

Rec'd Jan. 4, 1926, at 8h. 30m. A. M. Ent'd & Ex'd

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Strug et al.

to

Beaton

I, Lila B. Beaton, holder of a mortgage from John Strug and Mary Strug to me dated September 15, 1923, recorded with Worcester District Deeds Book 2312, Page 265, by the power conferred by said mortgage and every other power, for Twenty-five Hundred Dollars paid, G R A N T to said Lila B. Beaton the premises conveyed by said mortgage, and bounded and described therein as follows:- "A certain parcel of land, including all buildings thereon, on the easterly side of the road leading from Bellingham to Milford, in said MENDON, bounded and described as follows, to wit:- Beginning at the northwesterly corner of the granted premises on the easterly side of said road at land of one Perron; thence S. 81° 20' E. by said Perron land and land of George A. Beaton about 390 feet to a stone bound; thence turning an interior angle of 90° 8' and running S. 8° 32' W. by said Beaton land about 202 feet to a stone bound; thence turning an interior angle of 115° and running S. 73° 32' W. by said Beaton's land about 252 feet to a stone bound on the easterly side of said road; thence N. 29° W. by the easterly side of said road 135 feet to an angle; thence N. 17° W. still by the easterly side of said road 198 feet to the point of beginning.

Being a part of the premises described in deed of Franklin W. Pond to said George A. Beaton, dated November 23, 1916, recorded with Worcester District Deeds, Book 2119, Page 433; also, being all the same premises conveyed to us by George A. Beaton, by deed dated September 15, 1923, to be recorded with Worcester District Deeds;"

W I T N E S S my hand and seal this 21st day of December, 1925. Lila B. Beaton (seal)

State of California

County of Los Angeles ss. December 21st 1925. Then personally appeared the above named Lila B. Beaton and acknowledged the foregoing instrument to be her free act and deed, before me,

Ida M. Piper (seal) Notary Public in and for said County and State My commission expires May 4, 1926

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Beaton

Affidavit.

A F F I D A V I T I, Lila B. Beaton, named in the foregoing deed, make oath and say that the principal and interest obligation mentioned in the mortgage above referred to was not paid or tendered or performed when due or prior to the sale, and that I published on the fourteenth, sixteen and twenty-third days of November, 1925, in the Milford Daily News, a newspaper published or by its title page purporting to be published in Milford, Worcester County, Massachusetts, and having a circulation therein, a notice of which the following is a true copy:

Mortgagee's Sale.

By virtue and in execution of the power of sale contained in a certain mortgage given by John Strug and Mary Strug to Lila B. Beaton, dated September 15, 1923, and recorded with Worcester District Deeds, Book 2312, Page 265, of which mortgage the undersigned is the present holder, for breach of the conditions of said mortgage and for the purpose of foreclosing the same will be sold at public auction at 2 o'clock P. M. December 8, 1925, on the premises described in said mortgage, all and singular the premises described in said mortgage, to wit: A certain parcel of land, including all buildings thereon, on the easterly side of the road leading from Bellingham to Milford, in said MENDON, bounded and described as follows, to wit: Beginning at the northwesterly corner of the granted premises on the easterly side of said road at land of one Perron; thence S. 81 degrees 20 minutes E. by said Perron land and land of George A. Beaton about 390 feet to a stone bound; thence turning an interior angle of 90 degrees 8 minutes and running S. 8 degrees 32 minutes W. by said Beaton land about 202 feet to a stone bound; thence turning an interior angle of 115 degrees and running S. 73 degrees 32 minutes W. by said Beaton's land about 252 feet to a stone bound on the easterly side of said road; thence N. 29 degrees W. by the easterly side of said road 135 feet to an angle; thence N. 17 degrees W. still by the easterly side of said road 198 feet to the point of beginning. Being a part of the premises described in deed of Franklin W. Pond, to said George A. Beaton, dated November 23, 1916, recorded with Worcester District Deeds, Book 2119, Page 433; also, being all the same premises conveyed to us by George A. Beaton by deed dated September 15, 1923, to be recorded with Worcester District Deeds.

Premises to be sold subject to all prior mortgages, taxes due and other