by her signed to be her free and voluntary act and deed

Albert L Andrews Notary Public

Recorded October 30th 1876 at 3.30 P.M. } Witness G. A. Williamson

Recorder of Deeds.

To all People to whom these Presents shall come Greeting

Whereas an execution against Samuel G. Curry and George A. Richards both of the City and County of Providence copartners as Curry and Richards at the suit of Daniel Webster of said City was by me the said Phineas Fairbrother a deputy of the Sheriff of Providence County on the thirteenth day of July A D 1876 at ten o'clock A. M. levied on all the right title and interest that the defendants Samuel G. Curry and George A. Richards or either of them had on the fourth day of November A D 1874 at eleven o'clock A.M. the time of the attachment on the original writ in and to the following described real estate with all the buildings and improvements thereon to wit - A certain tract of land situated in the City of Providence designated as lots numbers one (1) two (2) three (3) four (4) five (5) six (6) seven (7) eight (8) nine (9) ten (10) eleven (11) twelve (12) thirteen (13) fourteen (14) fifteen (15) sixteen (16) seventeen (17) and eighteen (18) on a plat of house lots on the Nathaniel Burgess Farm in Cranston a copy of which is recorded in the records of plats in the City of Providence in book of plats No 7 page 9 and with the exception of lot number eleven the premises conveyed by Edward A Taft to said Curry and Richards by deed dated July 25. 1873 and recorded in the records of the City of Providence Also in and to another certain lot of land with all the buildings and improvements thereon situate in the City of Providence at the southeasterly corner of Westminster and Dorrance Streets and bounded as follows - Beginning at the southeasterly corner of said Streets thence bounding westerly on Dorrance Street ninety six (96) feet to Middle Street thence northerly on Middle Street about forty nine (49) feet to land now or formerly of Elizabeth Waterman thence northerly on said Waterman's land to Westminster Street thence southwesterly forty four (44) feet to the place of beginning

Also in and to another certain tract of land with all the buildings and improvements thereon situate in said City of Providence and being designated as lots numbers forty four (44) forty five (45) fifty nine (59) sixty (60) and sixty two (62) as laid out and described on a plat called A Plat of House Lots belonging to Daniel Field by Atwater & Schubarth and recorded in the Records of Plats in said City in plat book No 3 at page 64 together with a small triangular piece of land adjoining lot number sixty two 62 Being the same lot of land described in a deed from Aaron B. Curry to Samuel G. Curry and George A. Richards dated May 1. 1873 and recorded in the records of deeds of real estate in said City of

Providence in book No 240 at page 498 Also in and to another lot of land with all the buildings and improvements thereon situate in said City of Providence bounded westerly or angling with Summer Street northerly on land of William R. Walker fifty four 9/100 (54 9/100) feet easterly on an angling of land of Ellen Bowers and southerly on land of Job Seekel the second Sixty (60) feet

Being the same lot of land conveyed to Aaron B. Curry Samuel G. Curry and George A Richards as A.B. Curry & Son by Joseph E. Cranston by deed dated June 21. 1867 and recorded in said records in book 176 page 128

And whereas on the twenty eighth day of October A.D. 1876 all the estate right title and interest and property of the said Samuel G. Curry and George A Richards or of either of them in said premises at said time were by me the said Phineas Fairbrother Deputy Sheriff sold at public auction for the satisfaction of the said execution to Emily F. Webster of said City of Providence who was the highest bidder for the sum of four dollars which the said Emily F. Webster hath since well and truly paid to me the said Phineas Fairbrother Now know Ye that by force and virtue of the law in such case made and provided I the said Phineas Fairbrother Deputy Sheriff as aforesaid in consideration of the sum of money paid unto me as aforesaid do by these presents bargain sell assign and set over unto the said Emily F. Webster her heirs and assigns forever all the estate right title interest property freehold and inheritance of the said Samuel G. Curry and George A. Richards or of either of them of in and to the said premises and appurtenances at the time of the levy thereon

To have and to hold the said premises and appurtenances to the said Emily F. Webster her heirs and assigns forever

In witness whereof I have hereto set my hand and seal in my said capacity this twenty eighth day of October A.D. 1876

Signed sealed and delivered in presence of S. S. Lapham — Phineas Fairbrother (28) Deputy Sheriff

State of Rhode Island &c Providence sc In the City of Providence this thirty first day of October A.D. 1876 personally appeared before me the above named Phineas Fairbrother and acknowledged the foregoing instrument by him signed in his said capacity as Deputy Sheriff to be his free act and deed

Simon S. Lapham
Notary Public

Recorded October 31. 1876 at 4.30 P.M. Witness J. H. Williamson
Recorder of Deeds.

A

Angell Pardon		From	Mortgage of Andrew H. Smith	110	
Angell Horatio N.			Mortgage of Chas. H. Lynch	114	
Arnold Newton D.		Ex. atty	Gen. F. Wilcox	120	
Ames William		Assignee	Prov. Inst. for Savings	130	✓
Anthony Sarah C.			Colin C. Baker & Assignee et al.	135	✓
Arnold Wm. J.		Trustee	John Gray et al.	152	
Aylsworth Eli		"	Mortgage of Samuel D. Walden surfe	175	✓
Allan Harriet W.		B. Sale	James W. Allan	189	
Allen Esther W wife of Samuel		"	heirs of Millard J. Allen by mortgage	213	
Almy Chris		"	Mortgagee of Francis Hinghes	226	✓
Aylsworth Hiram B.		B Sale	Robert Morrow	341	✓
Aylsworth Eli			Mortgagee of Chas. Jackson	361	
do			do	362	
Angell Louis C.			Jonas R. Henry by Sheriff	367	
Adams Benj. B.			Mortgage of Chas Greene	369	
Arnold Dutee		Assgt	Elisha J. Allen	376	
Angell Henry M. et al			Harry M. Browne	40	
Aldrich Harris H			Simon S. Page	42	✓
Angell Pardon			assignee of C. H. Billings	51	✓
Armstrong John		"	John Mc Ardle	65	
Angell Horatio N.		"	Edward M. Billings & Assignee	73	✓
Angell Walter S		"	George C. Budlong	87	
Ames Samuel		"	Mortgagee of Mary F. Mowrey	479	
do		"	" " do	481	
Aldrich Susan M.			Exrx of Harriett S. Mathewson	504	✓
Arnold Wm C.			Mortgagee of Wm A. Warner	514	
Arnold Stephen C.		B. Sale	Wm C. Arnold	515	✓

Baker James	Assgnee	Colin C Baker	121		
Barnes Harriet M		Isaack J Barnes.	132	✓	
Baxter James H	Lease	" City of Providence	141		
Baker Elijah E	"	Robt. W. Shredel	144		
~~Dusling Hoaston D~~	"	~~George H Broome Trustee et al~~	~~451~~		
Billings Henry A + Bradford F	Trans Lease	Curtis B. Hales	162		
do	" Lease	Geo L. and Harriet M. Barnes	163		
do	" Trans Lease	" Curtis B. Hales	166		
Barnes Geo L + Harriet M.		Trustee of Eliza G. Barnes	168	✓	
Buffington John M	Release	Charles D. W. Bromwell + wife	192		
Butts John W. Jr.		Mortgagee of Andrew Ford	218		
Baxter Amos C. et al	Trust deed	Geo L. Claflin	221		
Brown Jos. H.	B. Sale	Reuben P Lovell	228		
Bullock Sam[l] M.	Trust	Sam[l] B. Bullock	232	✓	
Barnes Henry W		Mortgagee of Sarah A Olney	242		
Barnaby Jerothmul B.	Release	Adm[x] of Ellen Whitman	247	✓	
Bligh Ellen		" Mortgagee of John Bligh	252		
Brown Benjamin F.		" Mortgagee of B F. Brown	254		
Brucker Peter	Lease	" Eddy + Rose	256		
Booth Thomas	"	Jesse Senior + wife	262		
Bligh Ellen		Mortgagee of John Bligh	265		
Bullock Sarah A.		Mortgagee of Sam[l] F. English	279		
Barnaby Jerothmul B.		Mortgagee of James Lynch Jr.	285		
Brayton Lodowick et al Trustees		N. Y. P. + B. R. R. Co.	327		
Bradley Abbie L.		Amos D. Smith 3[d]	1		
Beaman Allen C.	B. Sale	Assignee of Simon S. Collins	5		
do		Mortgagee of do	333		
Borrow Peleg		Mortgagee of Cephas B. Welton	335		
Bangs Walter S.		Robt Knight	12	✓	
Barstow Wm H.		Trustees of Wm Barstow	354		
Barstow Julia G. H. wife of Wm		Wm H. Barstow	19		
Bain Hugh B.		Mortgagee of Wm Pearson	355		
Bourbon Beasey wife of John F.	Trust	Trustee of Thomas Curren	372		
Beach Wm B.	Assgt	John B. Thurston	375		
Boyden Geo F		Mortgage of Jos T Snow	384		
Brown Harry M.		Mortgagee of John S. Kenyon + wife	391		
Brown Hannah S.		Mortgagee of Primus Jones	393	✓	
Berry Margaret		Frank Berry	48		
Brown Salmon		Roch[r] Denver + Wm Peasely by Cit. Sher[f]	429		
Butler H. C.		Mortgagee of Jas. B. Black.	430		
Bisbee Mary H. wife Ezra		Adm[x] of Ellen Fallon	433		
Bailey Thos. B.		Mortgagee of Michael M[c]Canlay	434	✓	

Balch John R et al Trustees	From	heirs of Ebenezer Kelly	439	
Brennan John M	"	John Goodwin	63	✓
Brown Nelson		Peter Kiernan	68	
Budlong Robert E	Trans Lease	Wm A. Price	451	
do		Mortgagee of Soloman N. Young	450	✓
Bligh Ann J. wife of Thos	Trans Lease	Thomas Miller	469	
Bullock Geo M.		Jas B. Holmes	470	
Budlong Robt E.		Assignee of Edwin C. Budlong	475	
Bruce Dan[l] Jr.	Lease	Sam[l] Havens	488	
Barth Alfred	Trans Lease	Assignee of Dan[l] Bruce Jr.	489	
Bromell Stephen		Mortgagee of Patrick Mennes	506	✓
Bouchard Amanda wife of Victor		Mortgagee of Victor Bouchard	510	
Brown Sally		Adm[x] of Ebenezer P. Brown	538	
Burgess Marion M. wife of Edwin A	"	Representatives of Thomas L. Halsey	546	✓

Conley James & Maria		From	Trustees of Amey Manton	111	✓
Cohen Brothers		B. Sale	B. A. Whitcomb & ux	159	✓
Champlain Wm A.		Assgt	Wm Kerr	188	
Clemens Cecil W.			Mortgagee of Louis A. Reid & wife	190	
Campbell Patrick			Geo. McCarron by Sheriff	215	
Comstock Cornelia B. wife of A. W.			Assignee of Rufus Waterman	220	✓
Campbell Horatio N.			Mortgagee of Wm H. Reynolds	241	
Covill Wm H et al		Assgt	Chris L. Holden	250	✓
Capwell Clark W.		B. Sale	Assignee of Valpey Angell & Co.	281	
Colwell Francis		Assgt	Arthur F. Dexter	288	
Carter Michael		Release	Prov. Inst. for Savings	294	
do		"	Peoples Sav. Bk	295	
Cook Levander		B. Sale	Stephen Cook	305	
Cook Lorin M. et al		Assgt	Levander Cook	306	
Chase William C		"	Mortgagee of Matthew Laynich	311	
Chapin A. Duncan et al			Jeffrey Hazard & wife	3	
Combs Mary C. wife of Hollis M.		B. Sale	Allen C. Beaman	4	
do		"	do	6	✓
Campbell Owen			Patrick McCaffrey	20	
Cornell Deborah H.			Elhanan Martin	21	
Costigan Wm P. & wife			Chas. Selden	28	
Capron Sumner E			H M Daggett Jr et ux	383	✓
Crocker Eliza S. wife of Josiah H.			Chas. Driscol	56	
Callender Walter			Mortgagee of Simon S. Collins	425	
City of Providence		"	Edwin H. Pettis	61	✓
Clifford Catherine		"	Mary E. Russell	70	
Collins Jemima		"	Leander B & Henry M Leland	72	✓
Capwell Joseph			Lydia A. Pray	82	
Corcoran James M.		"	Patrick Higney	88	
Chiorlin John			Mortgagee of Chas. M. Smith	491	
Corcoran Jas. J.			Mortgagee of Wm McGowan	494	
Carpenter Geo. M. Jr.		Assgt	Sam H. Bullock	502	
Cooke John B Jr			Oliver E. Greene wife	107	
Carder Wm H		B Sale	Edw T Allan	500	✓
Connor Chas.			Mortgagee of Peter Sweeney	520	
Cassidy John			Mortgagee of Dennis Cummings & wife	527	
Cross Wm H.		Rel Atty	Mary Gorham	536	
Cutler Sam G.		Trust	Lizzie M. Garfield	537	✓

C

D

Dow Eliza H.	Release From	Geo. L. Claflin Assignee	156		
Darling Martin V B		Geo. H. Browne Trustee et al	150		
Dennis Arthur W		" mortgage of Welcome A. Collins & wife	176	✓	
Dodge E. Spencer		John S. Paine Jr. by Sheriff	183		
Davis Thos. 2d		Loyetia Davis	207	✓	
Dodge E. Spencer	assgt	Abel W. Tripp	274		
Dannity Martin & wife		Duffield Ridge & wife	304		
Davis John W	Assigt	" L. & C. A. Webster	314		
Davis Richard		City of Providence	11		
Day David E.		Sam'l S. Sprague	14	✓	
Deeble Paden	Pratt	Geo. F. Long	386	✓	
De Wolf Rachel M.		Chas. Stapler	54		
De Souza John		Albert K. Barnes	55		
Dike Asba B et al Trustees		" heirs of Ebenezer Kelly	439	✓	
Decree of Court		Trustee under will of Mary Stallad et al	449	✓	
Donnelly Michael		Patrick Gerraty & wife	78		
Dorman Chas. K.	Lease	Elijah C. Baker	466		
Denison Russell & et al assignees		David Heaton by Register	473		
Dyer George		mortgage of John G. Edmonds	482		
Draper Herbert L.	B. Sale	Robert J. Draper	485		
Dailey John		J. A. D. Joslin	497		
Dennis Catharine A.		Peter H. Riley & wife	98		
Deming Naomi wife of Wm N.		Charles Carr	106		
Dorman Helen N. wife Chas. K.	B. Sale	Job Harvey	509	✓	
Drake Chas. V.	do	John Sykes	533		
Dexter Curtis H.		Mortgagee of Curtis H. Dexter & wife	534	✓	

E

Evans Bailey W	Assgn	Depts. B. Lewis	289	✓	
Eddy Jesse P.		Andrew H. Bligh	407		
Emerson Stephen		John Martin by Atty Texas	410		
do		Edwin P. Hewitt do	411		
Esten Sayles A.		Sam'l J. Esten	58		
Esten Betsey A. wife of Sam'l J.		Sayles A. Esten	59	✓	
Eyre Bernard		John Palmer	91		
Eddy J. S. & Co.	B. Sale	Geo. M. Rose	490	✓	

F

Feeney John & wife	release	From	Elizabeth F. & Maria Storrs	153	
Fales Curtis B.	Lease		Eliza G. Barnes	161	
do	"	"	George L. Barnes et al	165	✓
Farrington Preston M.	assgt		Ezekiel D. Whipple	180	
Furlong Thomas			Jos. & D. Joslin	198	
Feder March	B. Sale		Isaac Simon	231	✓
Falkenberg Julius	assgt		Benj^a Levy	326	
Foster Elizabeth C. wife of Wm J.			Saml F. Mason	13	✓
Fletcher Ariel K.			Louis L. Angell	26	✓
Fogerty Michael			Trustees of Amey Manton et al	424	✓
Farnum Caroline wife of John			Asa Peck	71	✓
Furlong Thomas			James J. Corcoran	495	✓

X

G

Gilpin Wm.		From	Elijah H. Russell & wife by mortgage	145	
Gladding Royal P.	assgt		Valpey Angell & Co.	172	
Goff Chas B. et al	Release		Andrew Comstock et al	173	✓
Gorton J. W. Jr.	B. Sale		Chas. S. Tourtellot	183	
Grimes Thomas	"	"	Thos. McCusker	202	
Goldberg & Gaskell	"		Simon Beyser	205	✓
Greene Wm H.	Burial Lt		Jos. Burrows	245	
Greenwood Adolph	Bsa		Adolph Greenwood	237	✓
Garfield Alfred L.		"	Alfred Garfield by Sheriff	258	
Gurney Paul C.			Mortgagee of Saml F. English	267	
Garvin Patrick			Mortgagee of Bridget Brennan	271	
Greene Arthur	Lease	"	Mallie R. Proctor	273	
Goff James C.	assgt		Wm F. French	301	
Gorton Thos W.	B. Sale		Geo. H. Lincoln	321	
do	"		Edw. F. Pierce	321	
Grimes Thos.	"		F. H. Lyman et al	323	
Gorman Michael			Mortgagee of Pat^k Goodwin	339	
Goodwin Mary			Michael Gorman	7	
Goodhue Georgiana wife of Joseph			Eustus N. Steere	8	
Gladding Thos C.	B. Sale		Geo. Worrall	344	X
Garlen Owen			Mortgagee of Peter Tapt	345	✓
Greene Nathan			Henry J. Hall	25	
Goff Ira N.	Trans. Lease		Henry C. Barney	370	
Gorton J. W.	B. Sale		J. F. Cadwell	374	
Greene Wm H.			John B. Cooke Jr.	34	
Gorton Wm H.			Francis N. Stearns	43	✓
Goodwin Margaret wife of John		"	John M. Brennan	64	✓
Greene Caleb C.		"	Elias B. Hathaway	67	
Grinnell Henry A et al		"	James Brennan	447	
do	"	Trans Lease	do	448	✓
Grimmess James	B. Sale		John Grimmess	464	
Gorton J. W.	"		Geo. A. Panell	466	
Gerraty Patrick			Michael Donnelly	79	
Gilbride Bridget			Mortgagee of Patrick Gilbride	478	
Gregg Nancy M.			Lucy E. Mc Clellan	84	
Greene Wm H.			John B. Cooke	104	✓
Greene Wm H.	B. Sale		John McCann	519	
Ganch Chas.	"		Frank Pasbach	520	
Guy John			Mortgagee of Chas C. Gorman	525	✓

Harris Chas W	Assgt	Frm	Alex[r] Fraser	181	
Holden Henry	Release		Perr. Inst. for Sav.	200	
Hall Geo W.	Assgt		Geo S Dow	204	
do	trust deed	"	John B. Allen	214	
Hammond B. B. et al	"	"	Geo L. Claflin	221	
Hamley Arthur	Lease		Mary Fuller	227	✓
Hamilton Wm H.	"		Thos Furlong	244	
Hubbard Benjamin H.			Mortgagee of John Prentice	245	
Holden Chris[r] et ux	Assgt		Chris[r] L. Holden	250	✓
Holden Henry	Release		Peoples Sav. Bank	274	
Hull Wm B. C.	B. Sale		Wm H. Hull	275	
Hughes Sarah wife of Wm			James Johnston	293	
Hicks Henry H.			Jerome F. Codwell	294	
Healy James		"	John Slatcher & wife by Mortgagee	308	
Hope Iron Works	Lease		Frances E. Stead & Amelia F. Palmer	316	
Harney Patrick			Mathew English & wife et al	319	
Harris Cyrus et al Trustees			N. Y. P. & B. R. R. Co.	327	
Hazard Jeffrey et al			Jeffrey Hazard & wife	3	
Hoffman Augustus et al			do "	3	
Hartwell Mortimer H. et al			do	3	
Hopkins Mary E			Mortgagee of Saml G Curry	257	✓
Hammond B. B.	assgt		Jos L. Parker	347	
Hall Wm H.	B. Sale		Fred[k] D. Hall	349	
Hull Phoebe C.			Mary A. Hull wife of Dan[l]	24	
Hall Henry J.			Mortgagee of Chas Greene & wife	366	
Howard Emma L.			Thos. Garrick & wife	53	
Hunt Joshua	Assgt		David Hunt	378	
Hammond B. B.	"		Fred[k] L. Gould	379	
Hickey Mary A wife of John			Rich[d] Wakeman Trustee	35	
Hartman Fred	Assgt		Joseph Schmarz Assignee	380	
Hopkins Mary E.			Mortgagee of Edw H. Billings & wife	394	✓
Holmes Mary P.			Susan R. Joslin	403	
Hennessy John B.			Thomas Donahoe by City Treas	431	
Hodges James R et al		"	David Millard	62	
Harris Wallace E		"	Mortgagee of Patrick Grimley & wife	444	✓
Hathaway Elias B		"	Caleb C. Greene & wife	66	✓
Horton Edgar K	B. Sale		Assignee of Joseph L. Parker	476	
Hallihan William P	"		William McCanna	477	
Hedley Samuel	"		John L. Mayhew	478	
Hall Fred D.	"		Wm H. Hall	487	
Hennessy John B.			John Charlton	90	
Haig Rob[t] J.	Lease		Wm H. Low	489	✓

Howard Albert C.		Frm	John R. Balch	93	
Howard Edmn N.			Gardner Williams	95	
do			John L. C. Howard et al	96	
Hern Patrick A.		Frm	John B. Hennessy	499	
Harvey Job		B Sale	Chas. K. Dorman	508	✓
Haymond Wm L.		Assgt	Lewis H. Humphreys	511	✓
Harris Sarah B. wife of Chas E.			Mortgagee of John W. Field 2[d]	524	
Hull Thos J.		Release	Perr. Inst for Sav & Peoples Sav. Bk	528	✓

Jening John	Trust	Mortgagee of Chas H. Briggs + wife	283	✓
Ingraham Mathew H. et al		Harry M. Brown	40	✓

Joslin Jos. S.D.	Trust	Mortgagees of Howard B. Ingraham	169	
Jackson Benj. & Trustee		J. S. D. Joslin	171	✓
Joslin Susan R.		Mortgagee of Saml. Gladding + wife	184	
Joslin Jos. S.D.		Thomas Fenlong + wife	197	
Jackson Sylvester R.		Mortgagee of Geo. Brighton + wife	209	✓
Johnson Thos	Assg't	James Johnson	322	
Jencks Chas H. + wife	Release	Alex. Duncan	329	✓
Jordan Henry P.		Mortgagee of Thos H. Chace et al	399	
Joslin Susan R.		Mortgagee of Andrew Newberg + wife	402	✓
Joslin Jos. S.D.		Mtge. of James Daily	496	✓

Kelley John		From	James O'Reilly	115	✓
Knight Robt			Mortgagee of Silas Moore	248	✓
do			Trustees of Josiah Chapin	276	
Kendrick John et al		Assgt	Severmier Cook	306	
Kelly Alice		~~D to Lease~~	James Healy	309	✓
Kelton David H.			Mortgagee of Welcome & Greene Jr.	401	✓
Kelly Ebenezer	Trustees under the will of		Heirs of Ebenezer Kelly	439	✓
Kenyon Frederick M & et al			James Brennan	447	
do	"	Trans Lease	do	448	✓
Knowles Edward P			Heirs of Chas Lippitt	83	✓

Low Wm H.		Lease From	Trustee under will of Sally Thompson	123	
Lynch Robert		"	Trustees of Asney Manton.	133	
Lythgoe Joseph Jr		Release	6 6 & 16 in Tabr	120	✓
Lewis Dexter B		Lease	Marshall Woods & wife	268	
Long Geo. T.			Geo. Miller Jr.	9	✓
Lincoln Thomas		assgt	Lincoln Mfg Co.	365	
Latham Simon S.			Mortgagee of Patrick H. Delaney	371	
Livesey C. S.		B. Sale	C. F. Allen	375	
Leyden Patrick J.			Edward F. O'Connor	38	✓
Lapham Benj N.			Louis L. Angell	50	
Leonard Henry J.			Kate Leonard	52	
Leonard Chas A.			Owen Gaffney by City Treas	413	
	do		Henry B. Whitman Trustee by C. Treas	414	
	do		Fredk H. Simmons	do	416
	do		Ella E. Lawton	do	417
	do		Michael Phalon	do	419
	do		Arthur M. Greenes & wife	do	420
	do		C. L. Ellis & John L. Bristee		422
Lindsey William			Mary Lindsey et al		76
Little Emily S wife Freeman P et al			Mortgagee of Jas P. Donnell		502
Lawr Chas			Wm N. Deming		105

Moore Chas W.		Assgt	To	Howard Congdon	116	
Mc Carley Michael		from		Dennis Shea & wife.	133	✓
Mowry Samuel		Trans Lease		Sewell Winsor	140	
Mowry Elisha C.				Wm C. Angell	167	
Mowry Wm S. et al		Release		Andrew Comstock et al	173	
Mitchell Elizabeth wife of		Archibald		Mortgagee of Archibald Mitchell	178	
Matteson Geo W. C.		Release		Wm G. Allen & wife	179	✓
Mc Kiernan Margaret				Mortgagee of Patrick Mc Kiernan	182	
Martin Crawford S.				Elhanan Martin et al	186	
Macomber Wm H.				Mortgagee of Geo W. Babcock & wife	206	
Mc Gann Catherine				Mortgagee of Danl Sullivan	208	
Matteson Danl H.				Geo E. Matteson	211	✓
Mc Cullis J Wilem				Atlas Mc Ilroy & Co. by Sheriff	233	
Mason Stephen G		Assgt		Thomas W. Chace	240	✓
~~Mech Sav Bk~~				~~Henry C. Hopkins~~	~~267~~	
Mc Donald Malcom M.				Mortgagee of John Capstick	264	
Metcalf Jesse et al		Assgt		Snow & Lewis	290	
Mc Carron John				Bernard Mc Guinness	16	
Mc Guinness Bernard				Mortgagee of Michael C. Hanley	346	✓
Martin Caroline B.		Trans Lease		Josephus Read	349	
Madell J. B.		B. Sale		Thos R. Ferrall	358	
Mechanics Sav Bk.				Eli Aylesworth	22	
do				do	23	
Mc Inlay Mary Ann				Ann Quinn	32	
Matthews Adeline M.		B. Sale		Chas. A. Stoddard	390	
Millard Lorenzo D				Mortgagee of Wm C Davenport & wife	39	✓
Magill Patrick J.				Robt Magill	45	
Magill Robert				Patrick J. Magill	46	
Martin Elhanan				Plain H. Martin	436	
Mc Call Ann				Thos. B. Bailey	60	
Millard David				Trustees of William Barstow	438	✓
Mc Ardle John			"	Mortgagee of John O. Halloran	446	
Mc Donough Thomas et al			"	Winnifred Mc Cann	74	
Mc Cann Ellen et al			"	do	74	
Merrill Sylvester K			"	Erastus N. Steere	75	✓
Miller Thomas				Mortgagee of Thos Bligh	467	
Matheuson Allen C. et al		Assignee		David Heaton by Register	473	
Matheuson Charlotte E				Saml Ames	85	
do				do ~~wife~~	86	✓
Masterson Patrick				Mortgagee of James Rankin	540	✓

Nicklin Catherine wife of Wm	From	Exor of Margaret Mary Ann Catherine Brady	342	Pierce S. A.	B. Sale	H. E. Perkins	110	
Nightingale Edwin J. Trustee	Joint	Colin C. Baker et al	852	Peoples Sav Bk	Release	Mech' Sav Bk	131	✓
Nichols Jos.		John Cullen by Sheriff	500	Peck Ransom C	release	Barbara Hallon	154	
				do	"	do	154	
				Potter Horatio W.	B. Sale	Geo. L. Mason	157	✓
				Peck Ransom C	Release	Barbara Hallon	159	
				Price Edm. R.	B. Sale	Wm M. Price	160	
				Peck Ransom C	Release	Barbara Hallon	174	
				do	"	do	176	✓
				Peck Thomas W		Mortgage of James O'Brien	193	
				do		" " Theodor G. Eiswald	194	
				Peckard Charlotte S.	Lease	Stephen H. Andrews	201	
				Peckham Thos J. wife		Trustees Est. Sarah B. Eaton	225	✓
				Pierce Hiram C.		mortgage of Josiah W. Keene	235	
				Page George H wife	Lease	Andrew Horton et al	236	✓
				Peoples Sav. Bk		Robt Knight	278	
				Peyton Geo. W.	Assg't	Joshua R. Broom	280	
				Peck John S.	B. Sale	Wm H. Hall	296	
				Page Chas. H.	Assg't	Fales and Pepper	324	
				do	Trust	Wm W. Mayfield wife	337	✓
Olive Branch Lodge No 37 I.O.O.F.	Lease	From Olive Branch Temple Honor No 7	119	Peck James B.		Allen G. Peck	17	
Olney Amos W		" Assignee of Thomas M. Rounds	289	Peterson Geo C.	Dower	Clara A. Wheeler wife of Edwin W.	27	
O Kane Ann E		John C Kane	47	Perkins Edm d		John Barbour	30	
O Donnell Wm	Release	Citizens Sav Bk	423	Perkins Elizabeth wife of Edm.		Geo. Barbour	31	
O Reilly Mary G.		Owen O'Reilly	539	Peck Asa		John Fannin	37	
				Page Chas H.	Assg't	James H. Harney	387	✓
				Pierce Ellen M. wife Dexter D.		Chas. Selden	49	
				Pierce Jeremiah G.		Mortgage of Andrew W. Smith	405	
				Peoples Sav. Bank		Stephen Emerson	57	✓
				Pierce William A	Trans Lease	Robert E. Rudlong	452	✓
				Palmer John		Mortgage of John Macklin	493	
				do		Mortgage of Bernard McGinn	498	
				Page Carlista A. wife of Simon L.		John A. Lanther	101	
				Penn St. M. E. Church		Philip R. Dunfee et al	97	
				Page Chas H.		James Brink Jr.	102	✓
				Pierce Jeremiah G		Mortgagee of Horatio J. Fowler wife	548	✓

Nicklin Catharine wife of Wm	From	Exec of Margaret Murphy dec'd Catharine Brady	342	✓	
Nightingale Edwin J. Trustee	Trust	Colin C. Baker et al	852	✓	
Nichols Jos.		John Gillen by Sheriff	500	✓	
Olive Branch Lodge No 37 I.O.O.F.	Lease	From Olive Branch Temple Honor No 7	119	✓	
Olney Amos W	"	Assignee of Thomas M. Rounds	289	✓	
O'Kane Ann F.		John C Kane	47	✓	
O'Donnell Wm	Release	Citizens Sav Bk	423	✓	
O'Reilly Mary G.		Owen O'Reilly	539	✓	

Pierce S. A.	B. Sale	H. E. Perkins	110		
Peoples Sav Bk	Recon	Mech' Sav Bk	131	✓	
Peck Ransom O	release	Barbara Hallon	154		
do	"	do	154		
Potter Horatio W.	B. Sale	Geo. L Mason	157	✓	
Peck Ransom O	Release	Barbara Hallon	159		
Price Edm. R.	B. Sale	Wm M. Price	160		
Peck Ransom O	Release	Barbara Hallon	174		
do	"	do	176	✓	
Peck Thomas W		Mortgage of James O'Brien	193		
do		" " Theodor G. Eiswald	194		
Packard Charlotte S.	Lease	Stephen H. Andrews	201		
Peckham Thos J. wife		Trustees Est. Sarah B. Easton	225	✓	
Pierce Hiram C.		Mortgage of Josiah W. Keene	235		
Page George H wife	Lease	" Andrew Horton et al	236	✓	
Peoples Sav. Bk		Robt Knight	278		
Paylin Geo W.	Assg't	Joshua B. Broom	280		
Peck John B.	B. Sale	Wm H. Hall	296		
Page Chas. H.	Assg't	Fales and Pepper	324		
do	Trust	Wm H. Mansfield wife	337	✓	
Peck James B.		Allen G. Peck	17		
Patterson Geo C.	Power	Clara S. Wheeler wife of Edmin W.	27		
Perkins Edm'd		John Barbour	30		
Perkins Elizabeth wife of Edm.		Geo. Barbour	31		
Pock Asa		John Fannin	37		
Page Chas. H.	Assg't	James K. Hanney	387	✓	
Pearce Ellen M. wife Dexter D.		Chas. Selden	49		
Pearce Jeremiah G.		Mortgage of Andrew W. Smith	405		
Peoples Sav. Bank		Stephen Emerson	57	✓	
Price William A	Trans Lease	Robert C. Budlong	452	✓	
Palmer John		Mortgage of John Macklin	498		
do		Mortgage of Bernard McGinn	498		
Page Corlista A. wife of Simon S.		John A. Lowther	101		
Penn St M E Church		Philip H Durfee et al	97		
Page Chas. H.		James Brick Jr.	102	✓	
Pearce Jeremiah G		Mortgage of Horatio J Fowler wife	548	✓	

~~Ho Sau Yk~~	~~released~~	~~Soon Mock Sau Yk~~	~~131~~	

Emirk Margaret wife of James Jr.	Em Chas H. Page	103	1

Russell Alice H.		from	Wm. Gilpin	146	✓
Richmond Henry P.		assgt	Churchill & Chace.	229	✓
Reere Albert J.		B. Sale	John Simpson	299	
Rider Wm. B.		assgt	Chas. E. Brown	330	✓
Rea Anna P.			Emma L. Rea	18	
Renches Henry			Swan Point Cemetery Co.	363	
do			do	364	
do			do	365	✓
Rice Archibald B.			Jeremiah G. Pearce	406	
Robbins Gilbert H.			Nelson Brown by Cety Treas.	408	
Richmond Frank E.			" Wm. G. R. Money et al	441	✓
Russell Mary E.			" Mortgagee of Thomas & Mary Sullivan	453	
Richmond Anna Trustee			" Henry C. Packard by Sheriff	454	✓
Rose Rowland L.			" Mortgagee of Abram H. Clear	462	
Richmond Walter			Bernard McGuinness	77	
Rockard Alfred			Mortgagee of John J. McCabe	464	
Robbins Gilbert H.			Jos. B. Robbins	80	
Robbins Ellen S. wife of Jos. B.			Gilbert H. Robbins	81	
Raley Sarah J. wife of Peter			Catharine A. Dennis	99	✓
Rhodes Frank A.		Trust	Camilla A. Rhodes	551	
Ramsden Charles			" Mortgagee of John Guinefe	554	✓

Spencer Wm. B.		from	Mortgagee of Wm. H. Young	112	
Smarts Lodge No 8 I.O.O.F.		Lease	Olive Branch Temple Room No 7	118	
Smith Joseph H.			William McAnulty by Mortgagee	128	
Smith Joseph H.			Michael Rowe by Mortgagee	129	✓
Smith Samuel S. et al		Lease	" City of Providence	137	
Snow Mary Anna wife of Joseph S.			" Trustee under the will of Willard J. Allen	147	
Sprague Wm. A.		assgt	John L. Sprague	171	✓
Stillman Wm. B. &			Mortgagee of Thomas H. Harrington & wife	187	
Slade Geo. H.		assgt	Cove Foundry & Machine Co.	195	
Schwarz Joseph		"	Fred. Hartmann	199	
Street Silas A.		B. Sale	Marion B. Cranston	228	✓
Sutton Nath'l H. &		" "	Wm. H. H. Sutton	261	
Steere Erastus N.			Assignee of Geo. H. Babcock	282	
Sutherland Wm.		B. Sale	Jno. H. H. Stewart	285	
Sullivan Eugene		"	James McMann	291	
Smith Amos D.		Lease	Harriet Morris	296	
Simpson Eleanor wife of John		B. Sale	Albert J. Reere	300	
Smith Elizabeth V. & Isabella M.			Assignee of William F. Baker	312	
Smarts Harriet A.			Bernard McGuinness	10	
Smith Kate A. wife of A. D. 3d			Abbie E. Bradley	2	✓
Smith Mary Isabella wife of Jos.			Mortgagee of John Dunn	356	
~~Swan Point Cemetery~~			~~Henry Renches~~	~~363~~	
Steere Erastus N.			Geo. F. Boynton	36	
Stoddard Chas. A.		B. Sale	Hebron V. Matthews	389	
Sack Albert A.			Trustees of Wm. Butler	390	✓
Sanders Albert L.			Mortgagee of Chas. W. Greene	404	
Staples Chas.			Lewis C. DeWolf & wife	53	
Salisbury Crispin			Nathan Porter & wife	426	
Salisbury James			do	427	
Second National Bk.			Mortgagee of Charles Greene	443	✓
Stadden Thomas S. & wife		Execution	Benjamin Andrews	456	✓
Stone Mary A. wife Alban M.		B. Sale	Sarah A. Disbro	471	
Salisbury Jonathan		Lease	Dan'l Remington	472	
Slingsby David & wife			Benj. Pitchforth & wife	92	
do			Archibald B. Rice	94	
Sprague Rufus			Francis F. Waterman & wife	108	
Stone Walter W.		B. Sale	Levi H. Stone	508	✓
Sheldon Israel K.			Mortgagee of Israel K. Sheldon	513	
Smith Wm. H.		assgt	Gustaf Henning	516	
Steere Job S.			Mortgagee of Chas. L. Ellis	531	
Sykes John		B. Sale	Thos. Lamb	534	
Smith John W.		"	Sarah Halsey et al	542	✓

Smith John W		From Johnston B Creighton	543
do		" John C. Creighton	544

Jordan Margaret		From	Mortgagee of Patrick Jordan	202	
Thurston John D.		assgt	Dunn & White	219	✓
Tontellotte James L.			Trustees of Josiah Chapin	249	✓
Thompson George H.		D. sale	" Rose M. Bagley	252	
Tontellotte Stephen			Trustees of Josiah Chapin	292	
Turner Sampson			Ralph Turner	302	
Thurber Edwin S.		assgt	Nath[l] D. Thurber	303	
Taber C C & H M			Assignee of James H Bowery	310	
Tew Geo P.		assgt	John C. Harrington	331	
Taft Ann wife of Peter			Owen Carten	15	✓
Thompson Rob[t]		assgt	Earl C. Harris	360	✓
Tillinghast Lloyd A		Trans Lease	" George M. Ardoene	442	✓
Taylor Sylvester			Mortgagee of Erastus Mason	518	✓

Vaughan Wm H.	Assgt	Fm James Fitzpatrick	332	✓

Winsor Gerrill Jr et al	Lease	from City of Providence	137	
Winsor do Gerrill Jr	Trans lease	" Samuel F Smith	140 ~~137~~	✓
Warner Chas H & Sam[l]	Bfale	Frank H Hunt	144	
Whitman Henry	Assgt	" A B. Pope Exr	156	✓
Wilkinson Henry N.		J. Leffitt Smr	286	
do		" Wm Corliss	287	
do & Jesse Metcalf		" Smr & Lewis	290	
Wilcox Wm F		Mortgagee of Exr of Sidelia S. Jose	340	✓
Williams Selina M.		mortgagee of Wm H. Young	359	
White Mary wife of James		Geo H. Lanphear	29	
Wilbur Wm B		mortgagee of Jane Mc Cann	381	
Wordell John C. B.		Marshall Wordell & wife	39	
Wheeler Augustus M.		Simon S. Page	41	
White Stillman		Mortgagee of Andrew Ford	396	✓
Westminster Bank		Albert L. Sanders	47	
Warner Amos M et al		David Millard	62	✓
Wilbur William R		Bernard McGuinness	69	
Wiggin Chase	Bfale	" Ira N. Goff	459	
do	Trans Lease	" do	459	
Welch Joseph H	Bfale	Chase Wiggin	460	
do	Trans Lease	do	461	✓
Waite Charles D		" Daniel B. Waite & wife	484	
Waite Daniel B		Charles D. Waite	486	
Waterman Olney B		Eli Aylesworth Trustee	89	
Warren Chas C.		John Palmer	100	
Wardwell Charlotte L & Harriet M. et al		Mortgagee of James P. Donnell	502	✓
Weeden Wm B.		Trustees under will of Shadrach S. Bradford	522	✓
Webster Emily A		Sam[l] J Carey & G. H. Richards by Sheriff	555	

Young Elnora	Sergt 2 Iowa Cav.	Jebulon M. Phinney	271	✓

CITY OF PROVIDENCE, R. I. RECORD OF DEEDS

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CITY OF PROVIDENCE, R. I. RECORD OF DEEDS

START 258

Arnold Richard J	To	Andrew Horton et al	3		
Anthony Sarah C.		Wm. C. Ball	21	✓	
Angell Waterman B.	Release	Arthur M. Kimball	34		
Angell Eliza heirs		Wm M Bailey Jr Trustee	37		
Allen John B wife		Albert B Place	77	✓	
Allen Samuel		Mary A Snow wife of J. T.	125		
Allen Sylvester		do "	127	✓	
Angell Julia E	"	Amey Amable wife of James	169		
Aldrich Emeline E	"	William A Bosworth et al	173		
Horn John S wife et al	"	Francis W. Steiner	195		
Anthony Alfred et al	Release "	George W. Ellerbeck Trustee under the will of James Ellerbeck	209	✓	
do	" " "	Geo. W. Miller	259	✓	
Arnold James by Devisee	"	Candace Allen & Anna C. Eley	283	✓	
Allen Ebenezer		Sarah F. Jones wife of Primus	369	✓	
Arnold Richard J heirs of		Andrew Horton et al	401	✓	
Anthony Mary B. Heir of		Julia E. Taylor Guar^n	445		
Armstrong John et al		Owen Campbell	483	✓	

Budlong Thomas J.	To	Christopher W Howland.	25	✓
Byrne John	"	Mary A Soole	49	
Blanding Sanford D	"	Otis W Potter	75	✓
Burgess Julia A release	"	~~Christopher~~ Edwin J Dwight Christopher A Hall & wife et al	91	
~~Christian Henry J~~	"	~~Bartholomew Conroy wife~~	~~97~~	
Bushee John L et al	"	Eliza W Steere	109	
Burgess Frederick	Release "	Wm Cain	111	
Brownell Stephen	"	Sarah G Brownell	115	
Bishop Henry L wife	"	Frederick E Fish	123	
Boon Chas E.	"	Chas. A. Hopkins	161	✓
Burgess David J	Release "	Francis W Miner	196	✓
Burgess Julia A	" "	Mary Adella Reynolds wife of Walter J	237	✓
Brownell Elizabeth T. et al.	"	Sebastian Garst	251	
Baker Colin C. Assignee of	Release "	Geo. G. Slade	254	✓
Barker Simeon by Devisee	"	Wm J. Tilley	267	
do "	"	do	269	
Barker Edward P.	"	do	269	
Baker Colin C. jr.	"	Alfred W. Fiske	275	
Bohan John Heirs of		Michael Quinn	295	
Bowen Michael & John		do	295	✓
Beckwith Wm L.		Trustee of Jane L. Beckwith	297	
Brownson Morton		Emma L. Howard	299	✓
Burrows Caleb G. et al		Dexter L Pierce	301	
Butler Cyrus Trustee &c. under Will of		First Presbyterian Sch.	305	✓
Brown Mary A et al		Eugene L. Phillips	347	
Billings Edward W & Assignee		Albert C. Howard	349	
Bongarts John H.		Geo. M. Freborn	373	
do		Edward R. Powell	375	✓
Bullock Jerauld		Emily C. Waterman wife of Rufus	445	
Blake Josiah A et al		Sarah D. Ames wife of Benjamin K	421	✓
Brayton Herbert J wife		Julia E Taylor Guardian	445	
Brady Patrick & wife		Catharine Brady	465	✓

B

Carpenter Earl by Devisee	To	Wm. H. Hall	21	✓
Chambers Robt. B.		Angeline A. Hail	69	✓
Crocker George W et al	"	Robert F. Barbour	117	
Crandall Wm S. et al		Burrows & Kenyon	129	
Comstock Andrew & Jonathan F. et al		Cyrus C. Brown	131	
Calef Cutting S. et al		Ransom O. Peck	133	
do	"	do	141	
do	"	do	147	
Crichton Henry F		Bartholomew Conroy wife	97	
Calef Cutting S. et al		Ransom O. Peck	157	
Crocker Geo. W. et al		Michael Lynch	159	✓
Curry Samuel G	"	Frank Lightfoot	177	✓
Capron Edward H	"	Joseph Clough	221	
Colwell Otis P. et al	"	Oliver H. Magoon	231	
Callaghan William	"	William J. Reilly	239	✓
Chace Lydia B, Harriet B & Martha H. et al		Patrick Garaghty	257	✓
Condit Frederic	"	Edward P. Chapin	281	
Chorlton Edmund		John Chorlton	291	
Chapin A Duncan et al		Cyprus Harris	303	
Chace Wm. C & wife		Harriet C. Hall wife of Chris.	317	✓
Clark Geo. L. Assignee et al		Albert C Howard	349	
Crowell Edward R et al		John H. Bongartz	371	✓
Calef George C	"	Sylvester J. Chace	405	✓
do	Release	" Charles F. Rawson	464	
Citizens Sav. Bk.	"	Seyman H. Eddy	468	
Coombs Oscar M.		Royal D. Horton	469	✓

C

D

Davis Richard B	To	Emily B. Reynolds	15	✓	
Devine Thomas Mac	"	Wm Cain	111		
Doyle Louis & wife et al	"	Robert D Barlow	117		
do " "	"	Michael Lynch	159	✓	
Darling Moses O wife	"	Harriet C. Baker	187		
Dunham Charles C heirs of	"	Frederick Miller	205		
Davis Thomas et al Release	"	George M Ellerbeck Trustee under the will of James Ellerbeck	209	✓	
do "	"	Geo W. Miller	259	✓	
Duncan Alex. wife Trustees &c.		First Presbyterian Ch	305	✓	
Downe Edward F et al		Sarah D. Ames wife of Benjamin F	421	✓	
Dabell Wm. V. et al		Leyman H. Eddy	467	✓	
Dodge Wm. E.		Obadiah Brown	493	✓	

E F

Eames Benjamin T et al	To	Henry A Harrington	93		
do	"	Jane Frances Tenney wife of Alfred E	95		
Ellis Charles L et al	"	Eliza W Steere	109	✓	
Ellerbeck James Trustee under the will of	"	James H. Anderson	211	✓	
do " et al.	"	Geo. W. Miller	259	✓	
Emerson Stephen	"	Lucy Holt wife of George W	397	✓	
Elsey Jesse		Olive Branch Land Co	457	✓	

Fowler James A	"	Sarah E Macomber	119		
do	"	William F. Macomber	121	✓	
Ford Andrew	"	Ellen Gleason wife of Patrick	199	✓	
Field Daniel W & Charles W	"	Joshua R. Brown	225		
Farrington Chas H.	"	Caleb G Burrows	227	✓	
Fosler Horatio J. & wife	"	Abby P. Boyden	265	✓	
Fuller James et al.		John T. Rafferty	339		
Freeborn Geo. M. et al.		John H. Bongartz	371	✓	
Fitzgerald James		Patrick O'Connell	385	✓	
Fuely John & wife et al.		John Galligan & wife	485	✓	

Goff Ira R & wife	To	Chas. C. Leweck	163	✓	
Greene Sarah A. et al		Patrick Garaghty	257	✓	
Gridley Jas. T & wife		Wm. J. Talley	267		
Gramont Jas. R.		Chas. F. Rawson	293		
Goff Nathan B.		Arnold P. Matthewson	307		
Garfield Alfred & wife & Alfred L.		Wm. H. Sherman	313		
do " do		Scott A. Smith	315		
do " do		Betsey W. Padelford	323	✓	
do " do		Julius P. Bullock & wife	333		
do " do		Reuben Sweet	335		
Gookin Catherine		Beriah Wall	329		
Garfield Alfred & wife & Alfred L.		Wm. P. Allen	343		
do " do		do	345		
do " do		John S. Snipe jr.	379		
do " do		Fredk W. Perry	381	✓	
Gladding Frederick A & Susan B et al		Asa Pike	391		
Gough John B		Edwin Pidge jr	411	✓	
Glancy Mary A. et al		Alice Mc Soley	473	✓	
Gahan John		Richard Bromley	497		
Gray Abraham A. et al		Lucinda W. Dawley wife of Peleg	507		
Goff Henry W. "		do "	507	✓	

Hanley Michael	To	Ruth E. Angell wife of R. J.	1		
Howland Christopher W.	"	Susan D. Budlong	27	✓	
Hurd Geo. L.		Geo. Bridge	35		
Hedly Thomas W	"	Samuel Hedly	61		
Hedly Samuel & wife	"	Hugh Mallarson & wife	87	✓	
	"				
	"				
Hall Christopher A & wife et al	"	Edward S Devereux &	91		
Heath Mark A et al	"	Robert F Barbour	117		
do "	"	Michael Lynch	159	✓	
Hubbard George W	"	Samuel G Curry	175		
Hedly Samuel et al	"	Rosanna Winters	185		
Hall Christopher A & wife	"	Altana F. Chase wife of Wm C	197	✓	
do " et al	"	Mary Adella Reynolds wife of Walter J	237	✓	
Holden Thos. R. et al	"	Sebastian Garst	251	✓	
Hopkin Augustus Trustee et al.		Cyrus Harris	303		
Hartwell Mortimer H. et al.		do	303		
Havard Jeffrey et al		do	303		
Hedly Samuel et al.		Allen P. Young	325	✓	
Hussey George B	"	Adaline A Rhodes wife of Charles W.	365	✓	
Hall George W Release	"	Asa Pike	372		
Horton Andrew		Edwin B. Miller	403		
Hall William H		Alice W. Taft wife of Wm A	407		
Hill Briard & wife		Eliza Monty Chamilton	419		
Healey Patrick & Edward		Patrick Healey jr	427	✓	
Healey Patrick jr.		Patrick Healey	433		
Hopkins Wm L & wife		Charles White	435		
Hammond Barnabas B. Assignee et al.		Stephen Emerson	437		
Hopkins Henry E et al		Charles F. Rawson	463	✓	
Hawes Daniel B.		John A. Wenson	501	✓	

Ives Anne A et al	To	Thomas Welch	105	✓
Ingraham Matthew W.	Release	Huldah N. Walling wife of Nelson	245	✓

Kohn Tobias	To	Julius Shuman	11		
do	"	do	13	✓	
Kimball Frances Eliza	"	William M. Bailey jr Trustee	37	✓	
Kingsley Walter B	"	Lovice M Pinkham wife of Darius	183	✓	
Knoblock Frederick H et al	"	Charles Staples	217	✓	
Knight Henry L wife et al	"	Huldah N. Walling wife of Nelson	245		
Knowles Joseph B & Stephen M.	Release	Mary B. Knight wife of Henry	247	✓	
Kenyon James S et al		Dexter L. Pierce	301	✓	
Kiernan John R.		Bryan Kiernan	357		
Kiernan Bryan		Jane Kiernan wife of John R.	361	✓	
Knowles Edward P.		Joseph B. Knowles	387	✓	
Keyes Daniel A.		Emma A. Stafford wife of C. F.	417	✓	
Kinsley Shepard C & wife		William E. ~~James~~ Janes	443	✓	

Larned Samuel	Trustee under the will of	Release To	Amey C Lockwood	80	
do	"	"	Horatio L. Bassett	82	✓
do	"	"	Annie A Atwood	101	
Leyman Asa			Ellen A Foster wife of Ira A.	143	✓
Lewck Chas C.			Mary A Goff wife of Ira R.	165	
Luther James C wife		"	Lucy M. Richardson wife of Charles W	201	✓
Lewis Dexter B		"	Thomas Davis	223	✓
Luther Henry C.		"	Annie M. Pelles wife of Geo H.	253	✓
Leyman James E.			Marcus B. Young	277	✓
Luther Charlotte G.			Lewis Hopkins	377	
Lisbill Albert D. et al.			Thos Mc Farlane	383	✓
Leddy John A		"	Daniel O'Brien	393	✓
St Lachem William			Paul Le Lachem	459	
St Lachem Paul			Jessie Le Lachem	461	✓

Manchester Charles B et al		To	Stephen P Peck	19	✓
Mason Earl P		"	Infantry Building Association	29	
Moore Monroe		"	Stephen P Peck	83	✓
Mechanics Sav' Bank	release	"	Henry A Harrington	94	
do	"	"	Jane F Tenney wife of Alfred C	96	
Messer Asa	heirs of	"	Arthur C Peavey	99	
Monahan Patrick	& wife	"	Michael Mc Elmeel	101	
Muffin Joseph		"	George H Corlis	107	
Mason Israel B et al		"	Cyprus C Brown	131	
Macomber Wm F et al		"	Ranson C. Peck	133	
do	"		do	141	
Martin Henry et al			" Patrick Mc Ginn & wife	145	
Macomber Wm F et al			" Ranson C. Peck	147	
Mitchell Thomas B	& wife et al		" Wm G R Mowry	149	
Mc Cardell Dennis			" Wm H. Greene	151	
Macomber Wm F et al			" Ranson C. Peck	157	✓
Mc Carthy John			" John Greene	179	
Mowry George W		Release	" Rosanna Winters	185	
Miller George W	et al		" Trustee under the will of James Ellerbeck	209	✓
Mech' Sav' Bk		Release	" Oliver H. Magoon	232	
Meenan James	heir of		" Thomas Meenan	285	✓
Mc Carlin John	Jr.		" John Mc Carlin	279	
Milheirn Thos.			" Joseph B. Holmes	287	
Mathewson Arnold P			Lucinda S. Goff wife of N. B.	309	
Mowry Serril et al			Eugene Sullivan	319	
Munroe Philip A et al		Release	Allen P. Young	325	
Mowry Wm G R.			Sturges P. Carpenter	327	✓
Macomber Wm F.			Alice W. Safe wife of Wm A.	359	✓
Mowry Serril et ux			Rich[d] L James	395	
Melvill Jerome B	& wife		William Mc Lauchlin & wife	409	
Murray John A			George W Mowry	423	✓
Millard James C	& wife et al		Charles J Place	439	
Mc Solley or Mc Soley John	by Devisees		Alice Mc Soley	473	
Mc Soley James et al			do	473	
Mc Kale Michael			John B. Hennessy	479	✓

M

bounds westerly on Prospect Street on which it measures twenty three feet southerly on Warren Street one hundred and thirty eight & a half feet easterly on lot No. 174 belonging to the late Thomas Lloyd Halsey deceased nineteen and a half feet and northerly on land formerly belonging to David Walker deceased Being a strip or piece of undivided land which formerly belonged to the late Thomas Lloyd Halsey Senior deceased and said lot is described upon that No. 2 of the Halsey Estate recorded in the City Clerk's Office in said Providence in Book No. 2 page 22 to which reference may be had

To have and to hold the above described premises with all the privileges and appurtenances to the same belonging to him the said Smith his heirs and assigns forever to his and their only proper use benefit and behoof forever In witness whereof I hereunto set my hand and affixed my seal this thirteenth day of June in the year of our Lord one thousand eight hundred and sixty four (1864)

Signed sealed and delivered
in presence of J. Blakeley Creighton (L.S.)
H. C. French. Otis Gray Randall

Commonwealth of Massachusetts County of Suffolk ss. In the City of at Boston this fifteenth day of June A.D. 1864 personally appeared the above named Johnston Blakely Creighton and acknowledged the aforegoing instrument by him signed to be his free and voluntary act and deed

Before me Otis Gray Randall (L.S.)
Notary Public for Suffolk Co
& Commissioner for Rhode Island
in Boston Massachusetts

Recorded October 19th 1876 at 11.30 A.M. } Witness G. A. Williamson
Recorder of Deeds.

This Indenture

Made this twenty fifth day of May in the year of our Lord one thousand eight hundred and fifty nine Between John Orde Creighton of the Town of Roscoe County of Winnebago and State of Illinois of the first part and John Wilson Smith of the City of Providence County of Providence and State of Rhode Island of the second part

Witnesseth That the said party of the first part for and in consideration of the sum of twelve dollars to him in hand paid the receipt of which is hereby acknowledged has granted bargained sold conveyed and confirmed and does hereby grant bargain sell convey and confirm unto the said party of the second part and to his heirs and assigns forever all that tract or parcel of land situate and being in the City of Providence & County of Providence and State of Rhode Island and known and described as follows to wit all the right title interest property claim and demand which I now have or ought to have or claim in and to A certain strip or lot of land situated in said County of Providence upon Prospect Hill at the corner of Prospect and Warren Streets Said lot bounded westerly on Prospect Street on which it measures twenty three (23) feet southerly on Warren Street on which it measures one hundred and thirty eight and a half (138½) feet easterly on lot of land No. 174 belonging to the late Thomas Lloyd Halsey deceased on which it measures nineteen and a half (19½) feet and northerly on land formerly belonging to David Walker deceased Being a piece of land which formerly belonged to my Grand father Thomas Lloyd Halsey Senior deceased & is the same described on Plot No. 2 of the Halsey Estate recorded in the City Clerks Office in said Providence in Book No. 2 page 22 to which reference may be made Together with all and singular the appurtenances thereunto belonging or in anywise appertaining To have and to hold the above described premises unto the said party of the second part and to his heirs and assigns forever And the said party of the first part for himself and his heirs executors and administrators does covenant and agree to and with the said party of the second part his heirs and assigns that he is well seized of the premises above conveyed as of a good and indefeasable inheritance in the law in fee simple and that the said premises are clear of all liens claims and incumbrances whatsoever and of all taxes and assessments for the present and past years And the said party of the first part the aforesaid premises unto the said party of the second part and his heirs and assigns against the claim or claims of all and every person whomsoever and all liens and incumbrances and the taxes and assessments aforesaid does and will warrant and forever defend by these presents

In witness whereof the said party of the first part has hereunto set his hand and seal on the day and year first above written

Executed in presence of
Asa D Fitch J. Orde Creighton (L.S.)

State of Illinois Winnebago County ss. I James A Wilson a County Justice in and for said County do hereby certify that John Orde Creighton personally known to me to be the person whose name is subscribed to the foregoing deed as having executed the same appeared before me this day in person and acknowledged that he signed sealed and delivered the same as his free and voluntary act and deed for the uses and purposes therein set forth Given under my hand and seal at Roscoe this 25th day of May A.D. 1859

James A Wilson
County Justice

Recorded October 19th 1876 at 11.30 A.M. } Witness G. A. Williamson
Recorder of Deeds.

Know all Men by these Presents

That we Moses B. S. Goddard and George W. R. Mallison Trustees of the estate of the late Thomas Lloyd Halsey deceased by virtue of and in exercise of the power in us vested under the last will and testament of said Halsey bearing date on the twenty sixth day of August 1850 and proved approved and allowed by the Municipal Court of the City of Providence on the thirteenth day of March 1855 by the advice and with the approval of the Supreme Court of the State of Rhode Island as per decree thereof passed on the fifth day of October 1876 being the fourth day of the October Term 1876

James Burdick Trustee of the estate of Mary Anna Burdick (late Mary Anna Read formerly Mary Anna Wright) by virtue of and in exercise of the power in me vested under the trust conveyances recorded in the office of the Recorder of Deeds in Providence in Book of deeds No. 145 page 230 and in Book No. 150 page 218 and in Book No. 256 page 281 and said James Burdick and said Mary Anna Burdick his wife in her own right

John Wilson Smith guardian of the person and estate of William Ogden Creighton (of full age who has been adjudged by the Municipal Court of the City of Providence to be non compos mentis) under and by virtue of the authority advice and approval of the said Municipal Court given me by a decree passed on the twenty third day of May 1876 and John Wilson Smith in my own right all of the City of Providence County of Providence & State of Rhode Island for and in consideration of the sum of Twenty five dollars to us in hand well and truly paid before the ensealing hereof by Marion M. Burgess wife of Edwin A. Burgess of said Providence the receipt whereof we do hereby acknowledge have and hereby do sell assign transfer and convey unto said Marion M. Burgess her heirs and assigns forever

A certain lot or strip of land situated in the north easterly part of said Providence upon Prospect Hill on the easterly side of Prospect Street at the corner of Hidden Street (formerly Warren Street) measuring about twenty three feet (23) on said Prospect Street and one hundred thirty eight and a half feet (138½) on said Hidden Street and nineteen and a half feet (19½) on the easterly end there of adjoining land of the estate of Thomas Lloyd Halsey and adjoining northerly on land of said Marion M. Burgess formerly of David Walker and containing twenty nine hundred and thirty square feet of land and is delineated and described upon plat No. 2 of the Halsey Estate recorded in the Recorder's Office in said Providence in Book of Plats No. 2 page 22 Said strip of land being an undivided parcel of land formerly belonging to Thomas Lloyd Halsey Senior deceased and now held by the parties aforesaid as heirs at law or devisees of said Halsey or the assigns of said heirs and devisees as tenants in common the said Moses B. S. Goddard and George W. R. Mallison trustees of the estate of Thomas Lloyd Halsey being the owners of one undivided fifth part (⅕) the said James Burdick trustee and said Mary Anna Burdick being the owners of one undivided fifth part (⅕) the said William Ogden Creighton being the owner of one undivided twentieth part (1/20) and said John Wilson Smith being the owner of fifty five undivided one hundredth parts there of (55/100) conveyed to him by deeds from Sarah Halsey Frances M. Cross and James Hamilton Creighton Johnston Blakely Creighton and John Ogle Creighton heirs at law of Harriet H. Creighton deceased

To have and to hold the above described premises with all the privileges

and appurtenances to the same belonging or in anywise appertaining to her the said Marion M. Burgess her heirs and assigns forever to her and their only proper use benefit and behoof forever And we the aforesaid grantors severally each for himself his heirs executors administrators and successors and not for the others do hereby covenant with the said grantee her heirs and assigns that we will warrant and defend the aforedescribed premises to her and her heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under us

In witness where of we hereunto set our hands and affix our seals at the City of Providence the sixth day of October in the year of our Lord one thousand eight hundred and seventy six (1876)

Signed sealed and delivered in presence of
Wm. H. Bliss to M. B. S. G. & G. W. R. M. Trustees
John Wilson Smith to signatures of J. & M. A. Burdick
To signatures of John Wilson Smith. Fred I. Spencer

Moses B. S. Goddard (L.S.)
G. W. R. Mallison (L.S.) Trustees
James Burdick Trustee (L.S.)
James Burdick (L.S.)
M. A. Burdick (L.S.)
John Wilson Smith Guardian (L.S.)
John Wilson Smith (L.S.)

State of Rhode Island County of Providence ss In the City of Providence in said County this sixth day of October A.D. 1876 Moses B. S. Goddard and George W. R. Mallison Trustees of the estate of Thomas L. Halsey personally appeared before me and severally acknowledged the foregoing instrument by them signed to be their free and voluntary act and deed in their said capacity as trustees

Wm. H. Bliss Notary Public

Providence ss In the City of Providence this seventh day of October A.D. 1876 personally appeared the aforenamed James Burdick and acknowledged the aforegoing instrument by him signed in his aforesaid capacity of trustee and also individually to be his free and voluntary act and deed and at the same place and time also personally appeared the aforenamed Mary Anna Burdick wife of said James Burdick and being by me examined privily and apart from her said husband and having the aforegoing instrument by her signed shown and explained to her by me she acknowledged and declared the same to be her free and voluntary act and deed and that she doth not wish to retract the same

Before me. John Wilson Smith
Notary Public

Providence ss
In the City of Providence this seventh day of October A.D. 1876 personally appeared the within named John Wilson Smith and acknowledged the within instrument by him signed in his within mentioned capacity of guardian and also individually to be his free and voluntary act and deed

Before me. Philip C. Scott. Notary Public

Recorded October 19th 1876 at 11.35 A.M. Witness J. A. Williamson Recorder of Deeds.

Whereas Horatio J. Foster and Elizabeth D. Foster his wife on the fifth day of April 1875 executed to the Citizens Savings Bank a Corporation legally incorporated and established and transacting business in the City of Providence State of Rhode Island a deed of mortgage of certain real estate hereinafter described for the purpose of securing the payment of a negotiable promissory note for the sum of Eighteen hundred dollars being even date with said deed of mortgage and made by said Horatio J. Foster and Elizabeth D. Foster payable to said Citizens Savings Bank or order in one year from the date thereof with interest at the rate of eight per cent per annum payable semi annually in advance till said principal sum is paid whether at or after maturity and all instalments of interest in arrears to carry interest at the rate aforesaid till paid and in which said mortgage were certain powers of sale in case of default in the payment of said note Reference to said deed of mortgage being had See Book No 73 page 89 of the records of mortgages of real estate in said Providence and Whereas default was made in the payment of said note and said default continued for more than ten days and Whereas said Citizens Savings Bank advertised said mortgaged premises for sale at public auction in the Providence Daily Journal a public newspaper printed in said Providence once each week for three successive weeks prior to the day of sale and after said default had existed for more than ten days and

Whereas at the public auction held on said premises in pursuance of said advertisement on the twentieth day of September 1876 Jeremiah G Pearce of said Providence being the highest bidder for said mortgaged premises became the purchaser thereof for the sum of Eighteen hundred & ten dollars

Now therefore the said Citizens Savings Bank for and in consideration of said sum of Eighteen hundred & ten dollars paid to the Treasurer of said Bank by said Jeremiah G Pearce the receipt of which said sum is hereby acknowledged hereby by virtue of the powers conferred by said deed of mortgage grant bargain sell & convey to said Jeremiah G. Pearce his heirs and assigns forever

That lot of land with the buildings and improvements thereon on Dahlia Street in said Providence on which it measures forty feet and is lot No eleven (11) on plat No 2 of land (formerly) in Cranston belonging formerly to George W. Crocker surveyed and platted from surveys made by Cushing & Walling April 1847 a copy of which plat is on record in said Providence in Plat Book No 9 page 8 Being the same lot that Unity Essex conveyed to said Elizabeth by deed recorded in said Providence in Book No 250 page 346 of the records of deeds and the same described in said deed of mortgage To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to said Jeremiah G Pearce his heirs and assigns forever In testimony whereof the said Citizens Savings Bank has caused these presents to be signed by the President and Treasurer thereof and its Corporate seal to be hereunto affixed this second day of October eighteen hundred & seventy-six

Signed sealed & delivered in presence of
William H Potter. to both signatures

John D Cranston President (L.)
E Allen Treasurer (L.)

State of Rhode Island &c In Providence this 20th day of October 1876 John D. Cranston President and Elijah Allen Treasurer of the Citizens Savings Bank severally acknowledged the aforegoing to be their free act & deed each in his said capacity

Before me. William H. Potter
Notary Public

Recorded October 20th 1876 at 4 15 P.M. Witness W. H. Williamson
Recorder of Deeds.

Supreme Court
March Term A. D. 1876

Providence fc

Edward D. Pearce et. ux
vs
Sylvester R. Knight et. al
} Partition in Equity

The undersigned appointed by the Hon. Court Commissioners in the above entitled cause to make partition among the parties of the real estate described in the Bill of Complaint respectfully report That after being duly engaged as appears by the certificate of the magistrate on the back of the commission herewith returned they met the parties by agreement on the 23rd day of June A. D. 1876 and proceeded to execute the duties assigned to them by the commission of the Hon Court and they have set off and allotted to Sarah H. M. Pearce the estate on Benefit Street in the City of Providence set forth and described in said bill as the estate including the northerly tenement in Marvan Block bounding southerly by the centre of the partition walls and fences as they now stand and delineated in red on that portion of the plat herewith submitted showing the estate on Benefit Street to be divided To have and to hold the same in severalty They have set off and allotted to Joshua M. Knight Arthur Knight and Mary R. Knight the estate set forth and described in said bill as the one comprising the tenement in said Marvan Block next to the south tenement therein and known as the Knight Homestead Estate bounding northerly and southerly by the centre of the partition walls and fences as they now stand and delineated in buff on that portion of the plat above referred to To have and to hold the same as tenants in common subject to the tenancy by the curtesy of Sylvester R. Knight therein They have also set off and allotted to Sarah H. M. Pearce lots numbered 66. 216. 217. 225. 226. 320. 321. 322. 323. 324 delineated in red on the plat herewith submitted To have and to hold the same in severalty They have set off and allotted to Joshua M. Knight lots numbered 29. 30. 65. 214. 215. 218 & 227 on said plat delineated in green To have and to hold the same in severalty subject to the tenancy by the curtesy of Sylvester R. Knight therein They have set off and allotted to Arthur Knight lots numbered 63. 64. 220. 221. 222. 223 & 224 delineated in blue on said plat To have and to hold the same in severalty

subject to the tenancy by the curtesy of Sylvester R Knight therein They have set off and allotted to Mary B. Knight lots numbered 219. 325. 326. 330. 331. 332. 333. 334. 335 336. 337. 338. & 339 delineated in yellow on said plat To have and to hold the same in severally subject to the tenancy by the curtesy of Sylvester R Knight therein all of which is respectfully submitted

Amasa S. Westcott
Alba B. Dike
Francis Amington } Commissioners

Supreme Court

Providence sc

Edward D Pearce wife
vs
Sylvester D. Knight } In Equity

And now after the coming in and reading of the report of the Commissioners heretofore appointed by this Court to make partition of the premises described in the bill of complaint in the above entitled case it is now on motion of the Solicitor for the complainants the defendants Sylvester R. Knight Joshua M. Knight & Arthur Knight assenting thereto and the guardian ad litem of Mary B. Knight appearing and making no objection ordered adjudged and decreed by the Court that the report of said Commissioners be and the same is hereby confirmed and established and that the said Sarah B. M. Pearce the said Joshua M. Knight Arthur Knight & Mary B. Knight pay the costs of suit to be taxed by the Clerk equally between them

Entered as the Decree of Court 10th day Oct 1876 (Oct. 12th 1876)

By order Charles B. Blake Clerk

State of Rhode Island and Providence Plantations Providence sc
Clerk's Office Supreme Court
Providence October 18th 1876 I certify the foregoing to be true copies of the original report of Commissioners and the decree of the Supreme Court confirming the same entered on the tenth day of the Oct Term 1876 to wit Oct. 12th 1876 in case in equity Edward D Pearce et ux vs Sylvester R Knight et al as appears of record in this office

Witness my hand and the seal of said Court hereto affixed this 14th day of October A.D. 1876

(L.S.) Charles B. Blake Clerk

Recorded October 21st 1876 }
at 10.50 A.M. } Witness G. A. Williamson

Recorder of Deeds.

This Indenture of Trust

Made and entered into this twenty third day of September in the year of our Lord one thousand eight hundred and seventy six (A.D. 1876) by and between Camilla A. Rhodes of the City County and State of New York party of the first part and Frank A. Rhodes of the City and County of Providence and State of Rhode Island party of the second part

Witnesseth That whereas a marriage is in contemplation between the said Camilla A. Rhodes and William C. Hunter of Alexandria County of Fairfax State of Virginia And whereas it is desired by both said last named parties that prior to said marriage the said Camilla A. Rhodes should convey to the said Frank A. Rhodes all her property and estate in trust in the manner and for the purposes hereinafter set forth

Now therefore this Indenture Witnesseth That the said Camilla A. Rhodes for and in consideration of the covenants conditions and agreements hereinafter expressed to be kept and performed by the said Frank A. Rhodes and in further consideration of the sum of ten dollars to her paid by the said Frank A. Rhodes before the ensealing hereof the receipt whereof is hereby acknowledged hath given granted bargained sold and conveyed and by these presents doth give grant bargain sell and convey unto the said Frank A. Rhodes his heirs executors administrators and assigns all the property and estate real personal and mixed of which she the said Camilla A. Rhodes is seized or possessed or to which she is in any way entitled at the time of the execution of this Indenture of Trust except such articles of wearing apparel and personal effects as are within her immediate control or use To have and to hold the same to him the said Frank A. Rhodes his heirs executors administrators and assigns but in trust nevertheless that he the said Frank A. Rhodes shall take possession and seizure of all said property and estate and shall collect the rents dividends income and annual profits thereof and after paying therefrom all sums due for taxes insurance and other lawful liens and encumbrances upon said estate including the expenses of managing said trust and a reasonable compensation to himself for his services as such trustee shall pay over from time to time all the remainder of said rents dividends income and accrued profits at least quarter yearly to the said Camilla A. Rhodes upon her sole and separate receipts therefor for and during the term of her natural life And any rents dividends income and annual profits not required by the said Camilla A. Rhodes for her own use the said Frank A. Rhodes shall from time to time in his discretion invest in his name as Trustee for the said Camilla A. Rhodes in safe stocks or securities and upon said investment shall hold the same in the same manner as the property and estate herein conveyed and any such stocks or securities and any and all of the property and estate herein and hereby conveyed he may at any time in his discretion and with the assent in writing of the said Camilla A. Rhodes first had and obtained sell and dispose of and

convert the same into money and the proceeds of any such sale or sales he shall reinvest in safe stocks or securities and hold the same under the provisions of this trust in the same manner as the property and estate herein and hereby conveyed

And upon the written request of the said Camilla A. Rhodes and if in his discretion he shall deem it advisable but not otherwise he may at any time convey to the said Camilla A. Rhodes any or all of the property and estate held by him under the provisions of this trust and said trust as to the property and estate so conveyed shall be thereupon terminated And upon the decease of the said Camilla A. Rhodes the said Frank A. Rhodes or the then trustee or trustees under this trust shall pay over and convey all of the said trust property and estate then in his or their hands as said Trustee or Trustees to such person or persons and in such proportions as she the said Camilla A. Rhodes by her last Will and Testament duly executed may direct and appoint and in case of her death intestate leaving issue then they shall pay over and convey all of the said trust property and estate to her children and the issue of any deceased children in equal proportion the issue of any deceased child taking collectively the share of the parent and in case of her death intestate without leaving issue then they shall pay over and convey all of the said trust property and estate to such persons as would have been entitled to the same under the Statutes of the State of Rhode Island now in force providing for the distribution of intestate estates had she died intestate and unmarried and seized and possessed of all said property and estate in her own right and upon such payments and conveyances being made said trust shall be thereupon terminated

And the said Frank A. Rhodes and all other Trustees under this Trust are hereby authorized and empowered to make and execute at any and all times during the pendency of said trust all deeds leases bills of sale transfers of stock and other instruments which may be necessary for the proper management of said trust estate and the carrying out of the purposes of this trust And they shall keep full and just accounts of all their transactions as such Trustees in books to be kept for that purpose which shall at all times be open to the inspection of the said Camilla A. Rhodes and of all persons by her duly authorized to inspect the same And in case the said Frank A. Rhodes or any future Trustee or Trustees under this deed of trust shall die or become desirous of being discharged from or become incapable of performing the trusts hereof then and in that case the said Camilla A. Rhodes may nominate and appoint a new Trustee or new Trustees in place of the Trustee or Trustees so dying or becoming desirous of being discharged or becoming incapable as aforesaid and in case of her failure to make such appointment the Municipal Court of the City of Providence aforesaid exercising Probate jurisdiction shall appoint such new Trustee or new Trustees and upon such appointment being made in either of the above mentioned ways such new Trustee or new Trustees shall hold all said trust property and estate with the same powers and subject to the same

duties and liabilities as the Trustee or Trustees on whose place or places such new Trustee or Trustees are appointed

And the said Frank A. Rhodes does hereby accept of the aforegoing trust and does hereby covenant and agree with the said Camilla A. Rhodes her executors administrators and assigns that he will duly and faithfully execute and perform all the trusts covenants and agreements thereof

And the said William C. Hamlen does hereto set his hand and seal in token of his approval of the provisions of the above written Indenture of Trust

In testimony whereof the said Camilla A. Rhodes Frank A. Rhodes and William C. Hamlen have all hereunto set their hands and seals the day and year first above written

Signed sealed and delivered in presence of
Robt M. Hooper
David T. S. Fuller
Arthur D. Payne witness to signature of F. A. Rhodes

Camilla A. Rhodes (25)

Frank A. Rhodes (25)

William C. Hamlen (25)

U. S. Consulate General Paris France

Be it known that on the twenty fifth day of September A.D. one thousand eight hundred & seventy six before me Robt M. Hooper Vice Consul General of the United States of America at Paris in Republic of France personally appeared Camilla A. Rhodes and William C. Hamlen personally known to me to be the persons named in who executed the within instrument and they severally acknowledged to me that they executed the same freely and voluntarily for the uses and purposes therein mentioned

In witness whereof I have hereunto set my hand and official seal the day & year above written

(25) Robt M. Hooper
U. S. Vice Consul General
& acting Consul General Paris

State of Rhode Island
United States of America Providence sc On this 23rd day of October A.D. 1876 personally appeared before me the within named Frank A. Rhodes well known to me and known by me to be the person herein named and acknowledged the foregoing instrument by him signed and sealed to be his free and voluntary act and deed In testimony whereof I have hereunto set my hand and affixed my seal as Notary Public the day and year aforewritten

(25) Arthur D. Payne
Notary Public

Recorded October 27, 1876
at 2.40 P.M. Witness T. A. Williamson
Recorder of Deeds.

To all whom these Presents shall come

I Laura A Proctor of the City and County of Providence State of Rhode Island Send Greeting, Whereas John Gunnefs of Providence County and State aforesaid on the fourteenth (14th) day of September A.D. 1875 executed to Jeremiah O'Brien of Providence County and State aforesaid a deed of mortgage of a certain real estate hereinafter described for the purpose of securing the payment of a certain negotiable promissory note for the sum of Twelve hundred ($1200) dollars and bearing even date with said mortgage deed and made payable to the said Jeremiah O'Brien or order in two (2) years after date with interest payable at the rate of seven per cent per annum and in which mortgage deed were certain powers of sale in case of default in the payment of said note or the interest thereon due as will more fully appear by reference to the record of said mortgage in Real Estate Mortgage Book No 77 page 259 in the Recorders Office in Providence and Whereas default was made in the payment of the interest due on said note and said default continued for the term of more than ten days said mortgage and note having been assigned by Jeremiah O'Brien aforesaid to Laura A Proctor aforesaid said assignment being recorded in Book No 77 page 488 in the Recorders Office in Providence

Now Therefore Laura A Proctor assignee aforesaid having having advertised said mortgaged premises for sale by public auction in the Manufacturers and Farmers Journal one of the public newspapers published and printed in the City of Providence for more than twenty days prior to the day of sale and after the expiration of said term of ten days and Whereas at the public auction held in pursuance of said advertisement on the twenty fourth day of October A.D. 1876 Charles Ramsden of Providence being the highest bidder for the hereinafter described premises became the purchaser of the premises for the sum of Four thousand and twenty five dollars ($4025)

Now Therefore I the said Laura A Proctor in consideration of the sum of One dollar and other valuable consideration receipt of which is hereby acknowledged to me paid by said Charles Ramsden aforesaid do hereby by virtue of power conferred on me by the said deed of mortgage thereof do grant bargain sell and convey to the said Charles Ramsden his heirs and assigns forever That certain lot of land with all the improvements thereon situate on Warren Street in the City of Providence Being lot number one hundred and eleven (111) on a plat of lots belonging to Daniel Field surveyed by Atwater and Schubarth and on record in Providence in Book 3 page 72 Meaning to convey by this deed all and the same premises described in the aforesaid mortgage deed made from John Gunnefs and assigned to me the said Laura A Proctor

To have and to hold the aforegranted premises with all the privileges and appurtenances thereof to the said Charles Ramsden his heirs and assigns forever

In witness whereof I have hereunto set my hand and seal this twenty seventh day of October A.D. 1876

Signed sealed and delivered in presence of Albert L. Andrews

Laura A. Proctor (2)

In Providence this twenty seventh day of October A.D. 1876 then Laura A Proctor personally appeared before me and acknowledged the within instrument by her signed to be her free and voluntary act and deed

Albert L Andrews Notary Public

Recorded October 30th 1876 at 3.30 P.M. } Witness E. W. Williamson Recorder of Deeds.

To all People to whom these Presents shall come Greeting

Whereas an execution against Samuel G. Curry and George A. Richards both of the City and County of Providence copartners as Curry and Richards at the suit of Daniel Webster of said City was by me the said Phineas Fairbrother a deputy of the Sheriff of Providence County on the thirteenth day of July A.D. 1876 at ten o'clock A.M. levied on all the right title and interest that the defendants Samuel G. Curry and George A. Richards or either of them had on the fourth day of November A.D. 1874 at eleven o'clock A.M. the time of the attachment on the original suit in and to the following described real estate with all the buildings and improvements thereon to wit - A certain tract of land situated in the City of Providence designated as lots numbers one (1) two (2) three (3) four (4) five (5) six (6) seven (7) eight (8) nine (9) ten (10) eleven (11) twelve (12) thirteen (13) fourteen (14) fifteen (15) sixteen (16) seventeen (17) and eighteen (18) on a plat of house lots on the Nathaniel Burgess Farm in transitwa a copy of which is recorded in the records of plats in the City of Providence in book of plats No 9 page 9 and with the exception of lot number eleven the premises conveyed by Edward A. Taft to said Curry and Richards by deed dated July 25. 1873 and recorded in the records of the City of Providence Also in and to another certain lot of land with all the buildings and improvements thereon situate in the City of Providence at the southeasterly corner of Westminster and Dorrance Streets and bounded as follows - Beginning at the southeasterly corner of said Streets thence bounding westerly on Dorrance Street ninety six (96) feet to Middle Street thence northerly on Middle Street about forty nine (49) feet to land now or formerly of Elizabeth Waterman thence northerly on said Watermans land to Westminster Street thence southwesterly forty four (44) feet to the place of beginning

Also in and to another certain tract of land with all the buildings and improvements thereon situate in said City of Providence and being designated as lots numbers forty four (44) forty five (45) fifty nine (59) sixty (60) and sixty two (62) as laid out and described on a plat called A Plat of House Lots belonging to Daniel Field by Atwater & Schubarth and recorded in the Records of Plats in said City in plat book No 3 at page 64 together with a small triangular piece of land adjoining lot number sixty two (62 Being the same lot of land described in a deed from Aaron B. Curry to Samuel G. Curry and George A. Richards dated May 1. 1873 and recorded in the records of deeds of real estate in said City of

Providence in book No 240 at page 498 Also in and to another lot of land with all the buildings and improvements thereon situate in said City of Providence bounded westerly or angling with Summer Street northerly on land of William R. Walker fifty four 9/100 (54 9/100) feet easterly on an angling of land of Ellen Bowers and southerly on land of Job Seekel the second sixty (60) feet

Being the same lot of land conveyed to Aaron B. Curry Samuel G. Curry and George A Richards as A.B. Curry & Son by Joseph E. Cranston by deed dated June 21. 1867 and recorded in said records in book 176 page 128

And whereas on the twenty eighth day of October A.D. 1876 all the estate right title and interest and property of the said Samuel G. Curry and George A Richards or of either of them in said premises at said time were by me the said Phineas Fairbrother Deputy Sheriff sold at public auction for the satisfaction of the said execution to Emily F. Webster of said City of Providence who was the highest bidder for the sum of four dollars which the said Emily F. Webster hath since well and truly paid to me the said Phineas Fairbrother Now know Ye that by force and virtue of the law in such case made and provided I the said Phineas Fairbrother Deputy Sheriff as aforesaid in consideration of the sum of money paid unto me as aforesaid do by these presents bargain sell assign and set over unto the said Emily F. Webster her heirs and assigns forever all the estate right title interest property freehold and inheritance of the said Samuel G. Curry and George A. Richards or of either of them of in and to the said premises and appurtenances at the time of the levy thereon

To have and to hold the said premises and appurtenances to the said Emily F. Webster her heirs and assigns forever

In witness whereof I have hereto set my hand and seal in my said capacity this twenty eighth day of October A.D. 1876

Signed sealed and delivered in presence of S. S. Lapham — Phineas Fairbrother (25) Deply Sheriff

State of Rhode Island & Providence sc In the City of Providence this thirty first day of October A.D. 1876 personally appeared before me the above named Phineas Fairbrother and acknowledged the foregoing instrument by him signed in his said capacity as Deputy Sheriff to be his free act and deed

Simon S. Lapham
Notary Public

Recorded October 31. 1876 at 4.30 P.M. Witness J. M. Williamson
Recorder of Deeds.

Angell Pardon		Jrnn	Mortgagee of Aaron H. Smith	110	
Angell Horatio N.			Mortgagee of Chas. W. Lynch	114	
Arnold Newton D.		Dr. Atty	Geo. F. Wilcox	120	
Ames William		Release	Prov. Inst. for Savings	130	✓
Anthony Sarah C			Colin C. Baker & Assignee et al.	135	✓
Arnold Wm. J.		Lease	John Gray et al.	152	
Aylsworth Eli		"	Mortgagee of Samuel D. Walden wife	175	✓
Allen Harriet W.		B. Sale	James W. Allen	189	
Allen Esther W wife of Samuel			" heirs of Millard J. Allen by mortgagee	213	
Almy Chris			Mortgagee of Francis Hughes	226	✓
Aylsworth Uriam B.		B Sale	Robert Morrow	341	✓
Aylsworth Eli			Mortgagee of Chas. Jackson	361	
do			do	362	
Angell Louis L.			Jonas R. Henry by Sheriff	367	
Adams Benj. B.			Mortgagee of Chas Greene	369	
Arnold Dexter		Assgt	Elisha J. Allen	376	
Angell Henry M. et al			Harvey M. Broome	40	
Aldrich Harris H			Simon S. Page	42	✓
Angell Pardon			Assignee of E. W. Billings	51	✓
Armstrong John			" John McArdle	65	
Angell Horatio N			" Edward W. Billings & Assignee	73	✓
Angell Walter S			" Genge E. Budlong	87	
Ames Samuel			Mortgagee of Mary J. Mowrey	479	
do			" " do	481	
Aldrich Susan M.			Exec. of Harriette S. Mathewson	504	✓
Arnold Wm E.			Mortgagee of Wm S. Warner	514	
Arnold Stephen C.		B. Sale	Wm E. Arnold	515	✓

Baker James	Assign	Colin C Baker	121	
Barnes Harriet M		Isaack J Barnes.	132	✓
Baxter James H	Lease	" City of Providence	141	
Baker Elijah C	"	Robt. W. Scheedel	174	
~~Darling Hosten D~~	"	~~George H Browne Trustee et al~~	~~454~~	
Billings Henry A + Bradford F	Trans Lease	Curtis B. Fales	162	
do	" Lease	Geo L. and Harriet M. Barnes	163	
do	" Trans Lease	" Curtis B Fales	166	
Barnes Geo L + Harriet M.		Trustee of Eliza G. Barnes	168	✓
Buffington John M	Release	Charles D.W. Brownell + wife	192	
Butts John W. Jr.		Mortgagee of Andrew Ford	218	
Baston Amos C. et al	Trust deed	Geo L. Claflin	221	
Brown Jos. H.	B. Sale	Reuben P. Lovell	228	
Bullock Saml M.	Trust	Saml B. Bullock	232	✓
Barnes Henry W.		Mortgagee of Sarah A. Olney	242	
Barnaby Jerothmul B.	Release	Admr of Ellen Whitman	247	✓
Bligh Ellen		" Mortgagee of John Bligh	252	
Brown Benjamin J.		" Mortgagee of B F Brown	254	
Brucker Delle	Lease	" Eddy + Rose	255	
Booth Thomas	"	Jesse Senior + wife	262	
Bligh Ellen		Mortgagee of John Bligh	265	
Bullock Sarah A.		Mortgagee of Saml H. English	279	
Barnaby Jerothmul B.		Mortgagee of James Lynch Jr.	285	
Brayton Lodowick et al Trustees		N.Y.P. + B. R.R. Co.	327	
Bradley Abbie L.		Amos D. Smith 3d	1	
Beaman Allen C.	B. Sale	Assignee of Simon S. Collins	5	
do		Mortgagee of do	333	
Borden Peleg		Mortgagee of Ephas B Welton	335	
Bangs Walter S.		Robt Knight	12	✓
Barstow Wm H.		Trustees of Wm Barstow	354	
Barstow Julia G. H. wife of Wm		Wm H. Barstow	19	
Bain Hugh B.		Mortgagee of Wm Pearson	355	
Bourbon Beasey wife of John F.	Trust	Trustee of Thomas Curren	372	
Beach Wm B.	assgt	John B. Thurston	375	
Boyden Geo F		Mortgagee of Jos T Snow	384	
Brown Harry M.		Mortgagee of John S. Kenyon + wife	391	
Brown Hannah S.		Mortgagee of Primus Jones	393	✓
Berry Margaret		Frank Berry	48	
Brown Salmon		Reich d Dexter + Wm Peasely by City Treas	429	
Butler H. C.		Mortgagee of Jas. B. Black.	430	
Bisbee Mary H. wife Ezra		Admr of Ellen Fallon	433	
Bailey Thos. B.		Mortgagee of Michael McCauley	434	✓

Balch John R et al Trustees	From	heirs of Ebenezer Kelly	439	
Brennan John M	"	John Goodwin	63	✓
Brown Nelson		Peter Kiernan	68	
Budlong Robert C	Trans Lease	Wm A Price	451	
do		Mortgagee of Solomon N. Young	450	✓
Bligh Ann J. wife of Thos.	Trans Lease	Thomas Miller	469	
Bullock Geo M.		Jas B. Holmes	470	
Budlong Robt C.		Assignee of Edwin C. Budlong	475	
Bruce Danl Jr.	Lease	Saml Havens	488	
Barth Alfred	Trans Lease	Assignee of Danl Bruce Jr.	489	
Brownell Stephen		Mortgagee of Patrick Mennes	506	✓
Bouchard Amanda wife of Victor		Mortgagee of Victor Bouchard	510	
Brown Sally		Admr of Ebenezer P. Brown	538	
Burgess Maxim M. wife of Edwin A		Representatives of Thomas L. Halsey	546	✓

Conley James + Maria		From	Trustees of Amey Manton	111	✓
Cohen Brothers		B. Sale	B. A. Whitcomb + ux.	159	✓
Champlain Wm A.		assgt	Wm Kerr	188	
Clemence Cecil H.			Mortgagee of Louis A. Reid + wife	190	
Campbell Patrick			Geo. McCarron by Sheriff	215	
Comstock Cornelia B. wife of A. H.			Assignee of Rufus Waterman	220	✓
Campbell Horatio N.			Mortgagee of Wm H. Reynolds	241	
Cornell Wm H et al		assgt	Christ L. Holden	250	✓
Capwell Clark H		B. Sale	Assignee of Valley Angell + Co.	281	
Colwell Francis		assgt	Arthur F. Dexter	288	
Carter Michael		Release	Prov. Inst. for Savings	294	
do		"	Peoples Sav. Bk	295	
Cook Leverander		B. Sale	Stephen Cook	305	
Cook Lorin M. et al		assgt	Leverander Cook	306	
Chase William C		"	Mortgagee of Matthew Laynch	311	
Chapin A. Duncan et al			Jeffrey Hazard + wife	3	
Coombs Mary E. wife of Hollis M.		B. Sale	Allen C. Beaman	4	
do		"	do	6	✓
Campbell Owen			Patrick McCaffrey	20	
Cornell Deborah H.			Elhanan Martin	21	
Corrigan Wm P. + wife			Chas. Selden	28	
Capron Sumner E			H M Daggett Jr + ux	383	✓
Crooker Eliza S. wife of Josiah H.			Chas. Driscol	56	
Callender Walter			Mortgagee of Simon S Collins	425	
City of Providence		"	Edwin H. Pettis	61	✓
Clifford Catherine		"	Mary E. Russell	70	
Collins Jemima		"	Leander B + Henry M Leland	72	✓
Capwell Joseph			Lydia A. Pray	82	
Corcoran James M.		"	Patrick Higney	88	
Chorlton John			Mortgagee of Chas M. Smith	491	
Corcoran Jas J			Mortgagee of Wm McGowan	494	
Carpenter Geo. M. Jr.		assgt	Sam H. Bullock	502	
Cooke John B Jr			Oliver C. Greene + wife	107	
Carder Wm H		B Sale	Edw T Allan	500	✓
Connor Chas.			Mortgagee of Peter Sweeney	520	
Cassidy John			Mortgagee of Dennis Cummings + wife	527	
Cruis Wm H.		Ex. Atty	Mary Gorham	536	
Cutler Sam G.		Trust	Lizzie M. Garfield	537	✓

Dow Eliza F.	Release From	Geo. L. Clapflin Assignee	156		
Darling Martin V B		Geo H Browne Trustee et al	150		
Dennis Arthur W		" mortgage of Welcome A Collins & wife	176	✓	
Dodge E. Spencer		John S Paine Jr. by Sheriff	183		
Davis Thos. 2d		Loyelia Davis	207	✓	
Dodge E Spencer	assgt	Abel W. Tripp	274		
Dannity Martin & wife		Duffield Dodge & wife	304		
Davis John W	Assigt	" J L & C A Webster	314		
Davis Richard		City of Providence	11		
Day Danl E.		Samt S Sprague	14	✓	
Deorle Paden	Pr any	Geo F Long	386	✓	
De Wolf Rachel M.		Chas Stapler	54		
De Souza John		Albert K. Barnes	55		
Dike Asba B et al Trustees		" heirs of Ebenezer Kelly	439	✓	
Decree of Court		Trustee under will of Mary Stallard et al	449	✓	
Dormelly Michael		Patrick Geraty & wife	78		
Dorman Chas K.	Lease	Elijah C. Baker	466		
Denison Russell C et al Assignees		David Heaton by Register	473		
Dyer George		mortgage of John G Edmonds	482		
Draper Herbert L.	B. Sale	Robert J. Draper	485		
Dailey John		J. S. D. Joslin	497		
Dennis Catharine A.		Peter H Riley & wife	98		
Deming Naomi wife of Wm N.		Charles Carr	106		
Dorman Helen N. wife Chas K.	B. Sale	Job Harvey	509	✓	
Drake Chas V.	do	John Sykes	533		
Dexter Curtis H.		Mortgage of Curtis H. Dexter & wife	534	✓	

Evans Bailey W	Assgt	Depha B Lewis	285	✓	
Eddy Jesse P.		Andrew H. Bligh	407		
Emerson Stephen		John Martin by Cathy Texas	410		
do		Ezekiel P. Hewitt do	411		
Estes Sayles S.		Saml J. Estes	58		
Estes Betsey S. wife of Saml J.		Sayles S. Estes	59	✓	
Eyre Bernard		John Palmer	91		
Eddy J. G. & Co.	B. Sale	Geo. M. Rose	490	✓	

F

Feeney John & wife	release	From	Elizabeth H. & Maria Stors	153	
Fales Curtis B.	Lease		Eliza C. Barnes	161	
do	"	"	George L. Barnes et al	165	✓
Farrington Preston M.	assgt		Ezekiel D. Whipple	180	
Furlong Thomas			Jos. S. D. Joslin	198	
Fiske March	B. Sale		Isaac Simon	231	✓
Falkenberg Julius	assgt		Benj^a Levy	326	
Foster Elizabeth C. wife of H. J.			Saml F. Mason	13	✓
Fletcher Ariel K.			Louis L. Angell	26	✓
Fogerty Michael			Trustees of Amey Manton et al	424	✓
Fanning Caroline wife of John			Asa Peck	71	✓
Furlong Thomas			James J. Corcoran	495	✓

G

Gilpin Wm.		From	Elijah H. Russell & wife by Mortgage	145	
Gladding Royal P.	assgt		Valpey Angell & Co.	172	
Goff Chas B. et al	Release		Andrew Comstock et al	173	✓
Gorton J. H. Jr.	B. Sale		Chas. S. Tourtellot	183	
Grimes Thomas	" "		Thos. M^c Cusker	202	
Goldberg & Cashell	"		Simm Beyser	205	✓
Greene Wm H.	Burial Lt		Jos Burrows	245	
Greenwood Adolph	Bsa		Adolph Greenwood	237	✓
Garfield Alfred L.		"	Alfred Garfield by Sheriff	258	
Gurney Paul C.			Mortgagee of Saml F. English	267	
Garvin Patrick			Mortgagee of Bridget Brennan	271	
Greene Arthur	Lease	"	Walter R. Proctor	273	
Goff James C.	assgt		Wm F. French	301	
Gorton Thos H.	B. Sale		Geo. H. Lincoln	321	
do	"		Edw. F. Pierce	321	
Grimes Thos.	"		F. W. Lyman et al	323	
German Michael			Mortgagee of Balk Goodwin	339	
Goodwin Mary			Michael German	7	
Goodhue Georgiana wife of Joseph			Eustus N. Steere	8	
Gladding Thos C.	B. Sale		Geo. A. Worrall	344	✕
Garllen Owen			Mortgagee of Peter Taft	345	✓
Greene Nathan			Henry J. Hall	25	
Goff Ira N.	Trans. Lease		Henry E. Barney	370	
Gorton J. H.	B. Sale		J. F. Cadwell	374	
Greene Ann H.			John B. Cooke Jr.	34	
Gorton Wm H.			Francis N. Stearns	43	✓
Goodwin Margaret wife of John		"	John M. Brennan	64	✓
Greene Caleb C.		"	Elias B. Hathaway	67	
Grimwood Henry A et al		"	James Brennan	447	
do	"	Trans Lease	do	448	✓
Grimness James	B. Sale		John Grimness	464	
Gorton J. H.	"		Geo. S. Paull	466	
Grady Patrick			Michael Donnelly	77	
Gilbride Bridget			Mortgagee of Patrick Gilbride	478	
Gregg Nancy M			Lucy E Mc Clellan	84	
Greene Ann H.			John B Cooke	104	✓
Greene Wm H.	B. Sale		John M^c Cann	519	
Ganch Chas	"		Frank Pasbach	520	
Guy John			Mortgagee of Chas C. Gorman	525	✓

Harris Chas W	Assgt	From	Alex^r Fraser	181
Holden Henry	Release		Perr. Inst. for Sav.	200
Hall Geo W.	Assgt		Geo S Dow	204
do	Trust deed	"	John B. Allen	214
Hammond B. B. et al	"	"	Geo L. Claflin	221
Hawley Arthur	Lease		Mary Fuller	227 ✓
Hamilton Wm H.	"		Thos Furlong	244
Hubbard Benjamin H.			Mortgagee of John Prentice	245
Holden Chris^r et ux	Assgt		Chris^r L. Holden	250 ✓
Holden Henry	Release		Peoples Sav. Bank	274
Hall Wm B. C.	B. Sale		Wm H. Hall	275
Hughes Sarah wife of Wm			James Johnston	293
Hicks Henry F.			Jerome F. Codwell	294
Healy James		"	John Slatcher & wife by Mortgagee	308
Hope Iron Works	Lease		Frances E. Stead & Amelia F. Palmer	316
Harney Patrick			Mathew English & wife et al	319
Harris Cyrus et al Trustees			N. Y. P. & B. R. R. Co.	327
Hazard Jeffrey et al			Jeffrey Hazard & wife	3
Hoffman Augustus et al			do "	3
Hartwell Mortimer H. et al			do	3
Hopkins Mary E			Mortgagee of Saml G Curry	257 ✓
Hammond B. B.	assigt		Jos L. Parker	347
Hall Wm H.	B. Sale		Fred^k D. Hall	349
Hall Phoebe C.			Mary A. Hall wife of Dan^l	24
Hall Henry J.			Mortgagee of Chas. Greene & wife	366
Howard Emma L.			Thos. Garrick & wife	33
Hunt Joshua	Assgt		David Hunt	378
Hammond B. B.	"		Fred^k L. Gould	379
Hickey Mary A wife of John			Rich^d Waterman Trustee	35
Hartman Fred	Assgt		Joseph Schwarz Assignee	380
Hopkins Mary E.			Mortgagee of Edw W. Billings & wife	394 ✓
Holmes Mary P.			Susan R. Joslin	403
Hennessy John B.			Thomas Donahoe by City Treas	431
Hodges James R et al		"	David Millard	62
Harris Wallace C		"	Mortgagee of Patrick Grimley & wife	444 ✓
Hathaway Elias B		"	Caleb C. Greene & wife	66 ✓
Horton Edgar K	B. Sale		Assignee of Joseph L. Parker	476
Hallihan William P	"		William H^y Canna	477
Hedley Samuel	"		John L. Mayberry	478
Hall Fred. D.	"		Wm H. Hall	487
Hennessy John B.			John Charlton	90
Haig Rob^t J.	Lease		Wm H. Low	489 ✓

Howard Albert C.		From	John C. Balch	93
Howard Exmin N.			Gardner Williams	95
do			John A. C. Howard et al	96
Hern Patrick A.		From	John B. Hennessy	499
Harvey Job	B Sale		Chas. H. Dorman	508 ✓
Haynard Wm S.	Assgt		Lewis H. Humphreys	511 ✓
Harris Sarah B. wife of Chas E.			Mortgagee of John W. Field 2^d	524
Hill Thos J.	Release		Perr. Inst for Sav & Peoples Sav. Bk	528 ✓

Isring John	Trm	Mortgagee of Chas H. Briggs + wife	283	✓
Ingraham Mathew H. et al	"	Harry M. Brown	40	✓

Joslin Jos. S.D.	Trm	Mortgagee of Howard B. Ingraham	169	
Jackson Benj. S. Trustee	"	J. S. D. Joslin	171	✓
Joslin Susan R.		Mortgagee of Saml. Gladding + wife	184	
Joslin Jos. S.D.		Thomas Foulong + wife	197	
Jackson Sylvester R.		Mortgagee of Geo. Brighton + wife	209	✓
Johnson Thos.	Assg't	James Johnson	322	
Jencks Chas H. + wife	Release	Alex. Duncan	329	✓
Jordan Henry P.		Mortgagee of Thos H. Chace et al	399	
Joslin Susan R.		Mortgagee of Andrew Norberg + wife	402	✓
Joslin Jos. S.D.		Guar. of James Daily	496	✓

Kelley John		Farm	James O'Reilly	115	✓
Knight Robt			Mortgagee of Silas Moore	248	✓
do			Trustees of Josiah Chapin	276	
Kendrick John et al		Assgt	Lavander Cook	306	
Kelly Alice		~~Deluge~~	James Healy	309	✓
Kellon David H.			Mortgagee of Welcome S. Greene Jr.	401	✓
Kelly Ebenezer Trustees under the will of		"	heirs of Ebenezer Kelly	439	✓
Kenyon Frederick M et al		"	James Brennan	447	
do	"	Trans Lease	do	448	✓
Knowles Edward P			Heir of Chas Lippitt	83	✓

Low Wm H.		Lease from	Trustee under will of Sally Thompson	123	
Lynch Hotel		"	Trustees of Asney Manton.	133	
Lythgoe Joseph Jr		Admr	C C & H M Tobin	120	✓
Lewis Dexter B.		Lease	Marshall Woods & wife	268	
Long Geo. F.			Geo. Miller Jr.	9	✓
Lincoln Thomas		assgt	Lincoln Mfg Co.	365	
Lapham Simon S.			Mortgagee of Patrick H. Delaney	871	
Livesey C. S.		B. Sale	E. F. Allen	375	
Layden Patrick J.			Edward F. O'Connor	38	✓
Lapham Benj N.			Louis L. Angell	50	
Leonard Henry J.			Kate Leonard	52	
Leonard Chas A.			Owen Gaffney by City Treas	413	
do			Henry B. Whitman Trustee by C. Treas	414	
do			Fredk H. Simms	do	416
do			Ella E. Lanton	do	417
do			Michael Phalon	do	419
do			Arthur H. Grennes & wife	do	420
do			C. L. Ellis & John L. Bristee		422
Lindsey William			Mary Lindsey et al		76
Little Emily L. wife Freeman P. et al			Mortgagee of Jas P. Dennell		502
Lawr Chas			Wm V. Deming		105

Moore Chas W.	Assgt	To	Howard Congdon	116	
McCarley Michael	from		Dennis Shea & wife	133	✓
Mowry Samuel	Trans Lease		Lewis Winsor	140	
Mowry Elisha C.			Wm A. Ingell	167	
Mowry Wm A. et al	Release		Andrew Comstock et al	173	
Mitchell Elizabeth wife of	Archibald		Mortgagee of Archibald Mitchell	178	
Matteson Geo W. C.	Release		Wm C. Allen & wife	179	✓
McKiernan Margaret			Mortgagee of Patrick McKiernan	182	
Martin Crawford S.			Elhanan Martin et al	186	
Macomber Wm H			Mortgagee of Geo W. Babcock & wife	206	
McCann Catherine			Mortgagee of Danl Sullivan	208	
Mathewson Danl H.			Geo E. Mathewson	211	✓
McCrillis J Wilson			Asher McCoy & Co. by Sheriff	233	
Mason Stephen G	Assgt		Thomas W. Chace	240	✓
~~Mech' Sav Bk~~			~~Henry C Hopkins~~	~~257~~	
McDonald Malcom M.			Mortgagee of John Capstick	264	
Metcalf Jesse et al	Assgt		Sawyer & Lewis	290	
McCarron John			Bernard McGuinness	16	
McGuinness Bernard			Mortgagee of Michael C. Hanley	346	✓
Martin Caroline B.	Trans Lease		Josephus Read	349	
Mandell J. B.	B. Sale		Thos R. Ferrall	358	
Mechanics Sav. Bk.			Eli Aylesworth	22	
do			do	23	
McCarty Mary Ann			Ann Devine	82	
Matthews Adeline M.	B. Sale		Chas A. Stoddard	390	
Millard Lorenzo D			Mortgagee of Wm C Davenport & wife	397	✓
Magill Patrick J.			Robt Magill	45	
Magill Robert			Patrick J. Magill	46	
Martin Elhanan			Elam H. Martin	436	
McCall Ann			Thos B. Bailey	60	
Millard David			Trustees of William Barstow	488	✓
McArdle John		"	Mortgagee of John O Halloran	446	
McDonough Thomas et al		"	Winnifred McCann	74	
McCann Ellen et al		"	do	74	
Merrill Sylvester K		"	Trustee N. Steere	75	✓
Miller Thomas			Mortgagee of Thos Bligh	467	
Matthewson Allen C. et al Assignees			David Heaton by Register	478	
Matheuson Charlotte E			Saml Ames	85	
do			do wife	86	✓
Masterson Patrick			Mortgagee of James Rankin	540	✓

M

Nicklin Catherine wife of Wm		From Exrs of Margaret Mary Ann Catherine Brady	342	Pierce S. S.	B. Sale	H. E. Perkins	110	
Nightingale Edwin J. Trustee	Trust	Colin C. Baker et al	852	Peoples Sav Bk	Release	Mech. Sav Bk	131	✓
Nichols Jos.		John Gillen by Sheriff	500	Peck Ransom C	release	Barbara Hallon	154	
				do	"	do	154	
				Potter Horatio W.	B. Sale	Geo. L. Mason	157	✓
				Peck Ransom C	Release	Barbara Hallon	159	
				Pierce Edm. R.	B. Sale	Wm M. Pierce	160	
				Peck Ransom C	Release	Barbara Hallon	174	
				do	"	do	176	✓
				Peck Thomas W		Mortgage of James C Brien	193	
				do		" " Theodor G. Einwald	194	
				Peckard Charlotte S.	Lease	Stephen H. Andrews	201	
Olive Branch Lodge No 37 I.O.O.F.	Lease	From Olive Branch Temple Honor No 7	119	Peckham Thos J. wife		Trustees Est. Sarah B. Eaton	225	✓
Olney Amos W	"	Assignee of Thomas M. Pownde	259	Pierce Hiram C.		Mortgage of Josiah W. Keene	235	
O Kane Ann		John C Kane	44	Page George H wife	Lease	" Andrew Horton et al	236	✓
O Donnell Wm	Release	Citizens Sav Bk	423	Peoples Sav Bk		Robt Knight	278	
O Reilly Mary G.		Owen O'Reilly	539	Peyton Geo W.	Assg't	Joshua R. Broom	280	
				Peck John S.	B. Sale	Wm H. Hall	296	
				Page Chas. H.	Assg't	Hale and Pepper	324	
				do	Trust	Wm W. Mansfield wife	337	✓
				Peck James B.		Allen G. Peck	17	
				Patterson Geo C.	Dower	Clara A. Wheeler wife of Edwin W.	27	
				Perkins Edwd		John Barbour	30	
				Perkins Elizabeth wife of Edw.		Geo. Barbour	31	
				Peck Asa		John Bannum	37	
				Page Chas H.	Assg't	James K. Harney	387	✓
				Pearce Ellen M. wife Dexter D.		Chas. Selden	49	
				Pearce Jeremiah G		Mortgagee of Andrew N. Smith	405	
				Peoples Sav. Bank		Stephen Emerson	37	✓
				Pierce William A	Trans Lease	Robert E. Budlong	482	✓
				Palmer John		Mortgagee of John Macklin	498	
				do		Mortgagee of Bernard McGinn	498	
				Page Carlista A. wife of Simon S.		John A. Lauther	101	
				Penn St M E Church		Philip L Durfee et al	97	
				Page Chas H.		James Brink Jr.	102	✓
				Pearce Jeremiah G		Mortgagee of Horatio J Stoddard wife	548	✓

Nicklin Catharine wife of Wm		From	Exrs of Margaret Murgtum - Catharine Brady	342	✓
Nightingale Edwin J. Trustee		Trust	Colin C. Baker et al	852	✓
Nichols Jos.			John Cullen by Sheriff	500	✓
Olive Branch Lodge № 37 I.O.O.F.		Lease	From Olive Branch Temple Honor № 7	119	✓
Olney Amos W			Assignee of Thomas M. Rounds	259	✓
O'Kane Ann J.			John O'Kane	47	✓
O'Donnell Wm		Release	Citizens Sav Bk	423	✓
O'Reilly Mary G.			Owen O'Reilly	539	✓

Pierce S. A	B. Sale	To	H. E. Perkins	110	
Peoples Sav Bk	Recon		Mech' Sav Bk	131	✓
Peck Ransom O	release	"	Barbara Hallon	154	
do		"	do	164	
Potter Horatio W.	B. Sale		Geo L. Mason	157	✓
Peck Ransom O	Release		Barbara Hallon	159	
Price Edw. R.	B. Sale		Wm M. Price	160	
Peck Ransom O	Release		Barbara Hallon	174	
do	"		do	176	✓
Peck Thomas W			Mortgage of James O'Brien	193	
do			" " Theodw G. Eisenaldt	194	
Packard Charlotte S.	Lease		Stephen H. Andrews	201	
Pickham Thos J. - wife			Trustees Est. Sarah B. Eaton	225	✓
Pierce Hiram C.			mortgagee of Josiah W. Keene	235	
Page George H wife	Lease	"	Andrew Horton et al	236	✓
Peoples Sav Bk			Robt Knight	278	
Payton Geo W.	Assg't		Joshua B. Brown	280	
Peck John S.	B. Sale		Wm H. Hall	296	
Page Chas. H.	Assg't		Hales and Pepper	324	
do	Trust		Wm W. Mansfield - wife	337	✓
Peck James B.			Allen G. Peck	17	
Patterson Geo C.	Down		Clara A. Wheeler wife of Edwin W.	27	
Perkins Edw d			John Barbour	30	
Perkins Elizabeth wife of Edw.			Geo. Barbour	31	
Peck Asa			John Tamm	37	
Page Chas. H.	Assg't		James K. Hamey	387	✓
Pearce Ellen M. wife Dexter D.			Chas. Selden	49	
Pearce Jeremiah G.			Mortgagee of Andrew W. Smith	405	
Pascag Sav. Bank			Stephen Emerson	57	✓
Price William A	Trans Lease		Robert E. Budlong	452	✓
Palmer John			Mortgagee of John Macklin	498	
do			Mortgage of Bernard McGenn	498	
Page Carlista A. wife of Simon S.			John A. Lanther	101	
Penn St M E Church			Philip H Durfee et al	97	
Page Chas. H.			James Brink Jr.	102	✓
Pearce Jeremiah G			Mortgagee of Horatio J Fowler wife	548	✓

~~Wm Lee Pk~~ ~~released~~ ~~Isom Peck Lee Pk~~ ~~431~~

Derrick Margaret wife of James Jr. Fm Chas H. Page 103 1

Russell Alice H.		from	Wm. Gilpin	146	
Richmond Henry P.		assgt	Churchill & Chace.	229	✓
Reere Albert J.		B. Sale	John Simpson	299	
Rader Wm. B.		assgt	Chas. E. Boon	330	✓
Rea Anna P.			Emma L. Rea	18	
Renches Henry			Swan Point Cemetery Cr.	363	
do			do	364	
do			do	365	✓
Rice Archibald B.			Jeremiah G. Pearce	406	
Robbins Gilbert F.			Nelson Brown by City Treas.	408	
Richmond Frank E.			" Wm. G. R. Money et al	441	✓
Russell Mary E. J.			" Mortgagee of Thomas & Mary Sullivan	453	
Richmond Anna Trustee			" Henry C. Packard by Sheriff	454	✓
Rose Rowland L.			" Mortgagee of Abram H. Clear	462	
Richmond Walter			Bernard McGuinness	77	
Rockard Alfred			Mortgagee of John J. McCabe	464	
Robbins Gilbert F.			Jos. B. Robbins	80	
Robbins Ellen S. wife of Jos. B.			Gilbert F. Robbins	81	
Raley Sarah J. wife of Peter			Catharine A. Dennis	99	✓
Rhodes Frank A.		Trust	Camilla A. Rhodes	551	
Ramsden Charles			" Mortgagee of Peter Gunneff	554	✓

Spencer Wm. B.		from	Mortgagee of Wm. H. Young	112	
Swarts Lodge No 8 I.O.O.F.		Lease	Olive Branch Temple Room No 7	118	
Smith Joseph H.			William McNulty by Mortgage	128	
Smith Joseph H.			Michael Powers by Mortgage	129	✓
Smith Samuel S. et al		Lease	" City of Providence	137	
Snow Mary Anna wife of Joseph S.			" Trustee under the will of Willard J. Allen	147	
Sprague Wm. B.		Assgt	John L. Sprague	171	✓
Stillman Wm. B. H.			Mortgagee of Thomas H. Harrington & wife	187	
Slade Geo. H.		Assgt	Corr. Foundry & Machine Co.	195	
Schwarz Joseph		"	Fred. Hallman	199	
Sweet Silas S.		B. Sale	Marion B. Cranston	228	✓
Sutton Nath'l H. H.		" "	Wm. H. H. Sutton	261	
Steere Erastus N.			Assignee of Geo. H. Babcock	282	
Sutherland Wm.		B. Sale	Jno. H. H. Stewart	285	
Sullivan Eugene		"	James McMann	291	
Smith Amos D.		Lease	Harriet Morris	296	
Simpson Eleanor wife of John		B. Sale	Albert J. Reere	300	
Smith Elizabeth V. & Isabella M.			Assignee of William F. Baker	312	
Swarts Harriet S.			Bernard McGuinness	10	
Smith Kate A. wife of A. D.			Abbie L. Bradley	2	✓
Smith Mary Isabella wife of Jos.			Mortgagee of John Dunn	856	
Swan Point Cemetery			Henry Renches	859	
Steere Erastus N.			Geo. F. Bayden	36	
Stoddard Chas. S.		B. Sale	Hebron V. Matthews	389	
Sack Albert S.			Trustees of Wm. Butler	390	✓
Sanders Albert L.			Mortgagee of Chas. W. Greene	404	
Stables Chas.			Lewis C. DeWolf & wife	53	
Salisbury Crispin			Nathan Foster & wife	426	
Salisbury James			do	427	
Second National Bk.			Mortgagee of Charles Greene	443	✓
Sladden Thomas S. & wife		Execution	Benjamin Andrews	456	✓
Stone Mary A. wife Alban M.		B. Sale	Sarah A. Debro	471	
Salisbury Jonathan		Lease	Dan'l Remington	472	
Stengsby David & wife			Benj. Pitchforth & wife	92	
do			Archibald B. Rice	94	
Sprague Rufus			Francis F. Waterman & wife	108	
Stone Walter W.		B. Sale	Levi H. Stone	508	✓
Sheldon Israel R.			Mortgagee of Israel R. Sheldon	513	
Smith Wm. H.		Assgt	Gustaf Kenning	516	
Steere Job S.			Mortgagee of Chas. L. Ellis	531	
Sykes John		B. Sale	Thos. Lamb	534	
Smith John W.			Sarah Halsey et al	542	✓

Smith John V		From Johnston W & Creighton	543
do		" John C. Creighton	544

Toolan Margaret		From	Mortgagee of Patrick Toolan	202	
Thurston John D.		assgt	Dunn & White	219	✓
Tontellotte James L.			Trustees of Josiah Chapin	249	✓
Thompson George H		B. sale	" Rose M. Bagley	252	
Tontellotte Stephen			Trustees of Josiah Chapin	292	
Turner Sampson			Ralph Turner	302	
Thurber Edwin L.		assgt	Nath'l D. Thurber	303	
Taber C C & H M			" Assignee of James H Barney	310	
Tew Geo. P.		assgt	John C. Harrington	331	
Taft Ann wife of Peter			Owen Carten	15	✓
Thompson Rob't		assgt	Earl C. Harris	360	✓
Tillinghast Lloyd A		Trans Lease	" George M. Ardoene	442	✓
Taylor Sylvester			Mortgagee of Erastus Mason	518	✓

Vaughan Wm H.	Assgt	Fm James Fitzpatrick	332	✓	

Winsor Serrill Jr et al	Lease	from	City of Providence	137	
~~Winsor do Serrill Jr~~	trans lease	"	Samuel S Smith	140 ~~137~~	x
Warner Chas H & Sam[l]	Bfak		Frank H Hunt	144	
Whitman Henry	Assgt	"	A B Pope & Son	155	✓
Wilkinson Henry N.		"	J. Leffell Senr	286	
do		"	Wm Corliss	287	
do & Jesse Metcalf		"	Senr & Lewis	290	
Wilcox Wm T.			Mortgagee of Exs of Sidelia S. Ives	340	✓
Williams Arthur M.			Mortgagee of Wm H. Young	359	
White Mary wife of James			Geo W. Lanphear	29	
Wilbur Wm A			Mortgagee of James Mc Cann	381	
Wood John C B			Marshall Woods & wife	39	
Wheeler Augustus M.			Simon S. Page	41	
White Stillman			Mortgagee of Andrew Ford	396	✓
Westminster Bank			Albert L. Sanders	47	
Warner Anna M et al			David Millard	62	✓
Wilbur William R			Bernard McGuinness	69	
Wiggin Chase	Bfak	"	Ira N. Goff	459	
do	Trans Lease	"	do	459	
Welch Joseph H	Bfak		Chase Wiggin	460	
do	Trans Lease		do	461	✓
Waite Charles D			Daniel B. Waite & wife	484	
Waite Daniel B			Charles D. Waite	486	
Waterman Olney B.			Eli Aylesworth Trustee	89	
Weaver Chas C.			John Palmer	100	
Wardwell Charlotte S. & Harriet M. et al			Mortgagee of James P. Dennell	502	✓
Weeden Wm B.			Trustees under will of Shadrach S. Bradford	522	✓
Webster Emily A.			Sam[l] J Cenry & D A. Richards by Sheriff	555	

Young Elwood	deeds & images	from Zebulon M. Phinney	271	✓

CITY OF
PROVIDENCE, R. I.
RECORD OF DEEDS

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