

227 ⁶⁴⁹ Know all Men by these Presents That

I, William C. Esty, of the City and County of Worcester and Commonwealth of Massachusetts.

William C. Esty

To

Edwin Augustus Grosvenor

College Street
Amherst

in consideration of One dollar and other valuable consideration
paid by Edwin Augustus Grosvenor, of Amherst, in the County of Hampshire,
in said Commonwealth,

the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell and convey unto the said Edwin Augustus Grosvenor, A certain tract or parcel of land situated on College Street in said Amherst, more particularly bounded and described as follows:

Beginning at the northwest corner of the homestead now or formerly of William L. Montague; thence running westerly on said College Street twenty-one (21) rods and twenty (20) links to the northeast corner of the homestead formerly of Mrs. H.S. B. Smith; thence southerly on said homestead of Mrs. Smith nine (9) rods to the premises formerly of Mrs. Lucius Boltwood, now of Amherst College; thence easterly along the premises formerly of the said Mrs. Lucius Boltwood twenty-one (21) rods and twenty (20) links to the southwest corner of the homestead now or formerly of said William L. Montague; thence northerly on said Montague's homestead nine (9) rods to the first mentioned bound. Excepting therefrom a certain tract of land seventy-five (75) feet in width across the westerly end of said land hereby conveyed, conveyed by me to Amherst College by deed dated July 23, 1897, and recorded in the Hampshire Registry of Deeds in Book 500 Page 385. The premises hereby conveyed are subject to the right, if any, of a drain from the premises formerly of Mrs. Ward running across the northwest corner of said premises. For my title see deed from L. Clark and Henrietta C. Seelye to me, dated April 1, 1875, and recorded in said Registry of Deeds in book 319, page 35.

belonging to the said Edwin Augustus Grosvenor and his heirs and assigns, to their own use and behoof forever. And I hereby for myself and my heirs, executors and administrators, covenant with the grantee and his heirs and assigns that I am lawfully seized in fee simple of the granted premises, that they are free from all incumbrances, except as aforesaid and

that I have good right to sell and convey the same as aforesaid; and that I will and my heirs, executors, and administrators shall WARRANT and DEFEND the same to the grantee, and his heirs and assigns forever against the lawful claims and demands of all persons.

And for the consideration aforesaid

hereby release unto the grantee and his heirs and assigns all right of or to both DOWER and HOMESTEAD in the granted premises,

IN WITNESS WHEREOF, I the said William C. Esty -

hereunto set MY hand and seal this sixteenth day of December in the year one thousand nine hundred and nine.

Signed, and sealed in presence of

) William C. Esty, Seal

COMMONWEALTH OF MASSACHUSETTS.

Worcester, ss. December 16, 1909

Then personally appeared the above-named

William C. Esty

and acknowledged the foregoing instrument to be his free act and deed, before me—

Edward T. Esty

Justice of the Peace.

HAMPSHIRE, ss. December 24 1909

9 o'clock, 0 minutes, A.M.

The foregoing is a true copy of the original.

Robert W. Lyman

REGISTER.

Dower clause, proceed before attestation

P. W. Lyman Regt.