

late of said Mendon by virtue of a license granted to me on the fifth day of December current by the Probate Court for the County of Worcester in said Commonwealth sold the real estate of the said minors hereinafter described by public auction to John Byrne of Mendon in the County of Worcester aforesaid for the sum of three hundred dollars which amount was paid by the said John Byrne and was the highest bid made therefor at said auction. Now therefore in consideration of the said sum of three hundred dollars to me paid by the said John Byrne the receipt whereof is hereby acknowledged I do as Guardian as aforesaid and by virtue of the aforesaid license hereby give grant bargain sell and convey unto the said John Byrne and his heirs and assigns all the right title and interest of the said Minors in and unto a certain parcel of land with the buildings thereon containing about seventy five acres situated on Misquol Hill (so called) in said Mendon bounded Northerly by land of Nathan George and land of Abby Wadden and land of John Curley Easterly by land of said Abby Wadden land of John Curley and by the road leading from the Upton road to house of Perley Taft Southerly by land of John Curley and Westerly by land of said John Curley land of Luther Taft and land of Harrison Wood. a part of said premises above described being known as the Goss place and the remainder known as the Albee pasture. To have and to hold the granted premises with all the privileges and appurtenances thereto belonging to the said John Byrne and his heirs and assigns to their own use and behoof forever. And I hereby covenant with the said Grantee and his heirs and assigns that I am the duly appointed and legal Guardian of the said minor that the license aforesaid was granted by a Court of competent jurisdiction: that I gave a bond to account for and dispose of the proceeds of said sale according to law which bond was approved by the Judge of said Probate Court that the notice of the time and place of said sale was given according to the order of said Court and that the said premises were sold accordingly by public auction as above set forth. In witness whereof I hereto set my hands and seal and affix and cancel the stamp required by law this twenty seventh day of December in the year one thousand eight hundred and seventy one.

Signed and sealed
in presence of

Margaret ^{her} Carey Guardian ^{mark} ~~carey~~
Commonwealth of Massachusetts.