

## **APPENDIX D**

**Appended to Minutes from 12/12/2017  
meeting of the Wayland Historical  
Commission**

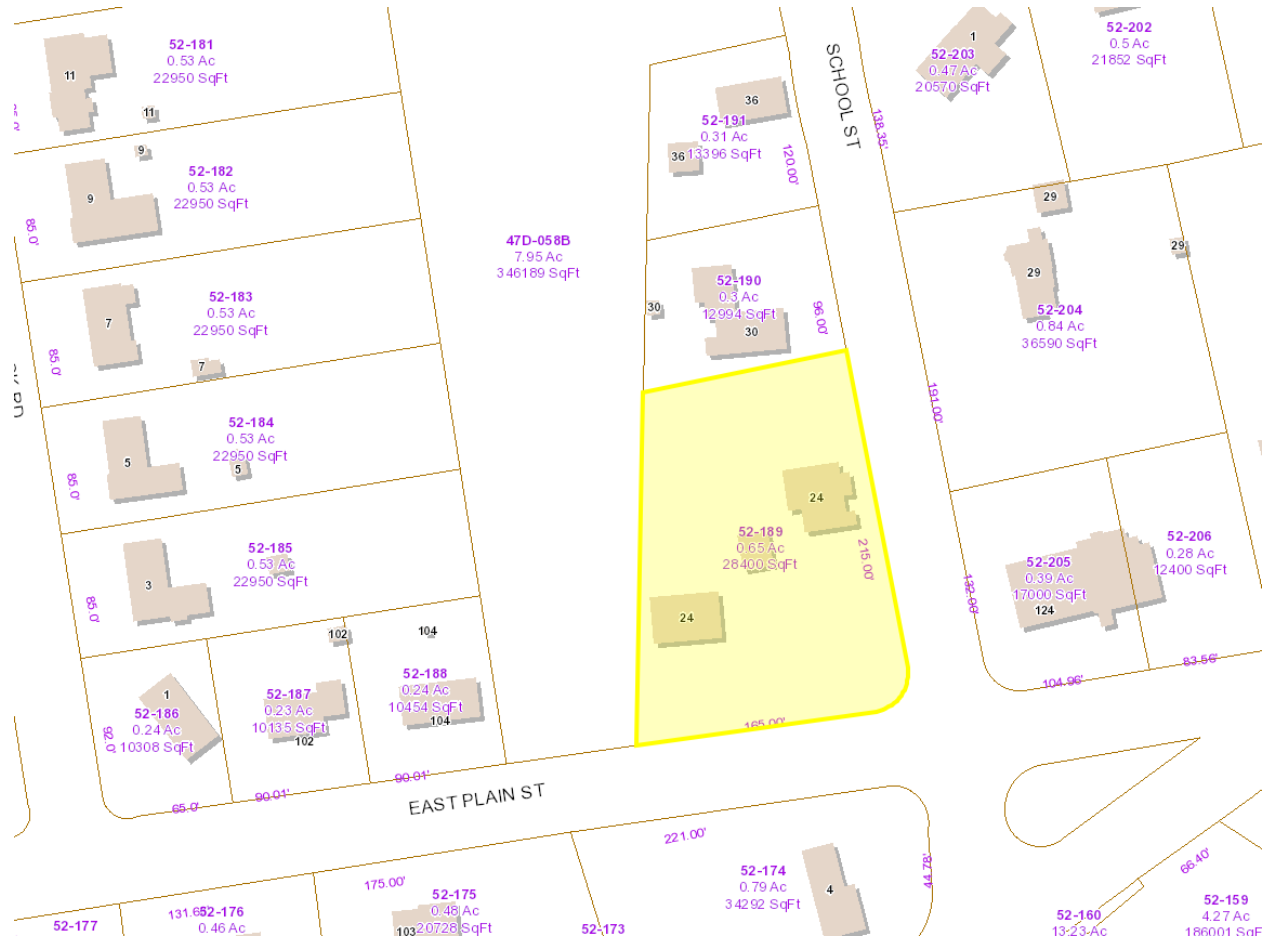
**24 School Street  
Wayland, Mass.**

**DEED HISTORY**

HP

Appendix D

24 School Street, Wayland, Mass.  
Deed History



FIDUCIARY DEED

Property address : 24 School Street, Wayland MA

We, Beverly Wirth and Peter Wirth, Executors under the will of James Wirth, a/k/a James O. Wirth, late of Wayland, Middlesex County, Massachusetts,

by power conferred by License of the Middlesex Probate Court, Docket No. 00P 0285 EP1, and every other power,

for consideration paid, and in full consideration of Four Hundred Fifty Thousand (\$450,000.00) Dollars

grant to Linda C. Knowles and Gary W. Ridge, of 28 Indiana Terrace, Newton, MA 02464, as joint tenants with rights of survivorship

The land with buildings thereon situated in that part of Wayland, Middlesex County, Massachusetts, known as Cochituate, bounded and described as follows:

Beginning at a point at the intersection of East Plain Street and School Street; thence running

WESTERLY two hundred fifty (250) feet to land now or late of the heirs of Granville Loker; thence

NORTHERLY by land now or late of the heirs of said Loker, two hundred fifty (250) feet to land now or late of Leonard Thompson; thence

EASTERLY by land now or late of said Thompson one hundred thirteen (113) feet to land now or late of Eugene R. Clapp et al; thence

SOUTHERLY along said Clapp land sixty (60) feet to a point; thence

EASTERLY still by said Clapp land one hundred forty-seven (147) feet to said School Street; thence

SOUTHERLY by said School Street one hundred ninety (190) feet to East Plain Street and the point of beginning.

For decedent's title, see Middlesex South District Deeds, Book 21200, page 301.

09/28/00 3:27PM 01  
W0000 #7650  
FEE \$2052.00  
CANCELLED

S

\*\*\*\* MASS. EXCISE TAX 1149.00 \*\*\*  
MSD 06/04/91 01489482 472 25.00

24 School St.  
Wayland, MA

FIDUCIARY DEED

I, RICHARD W. BISHOP, EXECUTOR of the will of THELMA V. POLLOCK, late of Wayland, Middlesex County, Massachusetts,

by power conferred by License of the Middlesex Probate Court, Docket No. 90P 5295E, and every other power,

for Two Hundred Fifty Thousand Dollars (\$250,000) paid,

grant to JAMES WIRTH, of 199 Wolcott Rd., Chestnut Hill, MA 02167,

the land with the buildings thereon situated in that part of Wayland, Middlesex County, Massachusetts, known as Cochituate, bounded and described as follows:

Beginning at a point at the intersection of East Plain Street and School Street; thence running

- WESTERLY two hundred fifty (250) feet to land now or late of the heirs of Granville Loker; thence
- NORTHERLY by land now or late of the heirs of said Loker, two hundred fifty (250) feet to land now or late of Leonard Thompson; thence
- EASTERLY by land now or late of said Thompson one hundred thirteen (113) feet to land now or late of Eugene R. Clapp et al; thence
- SOUTHERLY along said Clapp land sixty (60) feet to a point; thence
- EASTERLY still by said Clapp land one hundred forty-seven (147) feet to said School Street; and thence
- SOUTHERLY by said School Street one hundred ninety (190) feet to East Plain Street and the point of beginning.

For decedent's title, see Middlesex South District Deeds, Book 9571, Page 413.

EXECUTED as a sealed instrument this 31 day of May 1991.

ESTATE OF THELMA V. POLLOCK  
By: Richard W. Bishop  
Richard W. Bishop, Executor

COMMONWEALTH OF MASSACHUSETTS  
MIDDLESEX, SS. May 31, 1991

Then personally appeared before me the above named Richard W. Bishop, Executor as aforesaid, and acknowledged the foregoing instrument to be his free act and deed.

Richard A. Michery  
Notary Public  
My comm. exp. May 27, 1994

From the Office of:  
BISHOP, AHERN, BARRY & MICHENZI  
One Shipyard Way, Suite 301  
Medford, MA 02155

BOX 37

TAX 1149.00  
CASH 1149.00

1782815 13:57  
EXCISE TAX





C 5.00

Hx 9571 Pg 413

APR -5 60 AM 10:55 TTPRE \*\*\*5.00

I, William J. Pollock,

of Wayland, Middlesex County, Massachusetts,

being unmarried, for consideration paid, grant to William S. Pollock and Thelma V. Pollock, husband and wife as tenants by the entirety, both

of Wayland, Middlesex County, Massachusetts, with quitclaim covenants

the land in said Wayland, in that part thereof known as Cochituate, with the buildings thereon, bounded and described as follows:-

Beginning at a point at the intersection of East Plain Street and School Street;

thence running Westerly two hundred and fifty (250) feet to land now or formerly of the heirs of Granville Loker;

thence running Northerly by land now or formerly of the heirs of Granville Loker, two hundred and fifty (250) feet to land now or formerly of Leonard Thompson;

thence running Easterly by land of said Thompson, one hundred and thirteen (113) feet to land now or formerly of Eugene R. Clapp et al;

thence running Southerly along said Clapp land sixty (60) feet to a point;

thence running Easterly still by said Clapp land, one hundred forty-seven (147) feet to said School Street;

thence running Southerly by said School Street one hundred and ninety (190) feet

to East Plain Street and the point of beginning.

Being the same premises conveyed to me by Rupert P. Porter by deed dated September 13, 1927 and recorded with Middlesex South District Deeds, Book 5144, Page 92.

The consideration for the within deed being less than \$100.00 no Revenue stamps are affixed hereto.

~~Witness my hand and seal this~~ ~~first~~ ~~day of~~ ~~April~~ ~~19~~ ~~60~~

Witness my hand and seal this first day of April 19 60

Witness to Signature:  
Richard W. Bishop

William J. Pollock  
William J. Pollock

The Commonwealth of Massachusetts

Middlesex, ss. April 1, 19 60

Then personally appeared the above named William J. Pollock

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

Richard W. Bishop (Notary Public - ~~James~~)

My commission expires February 25, 19 61

PORTER et ux's  
Est.  
to  
PORTER  
POSSN.

WE HEREBY CERTIFY that on the 26th day of August in the year one thousand nine hundred and twenty seven we were present and saw Rupert P. Porter the mortgagee named in a certain mortgage given by Emma E. Porter and Maynard R. Porter, husband and wife as tenants by the entirety to Rupert P. Porter dated May 26, A.D. 1925, and recorded in Middlesex South District Registry of Deeds, Book 4917 Page 499 make an open, peaceable and unopposed entry on the premises described in said mortgage, for the purpose, by him declared, of foreclosing said mortgage for breach of conditions thereof. William J. Pollock, W. Stewart Pollock COMMONWEALTH OF MASSACHUSETTS. Middlesex ss. Sept. 13, 1927. Then personally appeared the above-named William J. Pollock and W. Stewart Pollock and made oath that the above certificate by them subscribed is true, before me- John W. Brennan, Justice of the Peace. My Commission expires Nov. 2, 1928.- Middlesex ss. Sept. 16, 1927. 3h. Om. P.M. Rec'd & Recorded.

PORTER et ux's  
Est.  
to  
PORTER

I, Rupert P. Porter of Wayland, Massachusetts holder of a mortgage from Emma E. Porter and Maynard R. Porter husband and wife as ten-

PORTER  
to  
POLLOCK et ux

Rupert P. Porter, married to Pansy Porter, of Wayland, in the County of Middlesex, and Commonwealth of Massachusetts, for consideration paid, grants to William J. Pollock and Margaret M. Pollock, his wife, as tenants by the entirety, of said Wayland, with WARRANTY COVENANTS, a certain parcel of land situated in said WAYLAND, and being bounded and described as follows:- Beginning at a point at the intersection of East Plain Street and School Street; thence running Westerly two hundred and fifty (250) feet to land now or formerly of the heirs of Granville Loker; thence running Northerly by land now or formerly of the heirs of Granville Loker, two hundred and fifty (250) feet to land now or formerly of Leonard Thompson; thence running Easterly by land of said Thompson, one hundred and thirteen (113) feet to land of Eugene R. Clapp et al; thence running Southerly along said Clapp land, sixty (60) feet to a point;

ants by the entirety, of said Wayland dated May 26, 1925 recorded with Middlesex South District Registry of Deeds Book 4917 Page 499 by the power conferred by said mortgage and every other power for One Thousand Dollars paid, grant to said Rupert P. Porter the premises conveyed by said mortgage. the land in said WAYLAND with the buildings thereon bounded and described as follows: Beginning at a stake and stones at the Northeast corner of the granted premises on the west side of School Street and at land of Leonard Thomson; thence Southerly by said School Street about Two Hundred fifty (250) feet to East Plain Street, formerly known as Auburndale Road; thence Westerly by said East Plain Street about Two Hundred Fifty (250) feet to a stake and stones at land formerly of Grandville Loker; thence Northerly Two Hundred Fifty (250) feet by said Loker land and land of Leonard Thomson; thence Easterly by said Thomson land about Two Hundred Fifty (250) feet to the point of beginning. Containing one and one fourth (1- 1-4) acres more or less. WITNESS my hand and seal this thirteenth day of September 1927. Rupert P. Porter (seal) COMMONWEALTH OF MASSACHUSETTS. Middlesex ss. September 13, 1927. Then personally appeared the above-named Rupert P. Porter and acknowledged the foregoing instrument to be his free act and deed, before me, John W. Brennan, Justice of the Peace. My commission expires November 2, 1928. - - -

Middlesex ss. Sept. 16, 1927. 3h. Om. P.M. Rec'd & Recorded.

AFFIDAVIT I, Rupert P. Porter named in the foregoing deed, make oath and say that the principal, and interest obligations 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 nineteenth and twenty sixth days of August A.D. 1927 and on the second day of September A.D. 1927 in the Wayland Gazette a newspaper published, or by its title page purporting to be published, in said Wayland and having a circulation therein, a notice of which the following is a true copy: MORTGAGEE'S SALE OF REAL ESTATE By virtue and in execution of the power of sale in a certain mortgage given by Emma E. Porter, and Maynard R. Porter, husband and wife as tenants by the entirety, of Wayland, Massachusetts. to Rupert P. Porter, dated May 26, 1925 and recorded with Middlesex South District Registry of deeds, Book 4917, Page 499, 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 ten o'clock A.M. on the thirteenth day of September A.D. 1927, in said Wayland all and singular the premises described in said mortgage, the land in said Wayland with the buildings thereon bound,

AFF. OF SALE

thence running Easterly still by said Clapp land, one hundred forty-seven (147) feet to said School Street; thence running Southerly by said School Street one hundred and ninety (190) feet to East Plain Street and the point of beginning. Being the same premises conveyed to me under a foreclosure deed of even date, and to be recorded herewith. I, Pansy Porter, wife of said grantor, release to the grantee all rights of DOWER AND HOMESTEAD and all other interests in the granted premises. WITNESS our hands and seals this thirteenth day of September A.D. 1927. Rupert P. Porter (seal) Pansy Porter (seal) COMMONWEALTH OF MASSACHUSETTS. Middlesex, ss. September 15, 1927. Then personally appeared the above-named Rupert P. Porter and acknowledged the foregoing instrument to be his free act and deed, Before me- Norman S. Trippe, Justice of the Peace. My commission expires April 25, 1930. - - - - -

Middlesex ss. Sept. 16, 1927. 3h. Om. P.M. Rec'd & Recorded.

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William J. Pollock and Margaret May Pollock, husband and wife, <sup>WJ</sup> as tenants by the entirety, of Wayland, Middlesex County, Massachusetts, POLLOCK et ux to for consideration paid, grant to The Henry Wilson Co-operative Bank, situated in Natick, Middlesex County, Massachusetts, with MORTGAGE COVENANTS, HENRY WILSON CO-OP. BK. to secure the payment of Forty-Five Hundred dollars, and interest and fines as provided in a note of even date, the land in said WAYLAND, being bounded and described as follows: Beginning at a point at the intersection of East Plain Street and School Street; thence running Westerly two hundred and fifty (250) feet to land now or formerly of the heirs of Granville Loker; thence running Northerly by land now or formerly of the heirs of Granville Loker, two hundred and fifty (250) feet to land now or formerly of Leonard Thompson; thence running Easterly by land of said Thompson, one hundred and thirteen (113) feet to land of Eugene R. Clapp et al; thence running Southerly along said Clapp land, sixty (60) feet to a point; thence running Easterly still by said Clapp land, one hundred forty-seven (147) feet to said School Street; thence running Southerly by said School Street one hundred and ninety (190) feet to East Plain Street and the point of beginning. Being the same premises conveyed to me by Rupert Porter, by deed of even date to be recorded herewith. Including all furnaces, heaters, ranges, stoves, mantels, gas and electric light fixtures, screens, screen doors, awnings, storm doors and windows and all other fixtures of whatever kind and nature at present contained in any buildings on said land, and all material, apparatus of supplies intended to enter into the construction, repair or remodeling

of the buildings on said premises, now in said buildings or on said premises, or placed therein or thereon prior to the full payment and discharge of this mortgage. In case of a foreclosure sale or assignment by this mortgagee, this grantee is hereby appointed the attorney irrevocable of the grantor to make an assignment of all the Insurance Policies on the buildings on the land covered by this mortgage, or to collect all money due on such Insurance Policy or Policies if the same are cancelled. I hereby transfer and pledge to the said mortgagee 23 shares in the 94th series of its capital stock as collateral security for the performance of the conditions of this mortgage, and said note upon which shares said sum of Forty-five Hundred Dollars has been advanced to me by the mortgagee. The monthly payments under this mortgage are Forty-seven and 38/100 Dollars. In the event of an assignment of this mortgage, interest on the unpaid balance of the principal shall be at the rate of 6½ per cent. per annum. This mortgage is upon the Statutory Co-operative Bank Mortgage Condition, for any breach of which the mortgagee shall have the Statutory Co-operative Bank Power of Sale, and that all insurance policies on the buildings on said mortgaged premises shall be made payable to this bank as mortgagee. WITNESS our hands and seals this thirteenth day of September 1927. Margaret May Pollock (seal) William J. Pollock (seal) COMMONWEALTH OF MASSACHUSETTS. Middlesex ss. September 15, 1927. Then personally appeared the above named Margaret M. Pollock, and acknowledged the foregoing instrument to be her free act and deed, before me, Norman S. Trippe, Justice of the Peace. My Commission expires April 25, A.D. 1930. -----

Middlesex ss. Sept. 16, 1927. 3h. Om. P.M. Rec'd & Recorded.

POLLOCK et ux  
to  
PORTER

William J. Pollock and Margaret May Pollock, husband and wife, as tenants by the entirety, of Wayland, in the County of Middlesex, and Commonwealth of Massachusetts, for consideration paid, grants to Rupert Porter, of Wayland, with MORTGAGE COVENANTS, to secure the payment of one thousand dollars, as provided in a note of even date; for one year, with interest at the rate of seven per cent, payable semi-annually, a certain parcel of land situated in said WAYLAND, and being bounded and described as follows: Beginning at a point at the intersection of East Plain Street and School Street; thence running Westerly two hundred and fifty (250) feet to land now or formerly of the heirs of Granville Loker; thence running Northerly by land now or formerly of the heirs of Granville Loker, two hundred and fifty (250) feet to land now or formerly of Leonard Thomp-

son; thence running Easterly by land of said Thompson, one hundred and thirteen (113) feet to land of Eugene R. Clapp et al; thence running Southerly along said Clapp land, sixty (60) feet to a point; thence running Easterly still by said Clapp land, one hundred forty-seven (147) feet to said School Street; thence running Southerly by said School Street one hundred and ninety (190) feet to East Plain Street and the point of beginning. Being the same premises conveyed to me by Rupert Porter by deed of even date to be recorded herewith. Subject to a first mortgage to The Henry Wilson Co-operative Bank, for forty-five hundred dollars, of even date, and to be recorded herewith. This mortgage is upon the statutory condition, for any breach of which the mortgagee shall have the statutory power of sale. WITNESS our hands and seals this thirteenth day of September, 1927. Margaret May Pollock (seal) William J. Pollock (seal)  
 COMMONWEALTH OF MASSACHUSETTS. Middlesex, ss. September 15, 1927. Then personally appeared the above named Margaret M. Pollock and acknowledged the foregoing instrument to be her free act and deed, before me,-- Norman S. Trippe, Justice of the Peace. My commission expires April 25, 1930.  
 Middlesex ss. Sept. 16, 1927. 3h. Om. P.M. Rec'd & Recorded.

See Discharge, B-328682-17



4  
2

We, Emma E. Porter and Maynard R. Porter, husband and wife as tenants by the entirety, of Wayland, Middlesex County, Massachusetts, for  
PORTER et ux  
to  
PORTER

4917

500

See Certificate of Poss'n., B5/144 P. 96  
See Deed & Aff. of Sale, B5/144 P. 90 & 91

consideration paid, grant to Rupert P. Porter of said Wayland with MORTGAGE COVENANTS, to secure the payment of Fifteen Hundred Dollars in one year with seven per cent interest, per annum, payable semi-annually, as provided in our note of even date, the land in said WAYLAND, with the buildings thereon, bounded and described as follows: Beginning at a stake and stones at the northeast corner of the granted premises on the west side of School Street and at land of Leonard Thomson; thence southerly by said School Street about two hundred and fifty (250) feet to East Plain Street, formerly known as Auburndale Road; thence westerly by said East Plain Street about two hundred and fifty (250) feet to a stake and stones at land formerly of Granville Loker; thence northerly two hundred and fifty (250) feet by said Loker land and land of Leonard Thomson; thence easterly by said Thompson land about two hundred and fifty (250) feet to the point of beginning. Containing one and one-fourth (1-1/4) acres more or less. Being the same premises conveyed to us by Rupert Porter by deed dated May 26, 1925, recorded with Middlesex South District Deeds, Book 4848, page 587. The premises are conveyed subject to a prior mortgage held by the Henry Wilson Co-operative Bank for four thousand five hundred (\$4500) dollars. This mortgage is upon the statutory condition, for any breach of which the mortgagee shall have the statutory power of sale. WITNESS our hands and seals this twenty-sixth day of May 1925. Maynard R. Porter (seal) Emma E. Porter (seal) COMMONWEALTH OF MASSACHUSETTS. Middlesex ss. Wayland, May 26, 1925. Then personally appeared the above named Emma E. Porter & Maynard R. Porter and acknowledged the foregoing instrument to be their free act and deed, before me, Henry C. Mulligan, Justice of the Peace. My commission expires Jan. 21, 1932. - - - - -

Middlesex ss. Nov. 24, 1925. 8h. 30m. A.M. Rec'd & Recorded.

Rupert Porter, married to Pansy Porter, of Wayland, in the County of Middlesex, and Commonwealth of Massachusetts, for consideration paid, grants to Emma E. Porter and Maynard R. Porter, husband and wife, as tenants by the entirety, both of said Wayland, with WARRANTY COVENANTS the land in that part of said Wayland called Cochituate, bounded and des-

PORTER  
to  
PORTER et ux

4848

588

\* \* \* \* \*  
\* U.S. \*  
\* Rev. \*  
\* Stamps \*  
\* \$8.50 \*  
\* R.P. \*  
\* 5/26/25 \*  
\* \* \* \* \*

cribed as follows:- Beginning at a stake and stones at the northeast corner of the granted premises on the west side of School Street and at land of Leonard Thomson; thence running Southerly along said School Street about two hundred fifty feet to East Plain Street, formerly known as Auburndale Road; thence turning and running Westerly by said East Plain Street, about two hundred fifty feet to a stake and stones at land now formerly of the heirs of Granville Loker; thence turning and running Northerly by said land of the Loker Heirs about two hundred fifty feet to land of said Leonard Thomson; thence Easterly by said Thomson land about two hundred fifty feet to the point of beginning. Containing one and one-quarter (1 $\frac{1}{4}$ ) acres, more or less. Being the same premises conveyed to me by Walter L. Griffin by deed dated February 16, 1922, and recorded with Middlesex South District Deeds, Book 4495 Page 27. I, Pansy Porter, wife of said grantor, release to the grantee all rights of DOWER AND HOMESTEAD and all other interests in the granted premises. WITNESS our hands and seals this twenty-sixth day of May A.D. 1925. Rupert P. Porter (seal) Pansy Porter (seal) COMMONWEALTH OF MASSACHUSETTS. Middlesex, ss. May 27, 1925. Then personally appeared the above-named Rupert Porter and acknowledged the foregoing instrument to be his free act and deed, Before me, Harvey H. Whitney, Justice of the Peace. My commission expires June 16, 1927. -----  
Middlesex ss. May 28, 1925. 1h. 36m. P.M. Rec'd & Recorded.



59	I, Walter L. Griffin, of Wayland, Middlesex County, Massachusetts, for consideration paid, grant to Rupert P. Porter of said Wayland with WARRANTY COVENANTS, the land in that part of said WAYLAND called	GRIFFIN to PORTER
----	--	-------------------------

4495  
28

Cochituate, bounded and described as follows: Beginning at a stake and stones at the northeast corner of the granted premises on the west side of School Street and at land of Leonard Thomson: thence running southerly along said School Street to East Plain Street, formerly known as Auburndale Road: thence turning and running westerly by said East Plain Street to a stake and stones at land of the heirs of Granville Loker: thence turning and running northerly by said land of the Loker heirs, to land of said Leonard Thomson; thence easterly by said Thomson land to the point of beginning. Containing one and one fourth acres more or less and being the same premises conveyed to me by said Rupert P. Porter, by deed dated Nov. 26, 1921, and recorded with Middlesex South District Deeds, book 4479, page 490. This conveyance is made subject to two mortgages held by Evelyn E. Pease, aggregating eleven hundred dollars. I, Alice G. Griffin, wife of said grantor, release to said grantee all rights of DOWER AND HOMESTEAD and other interests therein. WITNESS my hand and seal this eighteenth day of February, 1922. Walter L. Griffin (seal)  
Alice Grace Griffin (seal) COMMONWEALTH OF MASSACHUSETTS. Middlesex, ss. February 18, 1922. Then personally appeared the above named Walter L. Griffin and acknowledged the foregoing instrument to be his free act and deed, before me, Henry C. Mulligan, Justice of the Peace. My commission expires Jan. 16, 1925. - - - - -  
Middlesex ss. Feb. 21, 1922. 12h. 43m. P.M. Rec'd & Recorded.

PORTER  
to  
GRIFFIN

I, Rupert P. Porter, of Wayland, Middlesex County, Massachusetts, for consideration paid, grant to Walter L. Griffin, of said Wayland, with WARRANTY COVENANTS the land in that part of said WAYLAND called Cochituate, bounded and described as follows:- Beginning at a stake and stones at the Northeast corner of the granted premises on the West side of School Street and at land of Leonard Thomson; thence running

Southerly along said School Street to East Plain Street, formerly known as Auburndale Road; thence turning and running Westerly by said East Plain Street to a stake and stones at land of the heirs of Granville Loker; thence turning and running Northerly by said land of the Loker heirs to land of said Leonard Thomson; thence Easterly by said Thomson land to the point of beginning. Containing one and one-fourth (1-1/4) acres more or less and being a portion of the premises conveyed to me by Henry B. Slamin by deed dated November 1, 1907, recorded with Middlesex South District Deeds, book 3338, page 489. This conveyance is made subject to two mortgages held by Evelyn E. Pease, aggregating eleven hundred dollars; and subject also to taxes of 1921. I, Pansy Porter, wife of said grantor release to said grantee all rights of DOWER AND HOMESTEAD and other interests therein. WITNESS our hands and seals this twenty-sixth day of November, 1921. Rupert P. Porter (seal) Pansy Porter (seal) COMMONWEALTH OF MASSACHUSETTS. Middlesex, ss. November 26, 1921. Then personally appeared the above named Rupert P. Porter and acknowledged the foregoing instrument to be his free act and deed, before me, Henry C. Mulligan, Justice of the Peace. My Commission expires Jan. 16, 1925.

Middlesex ss. Dec. 1, 1921. 4h. 13m. P.M. Rec'd & Recorded.

4479  
491

\* \* \* \* \*  
\* U.S. \*  
\* Rev. \*  
\* Stamps \*  
\* \$3.00 \*  
\* R.P.P. \*  
\* Nov. 26, \*  
\* 1921 \*  
\* \* \* \* \*



3338  
488

Porter vs  
to  
Slamin

### Know all men by these presents

that Pansy Porter of Wayland in the County of Middlesex and Commonwealth of Massachusetts

in consideration of One Dollar and other good and valuable considerations paid by Henry B. Slamin of said Wayland in the County of Middlesex and Commonwealth aforesaid

the receipt whereof is hereby acknowledged, do hereby remise, release, and forever quitclaim unto the said Henry B. Slamin his heirs and assigns forever a certain lot or parcel of land with the buildings thereon situated in that part of Wayland called Southgate in said County of Middlesex bounded and described as follows: Beginning at a stake and stone at the Northeast corner of the granted premises on the West side of the road called School St. running from Wayland to the County road called Auburndale Road running from Weston to Frammingham; thence running along the first mentioned road in a Southerly direction to said Auburndale road; thence turning and running by said Auburndale road in a Westerly direction to a stake and stone at land of James W. Loker; thence turning and running Northerly and Easterly by said Loker's land to the place of beginning containing about two acres For title see Middlesex South District Deeds Book 1998 Page 232.

To have and to hold the granted premises with all the privileges and appurtenances thereto belonging to the said Henry B. Slamin

and his heirs and assigns, to their own use and behoof forever. 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, except for mortgage held by the Natick Five Cents Savings Bank for Eight hundred Dollars (\$800.)

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.

And for the consideration aforesaid I Rupert P. Porter husband of said Pansy Porter

do hereby release unto the said grantee and his heirs and assigns as tenant thereof by the county all rights at in town debt and homestead in the granted premises and all rights by statute and all other rights and interests therein.

In witness whereof we the said Pansy Porter and Rupert P. Porter husband of said Pansy Porter

herunto set our hand and seal, this first day of November

in the year one thousand nine hundred and seven.

Signed and sealed in presence of  
The words called School Street and called Auburndale Road } Pansy Porter (seal)  
and as tenant thereof by the county indicated before deposition } Rupert Porter (seal)  
Henry B. Mulligan

COMMONWEALTH OF MASSACHUSETTS, Middlesex ss. Nov. 16 1907. Then personally appeared the above named Pansy Porter

free act and deed, before me Henry B. Mulligan Justice of the Peace

MIDDLESEX, ss. November 18 1907. At 1.45 p.m. Pm. received and recorded.

Seven words stricken out and six interlined.

Know all Men by these Presents that I Charles D. Becker of Wayland in the County of Middlesex, Commonwealth of Massachusetts, the mortgage named in a certain mortgage given by Rupert P. Porter of said Wayland to said Becker dated Sept. 20<sup>th</sup> A.D. 1890 and recorded with Middlesex Co. District Deeds, libro 1998, folio 234, do hereby acknowledge that I have received from Rupert P. Porter the mortgagor named in said mortgage full payment and satisfaction of the same; and in consideration thereof I do hereby cancel and discharge said mortgage, and release and quitclaim unto the said Rupert P. Porter and his heirs and assigns forever, the premises thereby conveyed. In Witness Whereof I hereunto set my hand and seal this 9<sup>th</sup> day of October A.D. 1891. Chas. D. Becker (seal) signed and sealed in the presence of W. B. Denfeld. Commonwealth of Massachusetts Suffolk ss. Oct. 9. 1891. Then personally appeared the above-named Charles D. Becker and acknowledged the foregoing instrument to be his free act and deeds before me - W. B. Denfeld Justice of the Peace.

Middlesex ss. June 21, 1898. 4 by Syn. P. M. Rec'd. Recorded

Attest: Edwin O. Childs Reg.

Know all Men by these Presents that the Westborough Savings Bank, a corporation by law, the present holder and the mortgage named in a certain mortgage given by Rupert P. Porter of Wayland in the County of Middlesex and Commonwealth of Massachusetts dated June second A.D. 1890, and recorded with Middlesex Co. Dist. Deeds, libro 1981 folio 347, hereby acknowledge that it has received from Rupert P. Porter and all persons claiming title under the mortgagor named in said mortgage, full payment and satisfaction of the same; and in consideration thereof it hereby cancels and discharges said mortgage, and release and quitclaims unto the said Rupert P. Porter and his heirs and assigns forever, all interest acquired under said mortgage in the premises thereby conveyed. In Witness Whereof the said Westborough Savings Bank has caused its corporate seal to be hereto affixed and these presents to be signed, acknowledged, and delivered in its name

163  
2665

Becker  
to  
Porter  
Dec.  
716

Westboro'  
Sav. Bk.  
to  
Porter  
Dec.  
716

and behalf by Harriet E. Brigham its Assistant Treasurer  
in this seventeenth day of June A.D. 1898. The Westborough  
Savings Bank by Harriet E. Brigham Asst. Treas. (Corporate  
Seal) signed and sealed in the presence of Emma  
J. Nowell, Commonwealth of Massachusetts Worcester June  
7<sup>th</sup> 1898. Then personally appeared the above named Harriet  
E. Brigham Asst. Treas. and acknowledged the foregoing in-  
strument to be the free act and deed, of the Westborough  
Savings Bank, before me Albert F. Wilson Justice of the  
Peace Middlesex ss June 21, 1898, 4 1/2 p.m. P. M. Reed. + Recorded

Attest, Edwin O. Childs Reg.

Macewen  
to  
Porter  
Dec.  
m

Know all Men by these Presents  
that I James D. Macewen the mortgage named in a  
certain mortgage given by Poney Porter to me dated April  
27 A.D. 1891, and recorded with Middlesex So. Dist. Deeds,  
Book 2131 Page 390, do hereby acknowledge that I have re-  
ceived from Poney Porter the mortgagor named in said  
mortgage, full payment and satisfaction of the same; and  
in consideration thereof I do hereby cancel and discharge  
said mortgage, and release and quitclaim unto the said  
Poney Porter and her heirs and assigns forever, all  
interest secured under said mortgage in the premises  
thereby conveyed In Witness Whereof I hereunto set  
my hand and seal this seventeenth day of June A.D.  
1898. James D. Macewen (Seal) signed and sealed in the  
presence of Henry C. Mulligan, Commonwealth of Mas-  
sachusetts Middlesex ss. June 17, 1898. Then personally appear-  
ed the above named James D. Macewen and acknowl-  
edged the foregoing instrument to be his free act and  
deed, before me Henry C. Mulligan Justice of the Peace.

Middlesex ss. June 21, 1898. 4 1/2 p.m. P. M. Reed. + Recorded

Attest, Edwin O. Childs Reg.

Porter my  
to  
Underwood  
m

Know all Men by these Presents  
that I Poney Porter of Natick in the County of Middle-  
sex and Commonwealth of Massachusetts, in considera-  
tion of one thousand dollars paid by Maria Jane Under-  
wood of said Natick, the receipt whereof is hereby ac-  
knowledged, do hereby give, grant, bargain, sell, and con-  
vey unto the said Maria Jane Underwood her heirs, and



assigne forever a certain lot or parcel of land with the buildings thereon situated in that part of Wayland called Cochituate in said county of Middlesex bounded and described as follows: - Beginning at a stake and stone at the northeast corner of the granted premises on the west side of the road running from Wayland to the county road running from Weston to Framingham; thence running along the first mentioned road in a southerly direction to said county road, thence turning and running by said county road in a westerly direction to a stake and stone at land of James A. Baker; thence turning and running northerly and easterly by said Baker's land to the place of beginning, containing about two acres. Being the same premises conveyed to me by Mary A. Badger by deed dated Sept. 20, 1890 and recorded with Middlesex South Dist. Deeds Book 1998 Page 232. To Have and To Hold the granted premises, with all the privileges and appurtenances thereto belonging, to the said Maria Jane Underwood and her heirs and assigne 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 assigne that I am lawfully seized in fee simple of the granted premises that they are free from all incumbrances, 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 her heirs and assigne forever against the lawful claims and demands of all persons. Provided Nevertheless that if I, or my heirs, executors, administrators, or assigne, shall pay unto the grantee or her executors, administrators, or assigne, the sum of one thousand dollars in one year from this date, with interest semi-annually at the rate of five per cent. per annum, and until such payment shall pay all taxes and assessments, to whomever laid or assessed, whether on the granted premises or on any interest therein, or on the debt secured hereby; shall keep the buildings on said premises insured against fire in a sum not less than eight hundred dollars for the bene-

3117.18 247.

fit of the grantee, and her executors, administrators and assigns, in such form and at such insurance offices as they shall approve; and, at least two days before the expiration of any policy on said premises, shall deliver to her or them a new and sufficient policy to take the place of the one so expiring; and shall not commit or suffer any strip or waste of the granted premises, or any breach of any covenant herein contained; then this deed as also my note of even date herewith, signed by me whereby I promise to pay to the grantee, or order, the said principal sum and instalments of interest at the time aforesaid, shall be void. But upon any default in the performance or observance of the foregoing condition, the grantee, or her executors, administrators, or assigns may sell the granted premises, or such portion thereof as may remain subject to this mortgage in case of any partial release hereof, together with all improvements that may be thereon, by public auction in said Maryland first publishing a notice of the time and place of sale once each week for three successive weeks in some one newspaper published in said Maryland and may convey the same by proper deed or deeds to the purchaser or purchasers absolutely and in fee simple; and such sale shall forever bar me and all persons claiming under me from all right and interest in the granted premises, whether at law or in equity. And out of money arising from such sale the grantee or her representatives shall be entitled to retain all sums there secured by this deed, whether then or thereafter payable, including all costs, charges, and expenses incurred or sustained by them by reason of any default in the performance or observance of the said condition, rendering the surplus, if any, to me or my heirs, or assigns; and I hereby, for myself and my heirs, and assigns, covenant with the grantee and her heirs, executors, administrators, and assigns that, in case a sale shall be made under the foregoing power, I or they will upon request execute, acknowledge, and deliver to the purchaser or purchasers a deed or deeds of release, confirming such sale. And it is agreed that the grantee or her executors, administrators, or assigns, or any person or persons in their behalf, may purchase at any sale



made as aforesaid, and that no other purchaser shall be answerable for the application of the purchase money; and that, until default in the performance or observance of the condition of this deed, I and my heirs and assigns may hold and enjoy the granted premises and receive the rents and profits thereof. And for the consideration aforesaid I Rupert P. Porter, husband of said Pansy Porter do hereby release unto the said grantee and my heirs and assigns all right in the granted premises, as tenant thereof by the curtesy. In Witness Whereof we the said Pansy Porter and Rupert P. Porter hereunto set our hands and seals this fourteenth day of June in the year one thousand eight hundred and ninety-eight. Pansy Porter (seal) Rupert P. Porter (seal) Signed and sealed in presence of Henry C. Mulligan, Commonwealth of Massachusetts Middlesex ss. June 14, 1898. Then personally appeared the above-named Pansy Porter and Rupert P. Porter and acknowledged the foregoing instrument to be their free act and deed, before me - Henry C. Mulligan Justice of the Peace. Middlesex ss. June 21, 1898. 4 1/2 p. 5 m. P. M. Reed. & Recorded.

Attest: Edwin O. Childs Reg.

Badger  
to  
Porter

Know all Men by these Presents that I  
Mary A. Badger of Cochetuate, Town of Weyland, County  
of Middlesex and Commonwealth of Massachusetts in con-  
sideration of One Dollar and Other Valuable Consideration paid  
by Pansy Porter of said Cochetuate the receipt whereof is  
hereby acknowledged, do hereby demise release and forever  
quitclaim unto the said Pansy Porter a certain lot or par-  
cel of land unto the boundaries thereof situate near Cochi-  
tuate Village in the Southerly part of the aforesaid Wey-  
land and is bounded and described as follows to wit  
beginning at a stake and stones at the northeast corner  
of the granted premises on the west side of the road run-  
ning from Weyland to the County Road running from  
Winton to Birmingham, thence running along the first men-  
tioned Road in a southerly direction to said County Road  
thence turning and running by said County Road in a West-  
erly direction to a stake and stones at land of James A.  
Loker, thence turning and running Northerly and Easterly  
by said Loker's land to the place of beginning. Containing about  
two (2) acres. Being the same premises conveyed to me this  
day by Rupert P. Porter to be recorded with the Middlesex  
Southern District Registry of Deeds. To Have and To Hold the  
granted premises with all the privileges and appurtenances  
thereto belonging to the said Pansy Porter and her heirs  
and assigns to their own use and behoof forever. And do  
hereby for myself and my heirs executors and administra-  
tors consent with the said grantee and her 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 her 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 Mary A. Badger (being a widow) herewith set my hand and seal this twentieth day of September in the year one thousand eight hundred and ninety. Mary A. Badger (Seal) Signed sealed and delivered in presence of Lewis S. Hoicker Commonwealth of Massachusetts. Middlesex ss. Cochituate Sept. 21<sup>st</sup> 1890. Then personally appeared the above named Mary A. Badger and acknowledges the foregoing instrument to be her free act and deed. before me Charles S. Hoicker Justice of the Peace.

Middlesex ss. Sept. 22. 1890. Recd. & Recorded

and what is signed Reg

Know all Men by these Presents that I Rupert P. Porter of Cochituate, Town of Wayland, County of Middlesex and Commonwealth of Massachusetts in consideration of One Dollar and Other Valuable Considerations paid by Mary A. Badger of said Cochituate the receipt whereof is hereby acknowledged, do hereby remise release and forever quitclaim unto the said Mary A. Badger a certain lot or parcel of land with the buildings thereon situate near Cochituate Village in the southerly part of the aforesaid Wayland and is bounded and described as follows, to wit: Beginning at a stake and stones at the Northeast corner of the granted premises on the west side of the road running from Wayland to the county road running from Weston to Framingham; thence running along the first mentioned road in a southerly direction to said county road, thence turning and running by said county road in a westerly direction to a stake and stones at land of James A. Loker, thence turning and running Northerly and Southerly by said Loker's land to the place of beginning. Containing about two (2) acres. Being the same premises conveyed to me by Ernest F. Lawrence by his deed dated June 1<sup>st</sup> 1888. To Have and To Hold the granted premises, with all the privileges and appurtenances thereto belonging to the said Mary A. Badger and her heirs and assigns, to their own use and behoof forever. And I do hereby for myself and my heirs, executors and administrators covenant with the said granted and her heirs and assigns that the granted premises are free from all incumbrances made or suffered by me except a mortgage of \$1500. held by the Westboro Savings Bank and one

Porter  
to  
Badger  
As

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1998

of \$200 held by Charles D. Necker of Cochetuate Mass 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. And for the consideration aforesaid Harry Porter wife of the said Rupert P. Porter do hereby release unto the said grantee and her heirs and assigns all right of or to both dower and homestead in the granted premises. In Witness Whereof we the said Rupert P. Porter and Harry Porter hereunto set our hands and seals this twentieth day of September in the year one thousand eight hundred and ninety Rupert P. Porter (real) Harry Porter (real) Signed sealed and delivered in presence of Marie J. Shattuck W. H. Burleigh Commonwealth of Massachusetts Maiden ss. Natick Sept. 20 1890. Then personally appeared the above named Rupert P. Porter and acknowledged the foregoing instrument to be his free act and deed before me Orlando H. Burleigh Justice of the Peace Maiden ss. Sept. 22 1890. Recd & Recorded And Photo. Stinson. Reg

Porter  
to  
Necker  
P

Know all Men by these Presents that I Rupert P. Porter of Cochetuate Town of Mayland County of Middlesex and Commonwealth of Massachusetts in consideration of Two Hundred Dollars to me paid by Charles D. Necker of said Cochetuate the receipt whereof is hereby acknowledged do hereby give grant bargain sell and convey unto the said Charles D. Necker a certain lot or parcel of land with the buildings thereon situate near Cochetuate Village in the southerly part of the aforesaid Mayland and is bounded and described as follows to wit Beginning at a stake and stone at the northeast corner of the granted premises on the west side of the road running from Mayland to the County Road running from Weston to Framingham thence running along the first mentioned road in a southerly direction to said County Road thence turning and running by said County Road in a westerly direction to a stake and stone at land of James A. Loker thence turning and running Northerly and Easterly by said Loker's land to the place of beginning containing about two (2) acres being the same premises conveyed to me by Ernest P. Lawrence by his deed dated June

In Discharge of 200.00 P. 163



1<sup>st</sup> 1888, Do Waver and Do Wood the granted premises to the said Charles D. Wicker and his heirs and assigns to their own use and behoof forever. And I the grantor 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 a mortgage of \$1500 held by the Westboro Savings Bank that I have good right to sell and convey the same to the grantee and his heirs and assigns forever 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. Provided Nevertheless that if the grantor his heirs, executors or administrators shall pay unto the grantee his executors, administrators or assigns the sum of Two Hundred dollars in one year from date, with twenty four per cent interest per annum thereon during said term and for such further time as said principal sum or any part thereof shall remain unpaid payable monthly and until such payment keep the buildings standing on the land aforesaid insured against fire in a sum not less than Two Hundred dollars for the benefit of said mortgagee and his executors, administrators and assigns, at such insurance office as he shall approve, and also pay all taxes and assessments to whomsoever levied or assessed, whether on the granted premises or on any interest therein or on the debt hereby secured and whether in the nature of taxes and assessments now in being or not; and shall not commit or suffer anything, or waste of the granted premises, then this deed or also a note, dated this day, signed by the grantor, whereby for value received he promises to pay to the grantee or order the said sum and interest at the time aforesaid shall be void. - And Provided also that at any time after any breach of the foregoing conditions the grantee or his executors, administrators or assigns, may sell and dispose of the granted premises, with all improvements that may be thereon at public auction, such sale to be on or near the granted premises, without further notice or demand except giving notice of the time and place of sale once a week, the first publication to be not less than twenty one days before the

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1998

day of sale for three successive weeks in some newspaper  
if there be any published in said Hayland otherwise in  
some paper published in the County of Middlesex and in  
his or their own name or as the attorney of the grantor  
for that purpose by three persons duly authorized convey the  
same absolutely and in fee simple to the purchaser or pur-  
chasers accordingly and out of the money arising from such  
sale to retain all sums then due by this deed (whether  
then or thereafter payable) together with interest and  
all costs and expenses in making said sale paying the  
surplus if any to the grantor or his heirs or assigns and  
such sale shall forever bar the grantor and all persons claim-  
ing under him from all right and interest in the premises  
at law or in equity. It being mutually agreed that the  
grantor or his executors administrators or assigns or any per-  
son or persons in his behalf may purchase at said sale  
and that no other purchaser shall be answerable for the  
application of the purchase money and that said grant-  
or his heirs or assigns will on demand execute acknowl-  
edge and deliver to the purchaser or purchasers a deed  
or deeds of release confirming such sale. And It is covenanted  
also that until some breach of the conditions of this deed  
the grantor shall have no right to enter and take possession  
of the premises. And for the consideration aforesaid I  
Rupert Porter wife of the said Rupert P. Porter do hereby  
release unto the said grantor and his heirs and assigns  
all right of or to both dower and homestead in the grant-  
ed premises. In Witness Whereof We the said Rupert P.  
Porter and Panny Porter hereunto set our hands and seals  
this twentieth day of September in the year one thousand eight  
hundred and ninety. Rupert P. Porter (read Panny Porter  
read) Signed and sealed in presence of Rupert P. Porter Marie  
of Shattuck Commonwealth of Massachusetts Middlesex ss.  
Notels Sept. 20. 1890. Then personally appeared the abovesam-  
ed Rupert P. Porter and acknowledged the foregoing instrument  
to be his free act and deed before me Orlando K. Bis-  
leigh Justice of the Peace. Middlesex ss. Sept. 21. 1890. Record & Recorded  
Orlando K. Bisleigh Reg.

Town Directories: <https://archive.org/search.php?query=Waltham%20Town%20Directory>

**Waltham suburban directory containing general directories of the residents, business directories, town officers, etc. of Weston, Wayland, Cochituate and Lincoln, Mass. 1906**

Porter Rupert, P. shoemaker, h Plain  
Porter Randall W., farmer, h 35 Plain

**Waltham suburban directory containing general directories of the residents, business directories, town officers, etc. of Weston, Wayland, Cochituate and Lincoln, Mass. 1911**

Porter Randall W., rem to Acton  
Rupert P., carpenter, h School

**CEMETERIES**

*Commissioners*—Andrew S. Morse; Wallace Draper, Cochituate  
Randall W. Porter.

Porter Maynard, carpenter, b J. R. Hawkins, State rd  
Fred A., private sec. (B), b D. J. Graham

Griffin Daniel D., farmer, h School

Harris, rem from town

Horatio E., farmer, h Daniel D. Griffin

May D. Mrs., housekeeper, G. W. Fairbanks, b do

Noble C., shoe merchant (179 Lincoln, B), s r West Pond

Walter L., farmer, b Daniel J. Griffin

George Edgar C. farmer, h Main

Griffin Daniel D., School, Cochituate

Griffin, Horatio E., School, Cochituate

Griffin Walter L., School, Cochituate

George Edgar C. Main, Cochituate

Under Farmers

**Waltham suburban directory containing general directories of the residents, business directories, town officers, etc. of Weston, Wayland, Cochituate and Lincoln, Mass. 1913**

Porter Maynard, carpenter, h. East Pond  
Rupert P. carpenter, h. School

Slamin Alice Mrs. b. R. P. Porter's, School

Griffin Daniel D. farmer, h. School

Ella, h. 35 West Pond

Harris, b. 52 Main

Horatio E. farmer, h. Oak

Nellie, b. 35 West Pond

Noble C. h. 35 West Pond

Walter L. forester, b. D. Griffin's

Griffin Daniel D. School, Cochituate

Griffin Horatio E. Oak, Cochituate

Under Farmers

Lawrence Waldo L. School, Cochituate

Lawrence Warren, School, Cochituate

Slamin Alice Mrs. b. R. P. Porter's, School

**The Waltham suburban directory for Weston, Wayland, Cochituate and Lincoln 1915**

Simpson Judson N carp h main  
Slamin Alice Mrs b R P Porter's School  
Smeltz William h W H Mend's Willard

Griffin Daniel D farmer h School  
Etta h 35 West Pond  
Harris b 52 Main  
Horatio E farmer h School  
Nellie b 35 West Pond  
Noble C h 35 West Pond  
Walter L forester b D Griffin's

Griffin Daniel D School Coch  
Griffin Horatio E School Coch Under Farmers

Porter Maynard carp h Leary Porter Rupert P carpenter h School  
Lawrence Ernest F millwright h School  
Ernest F Jr b E F Lawrence's  
Waldo L farmer h School  
Warren farmer h School

**The Waltham suburban directory for Weston, Wayland, Cochituate and Lincoln 1917**

Slamin Alice Mrs b R P Porter's School  
Smeltz William rem to Saxonville

Griffin Daniel D (Arabelle) farmer h School  
Etta h 35 W Pond  
Harris b 52 Main  
Horatio E (Mary) farmer h School  
Noble C (Mary L) h 35 W Pond  
Walter L forester b D Griffin's  
Groves Benjamin H clk (Way) b E F Groves's

Griffin Daniel D School Coch  
Griffin Horatio E School Coch Under Farmers  
Groves Edgar C Main Coch

Griffin Daniel D (Arabelle) farmer h School  
Etta h 35 W Pond  
Harris b 52 Main  
Horatio E (Mary) farmer h School  
Noble C (Mary L) h 35 W Pond  
Walter L forester b D Griffin's

Lawrence Ernest F (Nellie) millwright h School  
Ernest F jr clk (Way) b E F Lawrence's  
Waldo L farmer h School  
Warren farmer h Old Conn Path  
Leach George h (Saxonville) b E F Leach's



# WAYLAND

## TOWN OFFICERS

Annual Town Meeting first Monday in February

Clerk—Warren L Bishop  
Selectmen—Chairman Charles A Benson Frank Haynes James Ferguson  
Treasurer—Frank E Yeager Cochituate  
Collector—Lester R Gerald  
Auditor—James H Carroll  
Constables—Oscar Ames John Linnehan Alfred A Carter Lewis Hanna  
Charles Dusseault Frank Moore Edward Lewis  
Surveyor of Highways—C W Fairbank  
Sinking Fund Commissioners—Walter B Henderson Chester B Williams John  
Connelly Cochituate  
Board of Health—Theodore Sherman Waldo Lawrence John L Corcoran  
Cemetery Commissioners—Andrew S Morse Wallace S Draper Colin C Ward  
Tree Warden—Frank Ames  
Fence Viewers—See constables  
Finance Committee—Paul T Draper William Supple Jacob Reeves William S  
Lovell Ernest F Lawrence  
Cemetery Commissioners—Andrew S Morse Wallace Draper Cochituate Col-  
in C Ward  
School Committee—Ernest E Spark Llewellyn Mills George F Poutasse

## SOCIETIES, ASSOCIATIONS, ETC.

I O O F Pequot Lodge No 229 Organized 1894 Meetings held Thursday even-  
ings at Odd Fellows' hall Officers elected in January Waldo Lawrence N G;  
Fred P Draper Fin Sec; Paul T Draper Treas  
Order of Foresters Court Cochituate No 208 Organized 1902 Meetings held

Lawrence Ernest F (Nellie) millwright h School  
Ernest F jr clk (Way) b E F Lawrence's  
Waldo L farmer h School  
Warren farmer h Old Conn Path

Lawrence Waldo L School Coch  
Lawrence Warren F Old Conn Path (West) Wayland  
Leadbetter Wallace M South ave Weston P O Coch

Under Farmers

Griffin Daniel D School Coch  
Griffin Horatio E School Coch  
Crosby Edgar C Main Coch

Under Farmers

## The Waltham suburban directory for Weston, Wayland, Cochituate and Lincoln 1919

Griffin Daniel D (Arabelle) farmer h School  
Etta rem from town  
Fannie M b 6 Main  
Harris b 52 Main  
Horatio E (Mary) farmer h School  
Noble C (Mary L) h 35 W Pond  
Walter L (Alice G) forester h School

Lawrence Ernest F (Nellie) millwright h School  
Ernest F jr clk (Way) b E F Lawrence's  
Waldo L farmer h School  
Warren farmer h Old Conn Path

Porter Maynard (Emma E) carp h School  
Rupert P (Pansy) carp h School

Slamin Alice Mrs b R P Porter's School  
Smith Alexander (Nellie Z) elect (Notick)

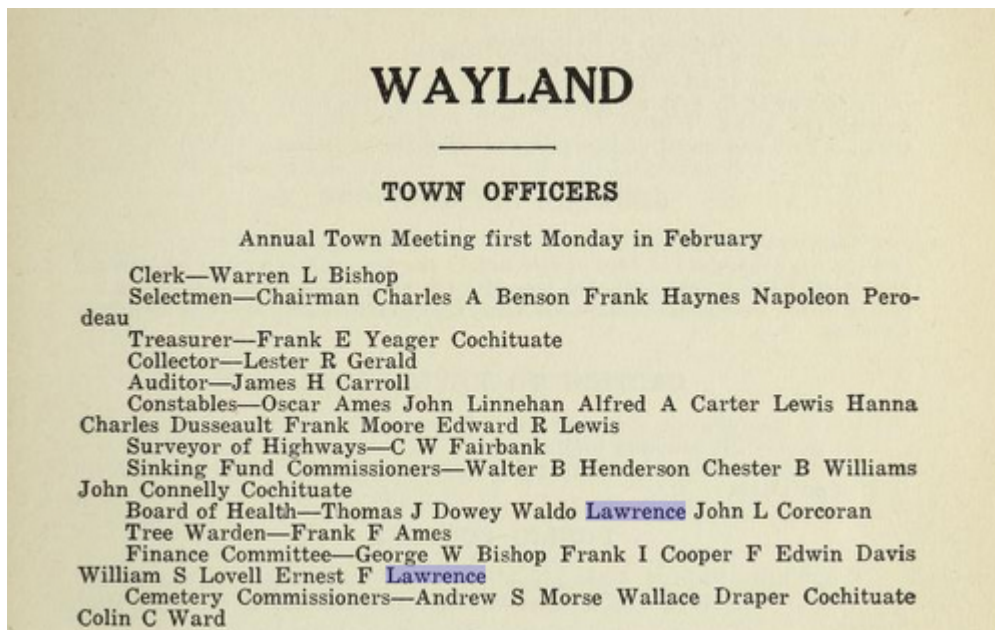
Lawrence Waldo L School Coch  
Lawrence Warren F Old Conn Path (West) Wayland  
Leadbetter Wallace M South ave Weston P O Coch

Under Farmers

Griffin Daniel D School Coch  
Griffin Horatio E School Coch  
Griffin Edgar C Main Coch

Under Farmers

Lawrence Ernest F jr clk W S Lovell's b at Coch  
Warren F (Julia F) farmer h Old Conn Path (West)



Lawrence Waldo L School Coch  
Lawrence Warren F Old Conn Path (West) Wayland  
Leadbetter Wallace M South ave Weston P O Coch

Under Farmers

Griffin Daniel D School Coch  
Griffin Horatio E School Coch  
Griffin Edgar C Main Coch

Under Farmers

The Waltham suburban directory for Weston, Wayland, Cochituate and Lincoln 1921

Griffin Daniel D (Arabelle) farmer h School  
Fannie M b 6 Main  
Harris b 52 Main  
Horatio E (Mary) farmer h School  
Noble C deceased  
Walter L (Alice G) forester h School

Lawrence Ernest F (Nellie) millwright h School  
Ernest F jr clk (Way) b E F Lawrence's  
Waldo L farmer h School  
Warren farmer h Old Conn Path

Porter Maynard (Emma E) carp h School  
Rupert P (Pansy) carp h School

Lawrence Ernest F jr rem to Cochituate

Lawrence Waldo L School Coch  
Lawrence Warren F Old Conn Path (West) Wayland  
Leadbetter Wallace M South ave Weston P O Coch

Under Farmers

Griffin Daniel D School Coch  
Griffin Horatio E School Coch  
Griffin Edward C Main Coch

Under Farmers

No Alice Slamin

**The Waltham suburban directory for Weston, Wayland, Cochituate and Lincoln 1926**

Griffin Daniel D h School

Lawrence Ernest F (Nellie) farmer h School

Porter Alice M student b R P Porter's  
Porter Maynard (Emma E) carp School c E Plain h do  
Porter Rupert P (Pansey) carp h School c E Plain

Porter Maynard School c E Plain Coch

Under Carpenters and Builders

Lawrence Ernest F School Coch

Under Farmers (No Griffins farming)

**WAYLAND**

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**TOWN OFFICERS**

Annual Town Meeting first Monday in February

Clerk—Warren L Bishop  
Selectmen—Chairman Charles A Benson William S Scotland Napoleon Perodeau  
Treasurer—Frank E Yeager Cochituate  
Collector—Lester R Gerald  
Auditor—James H Carroll  
Constables—Oscar Ames John Linnehan Alfred A Carter Lewis Hanna Charles Dusseault Frank Moore Edward R Lewis  
Surveyor of Highways—C W Fairbanks  
Sinking Fund Commissioners—Walter B Henderson Chester B Williams John Connelly Cochituate  
Board of Health—Thomas J Dowey Waldo Lawrence John L Coreoran  
Tree Warden—Frank F Ames  
Finance Committee—George W Bishop Frank I Cooper F Edwin Davis William S Lovell Ernest F Lawrence  
Cemetery Commissioners—William Reed 2nd Wallace Draper Frank Ames

**Families:**

- 1) Ernest Frame Lawrence b. 1891 farmer (formerly a salesman in a drygoods store) 1940 U.S. Census living alone with housekeeper  
Parents: Ernest Fletcher shoemaker b. 1859 Maine machinist in shoe factory and Nellie McDonald b. 1859 Mass. (parents b. Ireland) 3 children survived out of 4 male stillborn in 1898  
Brother: Waldo b.1883 stitcher in shoe factory/dairy farmer; Warren F. b. 1887 farm laborer
  
- 2) Mary A. (**McGregor**)( 1<sup>st</sup> m) Alexander Holmes of Scotland, farmer b. 1821 d. 1871 age 49 lung fever) Badger b. 1864 Prince Edward Island d. 1925  
2<sup>nd</sup> m) Charles Augustus Badger of Natick 1877, b.1830 d. 1879 age 49 farmer  
A) Alexander William Holmes b.1870 m) 1899 Florence M. Conant of Natick b. 1870  
a) Grandson Martin Alexander Holmes b. 1902 d. 1958
  
- 3) Maria Jane Underwood b.1836 Maine  
m) Charles Jr. b. 1839 Wayland contractor/mason d. before 1910 resided in Natick  
A) Male b. 1857  
B) M. Elizabeth b.1859



C) Justine b. 1864 Mass. Belt & shoe store/Traveling salesman

D) Mary J. b. 1870

OR (or both)

A) Emma L. b. 1860

B) Alice M. b. 1862

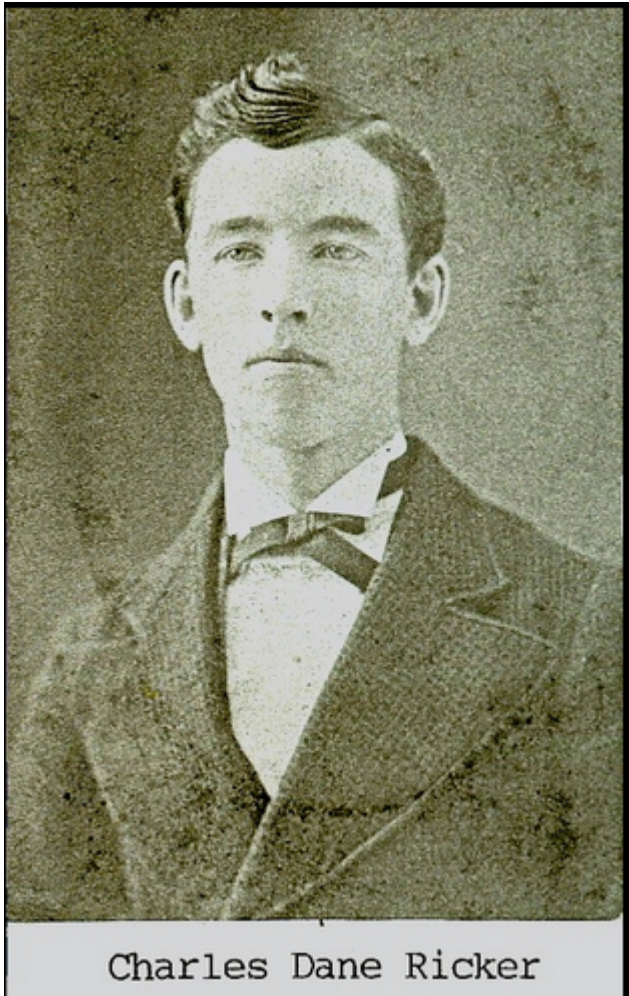
C) Justin N. b. 1864 Mass. Belt & shoe store/Traveling salesman

D) Jennie b.1870

E) Jessie b. 1872

4) James D. Macewen b. 1836 Natick, parents were David and Elizabeth (Inglalls) born in Scotland; d. 1897 - softening of the brain; occ. – Engineer (stationary); Possibly a Civil War Veteran; was widowed on death certificate

5) Charles Dane Ricker b. 1854 Maine (parents Harris Kleudennis & Lydia Pettengill (Turner ) shoe factory d. 1930



Louisa F. Byron b. 1856

A) Chester Stevens

6) Henry B. Slamin of Natick, b. 1883 shoe factory (Parents b. Ireland)

Alice G. (**Porter**) Slamin

A) Alice Mary b. 1907

B) Vincent P. b. 1909 d. 1909 - Sudden spasm of Glottis due to nose bleed

C) Wesley Henry b.1911 d. 1911 – acute dysentery

7) Walter Louis **Griffin** b. 1879 Wayland forester on private estate later moved to Lakeview Rd, 2<sup>nd</sup> marriage for both – both have been divorced married Alice Grace (**Porter**) Slamin b. 1888 Wayland

A) Marie b. 1908

B) Grace b. 1922

C) Myrtle E. b. 1923

8) Maynard Rupert **Porter** b.1887 carpenter

m) Emma E. Baldwin b. 1887 District of Columbia

A) Rupert b. 1910 farmer printer m) Vera from Cleveland

a) daughter Nancy b. 1939

B) Dorothy b. 1912

C) Milton b. 1915

9) William John Pollock b. 1877 New Brunswick farmer immigrated 1919, Naturalized, carpenter

Margaret May (McKinsey) b. 1888 Canada, immigrated 1921, Naturalized

10) William Stewart Pollock b. 1905 New Brunswick farmer (father William John later lived with them) immigrated 1921 Naturalized; d. 1975

Thelma Vivian (Armstrong) b. 1901 New Brunswick Filing clerk immigrated 1922; Naturalized; d.1989

11) James O. Wirth b. 1950 New York d. 1999 Wayland Beverly T.

12) Linda C. Knowles b. 1951

Gary W. Ridge b. 1966

Now why did I include Rupert Porter? He floated many of the mortgages used to purchase the property. At first I thought he was a mortgage broker but when I looked at the genealogy of the owners of 24 School St., I found that Rupert and Pansy Porter were related to some of the owners!

Let's look back and see how.

Rupert's wife was born a **McGregor**. Mary Badger was married before to Alexander Holmes, but she too was born a **McGregor**! Pansy and Mary A. are sisters.

Porter moves from Plain (AKA East Plain) St. to School Street. Henry B. Slamin marries Rupert and Pansy's daughter Alice Grace **Porter**. After Henry Slamin passes away, Alice marries Walter L. **Griffin**.

Next Rupert and Pansy's son, Maynard move onto the property.

Rupert P. **Porter** b. 1855 Nova Scotia, immigrated 1872 carpenter/shoe maker second marriage for both; Both Naturalized in 1885

Pansy (**McGregor**) (1<sup>st</sup> marriage to Samuel H. Lawdon b. 1849 Nova Scotia d.1880 Natick of consumption age 31 carpenter/shoemaker ) b. 1857 Prince Edward Island; immigrated 1873; overseer of shoe factory

A) Alice Grace b.1888

a) Alice Mary Slamin granddaughter b. c. 1907 (lives with Rupert and Pansy for a while)

B) Elizabeth Anna (Lizzie) Lawdon b.1879 1880 resides in Natick with **McGregor** family but listed as boarder/laundry/stitcher in shirt factory in1910/ maid in hospital in 1940; Resides in Natick

Note how many Canadians moved to Cochituate to work. Most are buried in Lakeview Cemetery while others are buried in Dell Cemetery in Natick.

Land owners:

<u>Date:</u>	<u>Name:</u>
<u>????</u>	<u>Ernest F. Lawrence</u>
<u>June 1, 1888</u>	<u>Mary A, Badger (2 acres)</u>
<u>1890</u>	<u>Maria Jane Underwood</u>
<u>1891</u>	<u>James D. Macewen</u>
<u>Sept. 20, 1891</u>	<u>Charles D. Ricker</u>
<u>Nov. 1, 1907</u>	<u>Henry B. &amp; Alice Slamin</u>
<u>Nov. 1, 1921</u>	<u>Walter L. Griffin</u>
<u>May 26, 1925</u>	<u>Emma E &amp; Maynard R. Porter</u>

Sept. 13, 1927                      Margaret May & William J. Pollock

April 1, 1960                      Thelma V. & William S. Pollock (Richard W. Bishop executor of the will)

May 31, 1991                      James O. Wirth (Beverly & Peter Wirth executor of the will)

Sept. 28, 2000                      Linda C. Knowles & Gary W. Ridge