



HISTORIC
SALEM INC

22 Winter Street

John Charles Howard
Ship Chandler
And his wife
Priscilla Cheever
Built c. 1850

Researched and written by Connie Barlow
October 2022

Historic Salem Inc.
The Bowditch House
9 North Street
(978) 745-0799 / HistoricSalem.org
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8/31/22, 8:08 AM



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22 Winter Street, Salem, MA from MACRIS files

Long before the first English colonists arrived and settled in the area that they called Salem in 1626, the land was inhabited by indigenous people who called themselves and the land "Naumkeag." (See the Perley Map of Indian Lands) The houses that now line Winter Street sit on that land.

The history of Winter Street can be traced back to 1688 and is listed in the Essex Antiquarian vol.8, page 66, as follows: "Winter Street was an ancient road. It was called a lane or highway in 1668; Road leading to Beverly Ferry, 1705; Highway leading from the training field to Beverly ferry 1760; the way to the ferry, 1769; Road, 1771; Way leading to ferry lane,1771; the ferry lane leading to Beverly 1779; Ferry Lane, 1780; Ferry lane or the way leading to Essex bridge; 1793; and Winter street, 1795." ¹

The lot on which this house stands was part of the early homestead of Thomas Watson, a tailor.² He conveyed the lot, which included nearly the entire west side of Winter Street, to Jacob Pudeater, a blacksmith in 1672.³ After the death of his first wife, Isabel, Jacob Pudeater married the widow, Ann Greenslatt. Following Jacob's death in 1682, his estate was left to Ann. On June 5, 1685, Ann Pudeater sold a portion of the land to William Brown Jr. ⁴ (See Perley Map of Salem 1700 in Sources.) Mrs. Pudeator continued to reside in one of the dwellings left to her by Jacob until the fateful summer of 1692 when she was arrested for "sundry acts of witchcraft." Following testimony given against her by neighbors and those "afflicted" by witchcraft, Ann Pudeator was executed as a witch on September 22, 1692.⁵

By around 1780 the land on the west side of Ferry Lane was the site of "Benjamin Cheever's Tan Yard," adjacent to the tan yard of Samuel Cheever. (See Perley Map of About 1780 in Sources). No deed has been located to document the sale of land to either Samuel Cheever or Benjamin Cheever by William Brown or another entity.

Benjamin Cheever who was born in 1747 in Essex, Massachusetts. He was the Benjamin Cheever, tanner, whose tan yard was shown on the 1780 map. In 1784 Benjamin married Mary

¹ Essex Antiquarian, vol.8, p.66

² Joyce King, House History for 24 -1/2 Winter St., HIS Archives, 1982

³ Essex County Registry of Deeds, Index, 31-61

⁴ Essex County Registry of Deeds, Index, 7-33

⁵ Boyer and Nissenbaum, The Salem Witchcraft Papers, Vol. III, pp.701-710, 1972

Card in Salem. Benjamin died in Salem in 1832.⁶ After the death of his wife Mary in 1842, his estate was divided into five parts, or “lots,” among his “children and heirs at law.”⁷ Lot 4 was conveyed to Benjamin’s daughter, Mary Cheever, a single woman. Lot 4 had no dwelling or buildings listed on it. This is the lot on Winter Street where number 22 stands today.

In 1850 Mary Cheever’s brother-in-law John Charles Howard, the husband of her sister Priscilla, purchased Lot 4 from her “with buildings now in part belonging to said Howard.” Mary Cheever held the mortgage on the property.⁸ Whether the “buildings in part” referred to a residence being built is not clear, but the property did not have a building or dwelling on it at the time Mary Cheever acquired the land. John Cheever was identified variously in deeds and documents as a sail maker, ship chandler and merchant.

The current house at 22 Winter Street, shown in the National Register District materials prepared in 1976, was determined to have been built c. 1850. The style of the house is transitional with features of the earlier Federal style in its massing and fenestration, three-stories, hip roof and five bay, symmetrically arranged facade. However, the application of decorative exterior details on the façade are indicative of the newer, Italianate style becoming popular at that time and are consistent with the 1850 date. These details include a modillion cornice comprised of a series of bracket-like supports; windows with hoods and bracketed sills; a recessed, semi-circular center entrance featuring side jamb paneling that is mimicked in the paneling of the front door; and an elaborate oriel window above the front entrance. The siding of the house was wood of flush boards, the foundation was granite.

Only four years later, in 1854, John Howard sold the property to Oliver P. Ricker, “with dwelling house and all other buildings thereon standing.”⁹ The fact that there was then a dwelling on the lot in 1854 is supporting evidence for John Howard and his wife having built 22 Winter Street about 1850.

⁶ Ancestry.com. *Essex, Massachusetts Probate Records, 1648-1840*, Case 5206

⁷ Essex County Registry of Deeds, 334-184

⁸ Essex County Registry of Deeds, 433-244; 433-246

⁹ Essex County Registry of Deeds 496-147

Captain Ricker, a business partner in Howard's provisions business,¹⁰ was a somewhat larger-than-life figure for whom a brief biography was provided in his obituary in 1893 in the Salem News:

"... born in Dover N.H. about 74 years ago ... at the age of twelve he was thrown on the world to shift for himself. He took to the sea and made a number of voyages to different parts of the world, Zanziba [sic], China, California, and the Sandwich Islands being among the places he visited. He sailed for the firm of J. P. Farnham & Co. and Joseph Peabody of Salem. He made a voyage to California when it was under the Mexican government and was also in Puget Sound and adjacent places no white man had a residence there in 1835.

For about 15 years he was in the ship brokerage and ship chandlery business in the Sandwich Islands being part owner of a fleet of vessels trading between the islands and San Francisco and the northwest coast. He was also interested in the whaling business. While in business in the islands he made considerable money but most of this was swept away by unfortunate ventures. He was at one time in the ship chandlery business on Derby Street and was also connected to William Pickering in the coal and lumber business.

... he retired from active sea life nearly 40 years ago."¹¹

[Having died at age 74 in 1893, Ricker would have been in his 30s when he "retired" from sea around 1853, just prior to his purchase of the Howards' Winter Street property in 1854.] The 1874 Salem Atlas shows Ricker as owner of the Winter Street residence. (See map in Sources.)

Captain Ricker sold 22 Winter Street to Stephen Ives, Jr. in 1877.¹² In 1875 Sarah W. Ricker, wife of the Captain, had bought the land and buildings at 20 Winter Street that had been Lot #3 in the division of Benjamin Cheever's estate, the portion of Sarah Cheever Lewis and her husband Dana. In 1878 Ricker razed the original Benjamin Cheever homestead and was granted a permit to build a new wooden dwelling house on that lot which is now 20 Winter Street.¹³

Stephen Ives, Jr. was an attorney in the firm Ives, Johnson and Ives in Salem at 114 Washington Street.¹⁴ A prominent citizen of Salem, Ives, was elected to a three-year term on the School Committee from 1874-1877.¹⁵ He passed away in 1884, recorded in the Vital Records for Massachusetts.¹⁶ The Salem City Directory listed "Mrs. S.B. Ives, Jr., widow, "as still

¹⁰ SAL.232, for 22 Winter Street, MACRIS

¹¹ The Salem News, May 23, 1873

¹² Essex County Registry of Deeds, 985-256

¹³ Joyce King, House History for 20 Winter Street, HIS Archives, 1979

¹⁴ Salem City Directory, 1882-1883

¹⁵ Boston Poston, January 6, 1874

¹⁶ *Massachusetts, U.S., Town and Vital Records, 1620-1988*

living at 22 Winter Street in 1886, along with Rose and Walter Creamer.¹⁷ Walter Creamer was a shoe manufacturer in Lynn. In January 1887 Constance B. Ives, widow of Stephen B. Ives, Jr., sold the house back to Oliver Ricker¹⁸ On that same January day in 1887, Oliver Ricker sold the house and land to Mary Jewett, the wife of Col. George R. Jewett.¹⁹ The 1897 Atlas shows M. Jewett as owner of 22 Winter Street (see map in Sources).

In the 1900 U.S. Federal Census, George Jewett was listed as 48 years old, and Mary was 47. Also listed were their three children: a son Holten, 22, a daughter Sarah Elizabeth, 18, and another daughter Alice, 16. Mary Jewett's mother, Mary Tibbets, 76, lived with them on Winter Street, too, as well as three servants: Margaret Collie, 47, a native of Ireland whose occupation was listed as laundress; Sophia Duff, 22, born in Nova Scotia; and Selma Strandberg, 20, who immigrated from Sweden in 1896. The varied countries from which the three servants had come to Salem reflected the growing number of immigrants arriving in Salem in the late 1800s and early 1900s as more factories opened here. These families would have benefited from the services becoming available in the city for their benefit, such as the Settlement House established by Caroline Emmerton in 1910. George Jewett's occupation was listed in the census as "Private Secretary."²⁰ Jewett at that time worked as secretary to Mrs. Joseph B. Cabot in Boston.

By 1920 the Jewett household consisted of George and his wife Mary, their daughters Alice Jewett, 35, and Sarah Elizabeth McCaw, 38, and her daughter Barbara McCaw, age 6.²¹ (A search for information on Sarah Elizabeth's husband, Frank McCaw, revealed the couple had married in 1911; however, sometime after the birth of their daughter in 1913, the couple apparently divorced. Records in Philadelphia in 1919 gave the date of Frank McCaw's second marriage to Alice Miles.²²)

¹⁷ Salem City Directory, 1886

¹⁸ Essex County Registry of Deeds, 1189-137

¹⁹ Essex County Registry of Deeds, 1189-138

²⁰ 1900 U.S. Federal Census Place: *Salem Ward 2, Essex, Massachusetts*

²¹ 1920 U.S. Federal Census Place: *Salem Ward 2, Essex, Massachusetts*

²² Ancestry.com. *Philadelphia, Pennsylvania, U.S., Marriage Index, 1885-1951*

Mary Jewett died in 1927 at the age of 74.²³ George Jewett lived for another ten years in the Winter Street house. The obituary published in the Boston Globe at the time of Col. Jewett's death illuminated his impressive career of service at both the local and state levels:²⁴

COL GEORGE R. JEWETT

SALEM, Feb 10—Col George R. Jewett, 84, the oldest former member of the Executive Council in the state, died tonight at his home, 22 Winter st, after an illness of several weeks.

He served on the Governor's Council under Gov John L. Bates and Gov William L. Douglass, and was appointed a colonel on the staff of Gov Roger Wolcott. He also served several terms on the Salem School Board and was clerk for several years of the committee on accounts of the city of Salem.

He was born in Salem, the son of Daniel H. and Sarah A. Russell Jewett, and attended Salem High School before entering the Merchants National Bank as a clerk. When he resigned from the bank in 1883 to become the private secretary to Mrs Joseph C. Cabot, wealthy Boston matron, he was cashier.

Surviving him are two daughters, Mrs S. Elizabeth McCaw and Alice P. Jewett, and a son, Holten Breed Jewett.

Following Jewett's death, the house at 22 Winter Street was listed as "vacant" in city directories from 1937 through 1944.²⁵ During that period the Jewett daughters resided elsewhere in Salem: S. Elizabeth McCaw on Lafayette Place and Alice Jewett on Washington Square.²⁶

²³ *U.S., Newspaper Extractions from the Northeast, 1704-1930, Boston Transcript, 27 February 1927*

²⁴ Boston Globe, 10 February 1937

²⁵ Salem City Directory, 1937, 1939, 1940, 1941, 1942, 1943, and 1944

²⁶ Salem City Directory, 19

In 1943 S. Elizabeth Jewett McCaw and Alice P. Jewett, having inherited 22 Winter Street from their mother Mary Jewett, sold the house to Isaac Lisak.²⁷ Lisak, born in Kiev, Ukraine, in 1903, had immigrated to Salem with his wife Annie who was born in Russia. He was self-employed as a carpenter.²⁸ The house sat vacant for another two years after the purchase, perhaps while Lasik remodeled the interiors to eventually comprise six apartments. In 1945 the first three tenants recorded as living there were Mrs. Audrey Durkee; Alex Gouseff, a buyer at Almy Department Store; and Robert Stewart, who worked at GE in Lynn, and his wife Louise.²⁹ Not until 1951 were there a total of six units rented and occupied. Tenants were typically middle or upper middle-class couples and individuals. The men were employed as salesmen, clerks, safety engineers, chiropodist, lawyers and foremen among other professions; very few occupations were listed in the City Directory for the women, presumably homemakers through the 1940s, 50s, and 60s (see Residents Table for a complete listing).

In May of 1962, Isaac Lisak died and shortly thereafter, his wife and heirs (Annie Lasik, Sara and Gerald Posner and Judith and Richard Jaffee) formed Lisak Realty, comprised of three parcels of land previously owned by Isaac Lisak, Parcel II being that of the Winter Street property.³⁰ In 1966 Salem Savings Bank acquired Lot #2 which was subsequently bought by Ellen Tobias of Hamilton Realty Trust.³¹ Three years later Roger Soderberg and Neil Schauer of Marblehead formed Winter Street Realty Trust and, as such, acquired 22 Winter Street from Tobias,³² shortly thereafter creating the Master Deed for 22 Winter Street Condominium, consisting of six units, as NRS Realty in 1986.³³

²⁷ Essex County Registry of Deeds, 3346-207

²⁸ 1930 U.S. Federal Census Place: Salem, Ward 2, Essex County

²⁹ Salem City Directory, 1945

³⁰ Essex County Registry of Deeds, 4979-214

³¹ Essex County Registry of Deeds, 7046-532

³² Essex County Registry of Deeds, 7523-253

³³ Essex County Registry of Deeds, 8377-399

RESIDENTS TABLE

| DIRECTORY YEAR | RESIDENT | OCCUPATION or NOTE |
|----------------|------------------------------|--|
| 1850-1854 | John Charles Howard | Ship chandler |
| 1850-1854 | Priscilla Cheever Howard | Wife of Joh Howard; sister of Mary Cheever |
| 1854-1877 | Oliver Ricker | Shipmaster & merchant |
| 1854-1877 | Sarah W. Ricker | Homemaker |
| 1877-1884 | Stephen B. Ives, Jr. | Attorney |
| 1877-1886 | Constance B. Ives | Wife, later widow of Stephen |
| 1886 | Rose Weaver | Widow |
| 1887-1927 | May Jewett | Homemaker |
| 1887-1937 | George R. Jewett | Executive Councilman to Mass. Governors |
| 1887-~1920 | Sarah Elizabeth Jewett McCaw | Daughter |
| 1887-~1920 | Alice Jewett | Daughter |
| 1887-~1920 | Holten Jewett | Son |
| 1887-~1900 | Mary Tibbets | Mother of Mary Jewett |

| | | |
|------------|---------------------------|---|
| 1913-1920 | Barbara McCaw | Grandchild |
| 1897- ? | Margaret Collie | Laundress |
| 1900-1904 | Sophia Duff | Servant |
| 1897- ? | Selma Stranberg | Servant |
| 1945-1949 | Audrey Durkee (Mrs.) | Unknown |
| 1945 | Alex Gousseff | Buyer, Almy's Dept. Store |
| 1945 | Robert Stewart | Employee, GE |
| 1945 | Louise Stewart | Homemaker |
| 1947-1950 | Doris Levenson | Homemaker |
| 1947 | Arthur V. Marrs | Foreman |
| 1947 | Kath T. Marrs | Homemaker |
| 1947 | Mary Marrs | Teacher |
| 1949-1951 | James H. Green | Salesman |
| 1949-1951 | Joyce Green | Homemaker |
| 1949-1957 | William Shoer | Pres., Shaw's Eggs & Poultry Wholesale |
| 1949-1957 | Jennie Shoer | Homemaker |
| 1950 | William Hollum | Leather worker |
| 1950-1951 | Marjorie Hollum | Homemaker; widow in 1951 |
| 1950-1952 | Lawrence Marcus | Chiropodist |
| 1950-1952 | Ruth Marcus | Homemaker |
| 1951 | Merrill Goldstein | Physician, Salem Hospital |
| 1951 | Fredda Goldstein | Homemaker |
| 1951 | George L. Hamilton | Dental student |
| 1951 | Mary Hamilton | Homemaker |
| 1952 | Veronica Blenkhorn (Mrs.) | Unknown |
| 1952-1971 | Roger E. Knowlton | Inspector, GE; later retired |
| 19523-1971 | May Knowlton | Homemaker |
| 1952 | Alfred Milton | Clerk |
| 1952 | Lillian Milton | Homemaker |
| 1952 | Elizabeth Robinson (Mrs.) | Widow of Charles R. |
| 1953-1956 | Arthur E. Harding | Compositor |
| 1953-1956 | Mary E. Harding | Homemaker |
| 1953 | Arthur J. Landers | Supervisor, Hytron Radio & Electronics Co. |
| 1953 | Nancy Landers | Homemaker |
| 1953-1955 | Richard T. Soper | Safety Engineer, Lumberman Mutual Insurance Co. |
| 1953 | DeLyle Soper | Unknown |

| | | |
|-----------|---------------------------|--|
| 1954-1959 | Gilman B. Melcher | Foreman, Parker Bros, Inc. |
| 1954-1959 | Bertha Melcher | Homemaker |
| 1954 | Richard W. Mackie | USCG |
| 1954 | Dorothy Mackie | Homemaker |
| 1955-1958 | William A. McClare | Lawyer |
| 1955-1958 | Margaret McClare | Homemaker |
| 1957-1958 | Robert Tremblay | Personnel Manager, Pioneer Plastics |
| 1957-1958 | Margaret Tremblay | Homemaker |
| 1957-1959 | Matthew F. Carroll, Jr. | Paymaster, B&M RR, Boston |
| 1957-1959 | Catherine Carroll | Homemaker |
| 1958 | James Gallant | Salesman, Jerry's Inc. Men's Furnishings |
| 1958 | Shirley Gallant | Homemaker |
| 1959 | Charles P. Scouras | Sign painter |
| 1959 | Helen Scouras | Homemaker |
| 1959-1960 | Walter A. Johnson | Tree surgeon |
| 1959-1960 | Judith M. Johnson | Homemaker |
| 1960-1970 | Edna Reed | Unknown |
| 1960-1961 | Lillian G. Yates (Mrs.) | Widow of Irving |
| 1960 | Evelyn A. Harrison (Mrs.) | Widow of Frank |
| 1960-1961 | William Crawley | Unknown |
| 1961 | John Walsh | Clerk, Liggett's |
| 1961 | Mary Walsh | Homemaker |
| 1963 | George A. Moroney | Salesman, Hood Dairy |
| 1963 | Carol Moroney | Homemaker |
| 1963 | Roy Faria | Teacher, Peabody School Dept |
| 1963-1964 | Elizabeth A. Faria (Mrs.) | Bookkeeper, Naumkeag Trust |
| 1964 | Roy Faria, Jr. | Unknown |
| 1963 | Marie Hurley (Mrs.) | Coffee Shop, Salem Hospital |
| 1963 | Frederick G. Patten | Leather worker, Cut Rite Leather |
| 1963 | Joan T. Patten | Homemaker |
| 1964-1974 | Clarence E. Negretti | Launch man, Corinthian Yacht Club. Marblehead |
| 1964-1974 | Ann M. Negretti | Homemaker |
| 1964-1971 | Mary Blanchette (Mrs.) | Widow of Arthur |
| 1964 | William L. Blades | Oiler, GE |

| | | |
|-----------|---------------------|---|
| 1964 | Donna Blades | Homemaker |
| 1966-1970 | Francis McCormack | Driver, Irving's Taxi |
| 1966-1970 | Ann McCormack | Homemaker |
| 1967-1973 | Edward Atwood | Unknown |
| 1967-1973 | Beatrice Atwood | Unknown |
| 1971-1972 | John Corning | Student |
| 1971-1972 | Fay Corning | Homemaker |
| 1972-1973 | Richard Corning | Employee, GE |
| 1972-1973 | Janet Corning | Homemaker |
| 1972-1974 | Richard Dionne | Salesman |
| 1972-1974 | Susan Dionne | Homemaker |
| 1972 | Adel Garonski | Unknown |
| 1973 | Adel Skaronski | Unknown |
| 1974 | Bill Lott | Unknown |
| 1974-1976 | George Bannon | Student; maintenance GE |
| 1974 | James Belanger | Unknown |
| 1974 | Donald Marchs | Unknown |
| 1975 | Stephen Heger | Unknown |
| 1975 | Cathy Nichols | Unknown |
| 1975 | Gerald Tatten | Professor, Salem State College |
| 1975-1976 | Gary Blau | Lawyer |
| 1975-1976 | Barbara Blau | Homemaker |
| 1975-1982 | Janet O'Connell | Nurse |
| 1976-1983 | William M. Conway | Outreach worker, Council on Youth Needs |
| 1976-1983 | Karen Conway | Homemaker |
| 1976 | Kathleen Bannon | Homemaker (wife of George) |
| 1976 | Jack LeVert | Carpenter |
| 1976 | Elizabeth O'Keefe | Nurse, North Shore Children's Hospital |
| 1977 | Sally Fishman | Unknown |
| 1977-1982 | Marco Pirrotta | Orderly, Salem Hospital |
| 1977 | Caroline Ruthkowski | Asst. Manager, Colonial Mkt |
| 1977 | Nick Verminsky | Unknown |
| 1979-1981 | Sarah Hammons | Stewardess, TWA |
| 1979 | B. Torres | Unknown |
| 1979 | Debra White | Unknown |
| 1980-1983 | James Kent | Counselor |

| | | |
|------------|--|--|
| 1980-1983 | Robin Kent | Homemaker |
| 1980-1983 | Kenneth Rennick | Salesman |
| 1980-1983 | Gina Rennick | Homemaker |
| 1982-1983 | Rebecca Embler | Student |
| 1983 | H. A. Doliber | Veterinary teacher, Bay State Animal Clinic |
| 1984, 1985 | Directories missing | |
| 1986 | MASTER DEED - WINTER STREET CONDOMINIUM | |

OWNERSHIP TABLE

| Property Owner | Date Purchased | Years of Ownership | Number of Years | Purchase Price | Documents Referenced | Notes |
|-------------------------------|--------------------|---------------------|-----------------|-----------------------|-----------------------|---|
| Jacob Pudeater | October 18, 1672 | 1672-1685 | 13 | unknown | Index, Essex Registry | Book & page listed do not correspond |
| Ann Pudeater, Exec. | Devised in Probate | 1682-1685 | 3 | Essex Probate Record | 22909 | |
| William Brown, Jr. | June 5, 1685 | unknown | | unknown | Index, Essex Registry | See Perley Map c.1700 |
| Benjamin Cheever | Not known | Until 1837 at death | | | Essex probate 5207 | See Map of Salem c.1780 |
| Mary Cheever | November 22, 1842 | 1842-1850 | 8 | From father's will | 334-184,185 | Lot #4 from 5 parcel division |
| John Charles Howard | September 10, 1850 | 1850-1854 | 4 | \$2,800 | 433-244 | "and buildings now in part belonging to said Howard" |
| Oliver P. Ricker | June 21, 1854 | 1854-1877 | 23 | \$6,000 | 496-147,148 | "with dwelling house and all other buildings thereon" |
| Stephen B. Ives, Jr. | August 6, 1877 | 1877-1884 | 7 | \$10,500 | 985-256 | |
| Constance B. Ives | February 8, 1884 | 1884-1887 | 3 | Exc. Widow of Stephen | | |
| Oliver Ricker | January 17, 1887 | | | | 1189-137 | |
| Mary Jewett | January 17, 1887 | 1887-1943 | 56 | \$7,860 | 1189-138 | |
| Isaac Lisak | August 16, 1943 | 1943-1962 | 19 | | 3346-207 | For consideration paid |
| Lisak Realty Corp. | September 10, 1962 | 1962-19 | 4 | | 4979-214 | Parcel II – Winter Street |
| Ellen Tobias, Hamilton Realty | February 8, 1983 | 1983 | >1 | \$26,000 | 7046-532 | |
| John & Rosemary Collins | November 4, 1983 | 1983-1986 | 3 | \$60,000 | 7262-213 | |

| | | | | | | |
|--------------------------------------|------------------|--|--|--|--------------------|--|
| Roger Soderberg & Neil Schauer as | July 9, 1986 | | | | 7523-253 | Declaration of Winter Street Trust |
| NRS Development | July 11, 1986 | | | | 8377-399 to 407 | MASTER DEED WINTER STREET CONDOMINIUM |

DEEDS

Watson (continued)

| | | | | | | |
|--------|--------------------|----------------------------------|--------------------|-----|-----|------------------|
| ✓ 1783 | June 20 | Ruth vs John et al by atty et al | John Becker | 64 | 36 | Staverhill |
| ✓ 1785 | Aug 15 | " (" ") " " " | Benjamin Greeley | 68 | 143 | " |
| ✓ 1740 | July 9 | " (" ") " " " | Thomas Johnson jr. | 79 | 129 | " |
| → 1672 | 8 ^{mo} 30 | Thomas et ux et al | (agreement) | 31 | 61 | Salem? |
| ✓ | " " | " — | Jacob Budeater | " | " | " — |
| ✓ 1673 | May 9 | " et al | John Leach | 4 | 2 | " |
| ✓ 1674 | 1 ^{mo} 18 | " — | John Best | " | 26 | " |
| ✓ 1675 | June 24 | " est. | John Knights Sr. | " | 116 | " |
| ✓ 1693 | Nov. 23 | William | Mary Watson | 9 | 158 | Boxford |
| ✓ 1702 | Feb. 24 | " | Joseph Hale | 16 | 69 | " |
| ✓ 1717 | May 25 | " est. | " " jr. | 32 | 85 | " |
| ✓ 1778 | " 6 | Gebediah et ux. | Peter Sergeant | 136 | 10 | Newtown Amesbury |

Watt see Watts

Watters see Waters

Watts or Wats Watt Wots

| | | | | | | |
|--------|----------|--------------------|-------------------|-----|------|------------|
| ✓ 1739 | Feb. 21 | Abigail vs Samuel | John Watts | 79 | 23 | Staverhill |
| ✓ 1793 | Aug 24 | " vs John | William Breed jr. | 157 | 22 | Saybrook |
| → 1794 | Jan. 11 | " now Turkin et al | Israel Woodbery | " | 89 | Beverly |
| ✓ 1798 | " 13 | " vs John | Joseph Fuller | 163 | 41 | Saybrook |
| ✓ 1756 | " 14 | Alexander | Edward Cahale | 101 | 21 | Marblehead |
| ✓ | Mar. 6 | " | Samuel Nicholson | " | 239 | " |
| ✓ 1760 | May 22 | " et ux. | John Rowe | 107 | 113 | " |
| → 1763 | June 5 | " — | Simpson Boden | 115 | 253 | " |
| ✓ | July 16 | " | Samuel Selman | 116 | 40 | " |
| ✓ | " 25 | " | Archibald Selman | " | 45 | " |
| ✓ | Oct. 24 | " | Joseph Pedrick | 117 | 71 | " |
| ✓ 1766 | May 13 | " | John Pedrick | " | 1216 | " |
| ✓ 1768 | Dec. 19 | " | Ebenezer Clough | 126 | 35 | " |
| ✓ 1783 | Mar. 13 | " est. | John Adams | 140 | 141 | " |
| ✓ 1794 | July 7 | " | John Humphries | 158 | 116 | " |
| ✓ 1799 | Nov. 5 | " | Samuel Turner | 165 | 47 | " |
| ✓ | " " " | " et al by atty | " | " | " | " |
| ✓ | " " " | " — Powy | Harrison G. Otis | " | " | " |
| ✓ 1763 | Oct. 26 | Batt et al. | Richard Kimball | 18 | 63 | Staverhill |
| ✓ 1729 | Sept. 11 | Dorothy vs Samuel | Daniel Bradley | 55 | 36 | " |

(See next page)

Prout

| | | | | | | |
|--------|---------|--------------------|---------------------|-----|-----|-------------|
| ✓ 1666 | Nov. 24 | Timothy Sr. et al. | (Bill of Lading) | 3 | 5 | — |
| ✓ 1695 | Nov 18 | William et al. | (Depositions) | 11 | 27 | — |
| ✓ 1791 | Dec 10 | " W. | Tristram Coffin | 158 | 222 | Newburyport |
| ✓ " | " " | " " | William Harris | " | 228 | " |
| ✓ 1794 | Nov 12 | " " | Brook Wood et al. | 158 | 195 | " |
| ✓ 1795 | Apr 8 | " " | Benjamin Rogers jr. | " | 288 | " |
| ✓ 1796 | Feb 13 | " " | Carywin Bart | 165 | 169 | " |
| ✓ " | Nov 24 | " " | Zachariah Atwood | 159 | 252 | " |
| ✓ 1797 | " 30 | " " | Joseph Williams | 162 | 119 | " |
| ✓ " | Dec 28 | " " et al. | John Greenleaf | 163 | 25 | " |

Provender

| | | | | | | |
|--------|---------|-------------|--------------------|---|----|----------------------|
| ✓ 1680 | July 24 | John et al. | (Bond) Henry Rodas | 5 | 83 | Rumney Marsh Lynn |
|--------|---------|-------------|--------------------|---|----|----------------------|

Province of Massachusetts Bay
see Massachusetts Bay (Province of)

Prowse see Prouss

Prytherach
Prytherch } see Pritherch

Pudator see Pudeator

Puddington

| | | | | | | |
|--------|--------|-------------|--------------|----|-----|-----------|
| ✓ 1722 | July 7 | John et al. | (Deposition) | 39 | 148 | Casco Bay |
|--------|--------|-------------|--------------|----|-----|-----------|

Pudealer
Pudeator } or Pudator, Pudeter

| | | | | | | |
|--------|---------|--------------|-------------------|---|-----|-----------------|
| ✓ 1685 | June 5 | Ann Lopez? | William Brown jr. | 7 | 83 | Salem |
| ✓ 1672 | Nov. 30 | Jacob et al. | (Agreement) | 3 | 161 | " ? |
| ✓ 1673 | May 9 | " " | John Leach | 4 | 2 | " - |
| ✓ 1675 | June 24 | " — | John Knight Sr. | " | 116 | " |
| ✓ 1679 | Mar 30 | " " | Peter Chever | 5 | 68 | Mr. Field Salem |
| ✓ 1681 | May 23 | " " | John Greenslade | 6 | 1 | Salem |
| ✓ 1685 | June 5 | " " | William Brown jr. | 7 | 82 | " |
| ✓ " | " " | " et al. | " " " | " | 83 | " |

Joseph Cheever and Deborah Cheever and acknowledged the foregoing instrument by them subscribed to be their free act and deed.

before me: James H. Frothingham: justice of the peace.

State of New Hampshire, Carroll, ss. October 22. 1842. Then personally appearing the above named Jonathan B. Dearborne acknowledged the foregoing instrument by him signed to be his free act and deed.

before me: Amasa Coffey. justice of the peace.

State of New Hampshire, Strafford, ss. Then personally appeared the within named Charles W. Cheever and acknowledged the within instrument to be his free act and deed.

before me: S. H. Parker. justice of the peace.

Essex, ss. Rec^d. Nov. 22. 1842: recorded & Examined by A. H. French. Rep^d.

Division.

Heirs of
Benj. Cheever.

This indenture of five parts made and concluded on this twentieth day of September, in the year of our Lord one thousand eight hundred and forty two; by and between John Cheever, of Charlestown, in the County of Middlesex, and Commonwealth of Massachusetts, Physician, Benjamin Cheever, of Portsmouth: Sailor, Joseph Cheever, of the Isle of Shoals, Sailor, and Charles William Cheever, of Dover, in the State of New Hampshire, Jonathan B. Dearborne, of Wakefield, in said New Hampshire, Woman, and Ruth, his wife, in her right, and Abiram P. Remick, of Charlestown, aforesaid, Morocco Leather Dresher, and Mary Ann his wife in her right of the first part: — John Howard jun^r: of Salem, in the County of Essex, Sail maker, and Priscilla his wife in her right, of the second part: — Dana Lewis, of Salem. Tin plate worker, and Sarah his wife in her right, of the third part: — Mary Cheever, of the same Salem, Singlwoman, of the fourth part: and Matthew A. Ward, of Athens in the State of Georgia, Physician, and Eliza his wife, in her right, of the fifth part; — children and heirs at law of Benjamin Cheever, late of said Salem, deceased; = Witnesseth. That in order to make a just and equal division and partition of the house and land thereto belonging of their said father, situate on Winter Street, in said Salem, they have caused the same to be divided into five parts or lots, as follows: Lot No. 1. — with an old barn thereon, bounded beginning at the Northeast corner of said premises at land of Colburn and others and running about South,

then turning at right angles and running Northerly on said Street about forty seven feet five inches to the corner of lot N^o 2, then turning at right angles and running Easterly about one hundred and twenty three feet three inches, and bounding Northerly on dot N^o 3. to Winter Street at the corner begun at, and this lot they have and hereby do set off and assign to the parties of the fourth part herein named, to have and to hold the same to them and their heirs and assigns forever in severally. - Lot N^o 5. bounding beginning at the Northeast corner thereof on dot N^o 4. and running about Southerly on said Winter Street forty nine feet six inches to land of Scobie, then turning at right angles and running Westerly about one hundred and eighteen feet to Oliver Street, then turning at right angles and running Northerly on said Street about forty seven feet five inches to the corner of dot N^o 4. then turning at right angles and running Easterly about one hundred and twenty feet six inches and bounding Northerly on lot N^o 4 to Winter Street at the corner begun at, and this lot they have and hereby do set off and assign to the parties of the fifth part herein named; to have and to hold the same to them and their heirs and assigns forever in severally: = And each of the parties hereto do hereby severally release and forever quit claim each to the other their heirs and assigns all right, title, claim and interest in and to the respective lots to them and each of them assigned as aforesaid and the respective wives of the said John, Joseph, Benjamin and Ch^o William Cheever hereby release all right of dower in and to the several lots numbered two, three, four and five, as aforesaid. In testimony whereof the parties hereto have hereunto set their hands and seals the day and year above written:

signed, sealed and delivered
 in presence of
 R. H. French, Witness to sig-
 natures of John & Priscilla Howard,
 Mary Cheever, Dana Lewis and
 Sarah Lewis.
 Mrs. Glen King: Witness to the
 signing and sealing of Benjamin
 Cheever for himself and as att^r to ten others.

| | | |
|---|-----------------------------|-------|
| } | John Howard jr. | seal. |
| | Priscilla Howard. | seal. |
| | Mary Cheever. | seal. |
| | Dana Lewis. | seal. |
| | Sarah Lewis. | seal. |
| | Benjamin Cheever for self & | seal. |
| | John Cheever. | seal. |
| | Charlotte Cheever. | seal. |
| | Hiram P. Romick. | seal. |

or administrators, pay to the said Savings Bank 244.
their successors or assigns, the sum of five
hundred hundred dollars, on demand, with
interest semiannually, on the first days of April
and October, then this deed, as also a certain
note bearing even date with these presents
given by the said David P. Sargent to the said
Savings Bank, to pay the same sum at the
time aforesaid, shall both be void; otherwise
shall remain in full force. In witness where-
of, we the said David P. Sargent, and the
said Harriet M. Sargent, his wife, in token of
her relinquishment of dower to said premises,
have hereunto set our hands and seals this third
day of September in the year of our Lord, one
thousand eight hundred and fifty.

Executed and delivered } David P. Sargent. seal
in presence of } Harriet M. Sargent. seal
M. S. Howe, }
Mary C. Stanton, } Commonwealth of Massachusetts,
Essex ss. Haverhill Sept. 3. 1850.

Then personally appeared the above named David
P. Sargent and acknowledged the foregoing instru-
ment, to be his free act and deed,

before me M. S. Howe, Justice of the Peace.
Essex ss, Sept. 5. 1850. 27m. before J. U. H. [Signature] by [Signature]

Know all men by these presents, that I Mary
Cheever of Salem, in the County of Essex, and Com- }
monwealth of Massachusetts, Singlewoman, in } J. C. Howard.
consideration of twenty eight hundred dollars
to me paid by John Charles Howard, of the same
Salem Merchant, the receipt whereof I do hereby
acknowledge, do hereby give, grant, sell and
convey

convey unto the said John Charles Howard and his heirs and assigns forever. — A certain lot of land in Salem aforesaid, thus described, beginning at the N. E. corner thereof and running S. on Winter Street about forty nine feet six inches to land of Bertram, thence Westerly about one hundred and twenty feet and six inches to Oliver Street, thence on said Street Northerly about forty seven feet five inches to land of Lewis, thence E. about one hundred and twenty three feet three inches to the point started from on Winter Street, It being the same land set off to me in a devise since deeded recorded in Essex Registry Deeds, Book 334 leaf 185, to which reference may be had, meaning to convey to said Howard the said estate and all the buildings now thereon standing; said buildings now in part belonging to said Howard, To have and to hold the aforesaid premises, to the said John C. Howard and his heirs and assigns, to his and their use and behoof forever, and I do covenant with the said John C. Howard and his heirs and assigns that I am lawfully seized in fee of the aforesaid premises; that they are free of all incumbrances; that I have good right to sell and convey the same to the said John C. Howard, in the manner aforesaid, and that I will warrant and defend the same premises, to the said John C. Howard and his heirs and assigns forever, against the lawful claims and demands of all persons, In witness whereof, I the said Mary Cheever have hereunto set my hand and seal this ninth day of September in the year of our Lord one thousand

eight hundred and fifty. Mary Cheever, seal 245
Signed, sealed and delivered } Essex, September 10. 1850. Then
in presence of } the above named Mary Chee-
Ephim Brown jr. } ver acknowledged the above
instrument to be her free act and deed.

Before me Ephim Brown jr. Justice of the peace.
Essex, Co. Sept. 10. 1850. 10 m. before s. a. H. C. J. by W. C. Howard

Know all men by these presents, That I John
Charles Howard, of Salem, in the County of Essex, Mas-
sachusetts, in consideration of twenty eight hundred
dollars to me paid by Mary Cheever of the same
Salem, Singlewoman, the receipt whereof I do
hereby acknowledge, do hereby give, grant, sell
and convey unto the said Cheever and her
heirs and assigns forever, — A certain lot
of land in said Salem, bounding Easterly
on Winter Street, Southerly on land of Bertram
Westerly on Oliver Street, and Northerly on
land of Lewis, with all the buildings thereon
standing, and all the privileges and appur-
tenances to the same belonging, reference being
had for more particulars to the deed recorded im-
mediately preceding this. To have and to hold
the aforegranted premises, to the said Mary
Cheever and her heirs and assigns, to her and
their use and behoof forever, and I do covenant
with the said Mary Cheever and her heirs
and assigns, that I am lawfully seized in
fee of the aforegranted premises; that they are
free of all incumbrances; that I have good
right to sell and convey the same to the said
Mary Cheever, and that I will warrant and
defend

J. C. Howard
to
M. Cheever.
Assigned
Essex
Book 44 p. 38

Essex, s. 13, Sept. 1860. I the atty. to the signor of the mortgage have recorded, having received
satisfaction therefor, do hereby, being duly authorized, fully discharge the same. —

W. C. Howard Atty.
for Christine Howard.

M. Ephim Brown Jr.

that I will and my heirs, executors and administrators shall warrant and defend the same premises to the said Oliver F. Pickett & his heirs and assigns forever, against the lawful claims and demands of all persons, save the holder of said mortgage. In witness whereof, I the said John C. Howard & my undersigned wife who hereby releases all right of dower in the above described estate have hereunto set our hands and seals this twentieth first day of June in the year of our Lord one thousand eight hundred and and fifty four: J. C. Howard. seal.
Signed, sealed and delivered } H. R. Howard. seal.
in presence of Ephm. Brown to J. C. H. } Essex. ss. 21st June A.D. 1854. Then the above named John C. Howard appeared and acknowledged the above instrument to be his free act and deed,

before me, Ephm. Brown, Justice of the Peace.

Essex. ss. 22nd June 22, 1854. 15th before 3rd Feb. 1854. Exam^d by Ephm. Brown J. P.

Know all men by these presents, That I Daniel Berry D. Berry
of Danvers in the County of Essex and Commonwealth of Mass^{to} O'Neal
achusetts Victraller, in consideration of one thousand dollars to me
paid by Owen O'Neal of Danvers aforesaid Laborer, the receipt
whereof is hereby acknowledged, do hereby give, grant, sell
and convey unto the said Owen Neal his heirs and assigns
forever, a certain lot of land with a dwelling house and other
buildings thereon situated in said Danvers being lot No 2, on
a plan taken by Moses Darnan Jr. in Nov. 1848. bounded Westerty
on land late of the late Samuel Putnam deceased, four rods,
Northerty on land late of said Samuel Putnam deceased, ten
rods. Easterly on land of Adrian Putnam four rods, and
Southerly on land late of said Samuel Putnam deceased, ten
rods, containing one quarter of an acre more or less, being
the same lot of land which was conveyed to me the said
Berry by the late Samuel Putnam by Deed Recorded in the
Essex Registry of Deeds Book 412. Leaf 34. Reference to said Deed
to

W. A. Maynard Justice of the Peace for the County of Worcester.
 Essex. ss. Recd. Oct. 20. 1877. 5 m. part 9 A. No. Rec. 564 by Ephim Shourdeft

Know all men by these Presents that we, Sarah W. Ricker and Oliver P. Ricker husband of the said Sarah W. both of Salem in the County of Essex and Commonwealth of Massachusetts in consideration of Ten thousand five hundred dollars to us paid by Stephen B. Ines junior of said Salem the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell, and convey unto the said Stephen B. Ines junior, a certain tract or parcel of land with the dwelling house and all other buildings thereon standing, situate in said Salem, and bounded and described as follows, to wit, Beginning at the North east corner thereof thence running South on Winter street about forty nine (49) feet, six (6) inches to land now or late of Bartram thence West about one hundred and twenty (120) feet, six (6) inches to Oliver street, thence on said street North about forty seven (47) feet, five (5) inches to land now or late of Lewis, thence East about one hundred and twenty three (123) feet, three (3) inches to the point begun at on Winter street, being the same premises conveyed to the said Sarah W. Ricker by Joseph S. Piper by his deed dated March 27, 1856 recorded with Essex (South District) Deeds Lib. 528 fol. 251. To have and to hold the granted premises, with all the privileges and appurtenances thereto belonging, to the said Stephen B. Ines junior and his heirs and assigns, to them and their heirs and assigns forever. And we do hereby, for ourselves and our heirs, executors and administrators, covenant with the said grantee and his heirs and assigns that said Sarah W. is lawfully seized in fee simple of the granted premises, that they are free from all incumbrances 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. In witness whereof we the said Sarah W. Ricker and Oliver P. Ricker husband of said Sarah W. in token of release of all rights as tenant by the curtesy in the granted premises hereunto set our hands and seals this sixth day of August in the year one thousand eight hundred and seventy seven.

Signed, sealed, and delivered in } Sarah W. Ricker real
 } Oliver P. Ricker real

O. P. Ricker et ux
 S. B. Ines Jr.

presence of Stephen B. Ince. } O. P. Ricker Seal
Commonwealth of Massachusetts Essex Co. ss. Salem August 6th 1877. Then person-
ally appeared the above named Sarah W. Ricker & Oliver P. Ricker and acknowledged
ed the foregoing instrument to be their free act and deed.

Before me Stephen B. Ince Justice of the Peace.

Essex. ss. Recd. Oct. 20. 1877. 15 m. before 10 A.M. Rec. & Co. by *John Brown Reg.*

Bank'g Assign^{ee} } United States of America, In the District Court of the United States, for the
D. B. Hodgkins } District of Massachusetts, In the matter of Daniel B. Hodgkins Bankrupt, In
F. Willcomb et al } Bankruptcy, District of Massachusetts, ss. Know all men by these Presents, That
Up^{to} } Frederic Willcomb and Charles A. Hayward both of Ipswich in the County of
Essex and State of Massachusetts, in said District, have been duly appointed as
assignees in said matter. Now therefore, I, Benjamin C. Perkins, Register in
Bankruptcy of said District, by virtue of the authority vested in me by the acts of
Congress relating to Bankruptcy throughout the United States, do hereby convey
and assign to the said Willcomb and Hayward Assignees, as aforesaid, all the
estate, real and personal, of the said Daniel B. Hodgkins 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 twenty eighth day of April
A.D. 1877, with all his deeds, books, and papers relating thereto, excepting such prop-
erty as is exempted from the operation of this Assignment by the provisions of
said Acts To have and to hold all the foregoing premises to the said Willcomb
and Hayward and their heirs forever. In trust, nevertheless, for the use and pur-
pose, with the powers, and subject to the conditions and limitations set forth
in said Acts. In witness whereof, I the said Register, have hereunto set my
hand and caused the seal of said Court to be affixed, this fourteenth day of
May A.D. 1877. Seal Benj. C. Perkins Register in Bankruptcy.
Essex. ss. Recd. Oct. 20. 1877. 10 m. before 3 P.M. Rec. & Co. by *John Brown Reg.*

J. B. Foster } Know all men by these Presents that I, Josiah B. Foster, of Beverly,
to } County of Essex, and Commonwealth of Massachusetts, in consideration of one
N. E. H. Seelye } hundred and twenty five dollars paid by Nancy E. H. Seelye, wife of George S. Seelye
(wp & s. d.) } of said Beverly the receipt whereof is hereby acknowledged, do hereby give, grant,

I know all men by these presents, that I, Constance B. Ives of Salem in the County of Essex and Commonwealth of Massachusetts, widow, in consideration of one dollar and other valuable considerations paid by Oliver P. Ricker of said Salem the receipt whereof is hereby acknowledged, do hereby remise, release and forever quit-claim unto the said Oliver P. Ricker, a certain messuage situate in said Salem, and bounded and described as follows. Easterly on Winter Street, northerly on land of Oliver P. Ricker, southerly on land now or late of Jewett, and Westerly on Oliver Street, being the premises formerly owned by Oliver P. Ricker and by him conveyed to Stephen B. Ives jr. by deed dated Aug. 6. 1877, and recorded in Essex Reg^y So. Dist. B. 985 L. 256. My interest therein being a life estate reserved in my deed to Rose F. A. Cramer recorded in said Reg^y B. 1172 L. 78, the said Rose having this day conveyed the premises to said Ricker. To have and to hold the granted premises, with all the privileges and appurtenances thereto belonging, to the said Oliver P. Ricker 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 incumbrance made or suffered by me except a mortgage to Lewis Hunt for fifty five hundred dollars which said grantee is to assume, 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 except as aforesaid, but against none other. In Witness Whereof I the said Constance B. Ives, hereunto set my hand and seal this thirtieth day of January in the year one thousand eight hundred and eighty seven signed sealed and delivered }
 in presence of Rose F. Cramer: } Constance B. Ives seal
 Essex co. Jan. 17. 1887. Then personally appeared the above named Constance B. Ives and acknowledged the foregoing instrument to be her free act and deed,

C. B. Ives
to
O. P. Ricker

before me, Wm. P. Upham Justice of the Peace
 Essex co. Dec. 17, 1887, 20m past 12 m. P.M. by *Charles Goodd. Reg.*

I know all men by these presents, that I, Oliver P. Ricker of Salem in the County of Essex and Commonwealth of

O. P. Ricker
to
M. L. Jewett
(w. C. R. J.)

of Massachusetts in consideration of seventy eight hundred and sixty dollars paid by Mary L. Jewett wife of George P. Jewett of said Salem, the receipt whereof is hereby acknowledged, do hereby remise, release and forever quit claim unto the said Mary L. Jewett a certain messuage situate in said Salem and bounded and described as follows. Eastern on Winter Street, Northernly on other land of said Oliver P. Ricker, Southernly on land now or late of Jewett, and Westernly on Oliver Street. Being the same premises formerly owned by said Oliver P. Ricker, and by him conveyed to Stephen B. Dorr jr, by deed dated Aug. 6. 1877, and recorded in Essex Reg^d So. Dist. B. 985 L. 256. To have and to hold the granted premises, with all the privileges and appurtenances thereto belonging to the said Mary L. Jewett 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 grantee and her heirs and assigns that the granted premises are free from all incumbrances made or suffered by me except a mortgage to Lewis Hunt for fifty five hundred dollars, 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, except as aforesaid, but against none other. And for the consideration aforesaid I Sarah W. Ricker wife of the said Oliver P. Ricker, 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 Oliver P. Ricker and Sarah W. Ricker hereunto set our hands and seals this seventh day of January in the year one thousand eight hundred and eighty seven. O. P. Ricker seal
 Signed sealed and delivered } Sarah W. Ricker seal
 in presence of }
 Wm. P. Upham to both. } Commonwealth of Massachusetts
 att. Essex co. Jan. 17. 1887. Then
 personally appeared the above named Oliver P. Ricker and acknowledged the foregoing instrument to be his free act and deed, before me, Wm. P. Upham Justice of the Peace.
 Essex co. Rec. Jan 17. 1887. 20m. Paul 12m. Rec. Ver. by *Chas. Osgood, Rec.*

Assignment
 L. Hunt
 to
 M. L. Jewett
 by G. R. J.
 Our Cash m^{ts}
 Rec. B. 1118 L. 184.

I know all men by these presents, that I Lewis Hunt the mortgage within named in consideration of fifty five hundred and five and 50/100 dollars, being the amount due on

and assessments on said premises when and as they shall become due and any balance due thereon shall be paid by the mortgagor as provided for in said statutory condition. The mortgagors agree to provide such fire or other hazard and liability insurance and life insurance as may be required by the mortgagee. Failure to comply with the conditions under which this mortgage is written or failure to pay any of said installments within thirty (30) days from the date when the same becomes due notwithstanding any license or waiver of any prior breach of condition shall make the whole of the balance of said principal sum immediately due and payable at the option of the holder hereof. The holder hereof shall have the Statutory Power of Sale for any breach of any of the conditions or provisions of this mortgage or the note secured hereby. WITNESS our hands and seals this 27th day of August 1943. Charles P. Latulippe

THE COMMONWEALTH OF MASSACHUSETTS) Thelma C. Latulippe
 Essex ss. Salem, Mass. August 27, 1943. Then personally appeared the above named Charles P. Latulippe and Thelma C. Latulippe and acknowledged the foregoing instrument to be their free act and deed, before me

Daniel C. Fitz Notary Public My Commission Expires April 3, 1947.
 Essex ss. Received Aug. 27, 1943. 43 m. past 10 A.M. Recorded and Examined.

 We, S. Elizabeth McCaw and Alice P. Jewett, both of Salem, Essex County, Massachusetts, being unmarried, for consideration paid, grant to Isaac Lisak of said Salem with QUITCLAIM COVENANTS a certain parcel of land situated in said SALEM, bounded and described as follows: Easterly on Winter Street about Forty-nine (49) feet and six (6) inches; Southerly by land now or late of Adams, formerly of Bertram, One hundred and twenty (120) feet and six (6) inches; Westerly on Oliver Street Forty-seven (47) feet and Five (5) inches; Northerly by land now or late of Liebsch, formerly of Ricker, One Hundred twenty-three (123) feet Three (3) inches. See deed from Oliver P. Ricker to our mother, Mary L. Jewett, dated January 17, 1887, and recorded in Essex South District Registry of Deeds, Book 1189, Page 137 and also Probate proceedings upon her estate and also upon that of our late father, George R. Jewett. Taxes assessed for the year 1943 are to be apportioned as of delivery. WITNESS our hands and seals this 16th day of August 1943. S. Elizabeth McCaw (seal)

THE COMMONWEALTH OF MASSACHUSETTS) Alice P. Jewett (seal)
 Essex, ss. August 16th, 1943. Then personally appeared the above named S. Elizabeth McCaw and acknowledged the foregoing instrument to be her free act and deed, before me Mary B. Tudbury Notary Public

My commission expires June 25, 1944.

McCaw
 et al
 to
 Lisak

One \$2., One \$1.,
 One .25 & One .05
 R. Stamps
 Documentary
 Canceled

We, Sara Posner of Marblehead, Judith Jaffee of Salem, and Annie Lisak of Salem,

of _____, Essex County, Massachusetts,

~~being removed~~, for consideration paid, grant to Lisak Realty Corporation, a corporation duly organized under the laws of the Commonwealth of Massachusetts and having an usual place of business in said Marblehead,

of

with ~~quitclaim remain~~ants, each an undivided one-third (1/3) interest in and to the following described parcels of real estate in said Salem:
~~the land in~~

PARCEL I (Description and encumbrances, if any) ---

The land in said Salem, with the buildings thereon, bounded and described as follows:

Beginning at a point on the Southerly side of Ocean Avenue 145 feet Easterly from Lafayette Street, thence running Easterly by Ocean Avenue, 50 feet; thence running Southerly by land now or formerly of Amelia J. Noble, 75 feet; thence running Westerly by land now or formerly of Pickering, 50 feet; thence running Northerly by other land now or formerly of Amelia J. Noble, 75 feet.

Being the same premises which were conveyed to Isaac Lisak by deed of Gerald Posner, et ux, dated October 24, 1957, recorded with Essex South District Deeds, Book 4414, Page 468.

PARCEL II

The land in said Salem, with the buildings thereon, bounded and described as follows:

Easterly on Winter Street about 49 feet, 6 inches;
Southerly by land now or late of Adams, formerly of Bertram, 120 feet, 6 inches;
Westerly on Oliver Street, 47 feet, 5 inches;
Northerly by land now or late of Liebsch, formerly of Ricker, 123 feet, 3 inches.

Being the same premises which were conveyed to Isaac Lisak by deed of S. Elizabeth McCaw and Alice P. Jewett, dated August 16, 1943, recorded with Essex South District Deeds, Book 5346, Page 207.

PARCEL III

The land in said Salem, with the buildings thereon, bounded and described as follows:

Westerly by Green Street, 43 feet;
Northerly by land now or formerly of Pedrick, 100 feet;
Easterly by land now or formerly of Chalifour, 48 feet;
Southerly by land now or formerly of Gergen, 100 feet.

Being the same premises which were conveyed to Isaac Lisak by deed of Home Owners' Loan Corporation, dated January 25, 1940, recorded with said Deeds, Book 3208, Page 409.

All of said parcels are conveyed subject to any and all encumbrances of record.

For our title see Estate of Isaac Lisak, Essex Probate No. 272104.

(* Individual -- Joint Tenants -- Tenants in Common -- Tenants by the Entirety.)

I, Gerald Posner, husband of said grantor Sara Posner, and I, Richard Jaffee, husband of said grantor Judith Jaffee, and said grantor Annie Lisak being unmarried

husband of said grantor,
wife

release to said grantee all rights of tenancy by the curtesy and other interests therein.
~~dower and homestead~~

Witness our hand and seal this 31st day of August 1962

.....

 Witness: *Richard B. Jaffee*

 Mass. Excise Stamps \$ 68.10 affixed
 and cancelled on back of this instrument
 U. S. Docum. Stamps \$ 67.65 affixed
 and cancelled on back of this instrument

Sara Posner
Judith Jaffee
 HEY + work
ANIE LISAK
Gerald Posner
Richard B. Jaffee

The Commonwealth of Massachusetts

Essex ss.

August 31 1962

Then personally appeared the above named Sara Posner, Judith Jaffee and Annie Lisak

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

Richard B. Jaffee
 Notary Public - Justice of the Peace
 My commission expires *Dec. 10* 1966

Essex ss. Recorded Sept. 10, 1962. 55 m. past 8 A.M. #44

337

BOOK 7262 PAGE 213

Doc.
B. 7523
P. 272

I, Ellen J. Tobiasz, as Trustee of the Hamilton Realty Trust, an indenture of trust dated February 8, 1983, recorded with the Essex South District Registry of Deeds in Book 7046, Page 532, of 19 Ortins Road, Hamilton, Essex County, Massachusetts, for consideration paid, grants to John J. Collins and Rosemary Collins, jointly, of 23 Pilgrim Road, Marblehead, Massachusetts, with mortgage covenants to secure the payment of Sixty Thousand (\$60,000.00) Dollars in ten (10) years with thirteen (13%) per cent interest, per annum payable monthly as provided in a note of even date, filed herewith the land in Salem, with the buildings thereon, situated in Salem, Essex County, Massachusetts, now known as and numbered 22 Winter Street, and being Lot 2 on plan entitled "Land of Lisak Realty Corporation, Winter and Oliver Streets, Salem, Mass., Scale 1 in.=20 ft., Mar. 1966, Edwin T. Brudzynski, Registered Surveyor," recorded with Essex South District Registry of Deeds in Book 5352, Page 270, bounded and described as follows:

EASTERLY on Winter Street, forty-nine and 5/10 (49.5) feet;

SOUTHERLY by land now or late of Adams, seventy-seven and 46/100 (77.46) feet;

WESTERLY by Lot 1, as shown on said plan, forty-eight and 3/100 (48.03) feet; and

NORTHERLY by land now or late of Leibs, eighty-three and 50/100 (83.50) feet.

Containing 3,808 square feet according to said plan.

In addition, if the property is sold before the 10 year period, the entire note shall become due and payable at the election of the holder. If the buyer elects to convert said property to condominiums the note shall be due and payable at the option of the holder.

I, Gerald Posner, husband of said grantor Sara Posner, and I, Richard Jaffee, husband of said grantor Judith Jaffee, and said grantor Annie Lisak being unmarried

husband of said grantor,
wife

release to said grantee all rights of tenancy by the curtesy and other interests therein.
~~dower and homestead~~

Witness our hand and seal this 31st day of August 1962

.....

 Witness: *Richard B. Jaffee*

 Mass. Excise Stamps \$ 68.10 affixed
 and cancelled on back of this instrument
 U. S. Docum. Stamps \$ 67.65 affixed
 and cancelled on back of this instrument

Sara Posner
Judith Jaffee
 HEY + work
 LISAK
Gerald Posner
Richard B. Jaffee

The Commonwealth of Massachusetts

Essex ss.

August 31 1962

Then personally appeared the above named Sara Posner, Judith Jaffee and Annie Lisak

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

Richard B. Jaffee
 Notary Public - Justice of the Peace
 My commission expires Dec. 10 1966

Essex ss. Recorded Sept. 10, 1962. 55 m. past 8 A.M. #44

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I, Ellen J. Tobiasz, as Trustee of the Hamilton Realty Trust, an indenture of trust dated February 8, 1983, recorded with the Essex South District Registry of Deeds in Book 7046, Page 532, of 19 Ortins Road, Hamilton, Essex County, Massachusetts, for consideration paid, grants to John J. Collins and Rosemary Collins, jointly, of 23 Pilgrim Road, Marblehead, Massachusetts, with mortgage covenants to secure the payment of Sixty Thousand (\$60,000.00) Dollars in ten (10) years with thirteen (13%) per cent interest, per annum payable monthly as provided in a note of even date, filed herewith the land in Salem, with the buildings thereon, situated in Salem, Essex County, Massachusetts, now known as and numbered 22 Winter Street, and being Lot 2 on plan entitled "Land of Lisak Realty Corporation, Winter and Oliver Streets, Salem, Mass., Scale 1 in.=20 ft., Mar. 1966, Edwin T. Brudzynski, Registered Surveyor," recorded with Essex South District Registry of Deeds in Book 5352, Page 270, bounded and described as follows:

EASTERLY on Winter Street, forty-nine and 5/10 (49.5) feet;

SOUTHERLY by land now or late of Adams, seventy-seven and 46/100 (77.46) feet;

WESTERLY by Lot 1, as shown on said plan, forty-eight and 3/100 (48.03) feet; and

NORTHERLY by land now or late of Leibs, eighty-three and 50/100 (83.50) feet.

Containing 3,808 square feet according to said plan.

In addition, if the property is sold before the 10 year period, the entire note shall become due and payable at the election of the holder. If the buyer elects to convert said property to condominiums the note shall be due and payable at the option of the holder.

This mortgage is upon the statutory condition, breach of which the mortgagee shall have the statutory power of sale

Principal sum loaned: \$60,000.00 Period of Loan: 120 months

Rate of Interest: 13.00% Periodic Due Dates:

Amount of Note: 60,000.00 Commencing:

Amount of Monthly Payment:

WITNESS my hand and seal this 4th day of November, 1983.

HAMILTON REALTY TRUST

BY: Ellen J. Tobiasz, Trustee
ELLEN J. TOBIASZ, TRUSTEE

COMMONWEALTH OF MASSACHUSETTS

ESSEX, ss:

November 4, 1983

Then personally appeared the above-named Ellen J. Tobiasz, as Trustee aforesaid, and acknowledged the foregoing instrument to be her free act and deed, before me,

James W. Curran
NOTARY PUBLIC Massachusetts

My commission expires:

10/5/1990

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P 37
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DECLARATION OF TRUST
ESTABLISHING
WINTER STREET REALTY TRUST

We, Roger K. Soderberg and Neil R. Schauer, both of Marblehead, Massachusetts, do hereby declare that we and our successor(s) in Trust hereunder will hold any and all property that now or hereafter may be acquired by or conveyed or transferred to us or to our successor(s), as Trustees hereunder, including, without limitation, the parcel of real estate located at 22 Winter Street, Salem, Massachusetts, IN TRUST, for the sole benefit of the Beneficiaries hereunder, from time to time, upon the terms, conditions and provisions and subject to the limitations hereof:

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1. Trustees and Beneficiaries. The term "Trustees", as used herein, shall mean the person or persons who, from time to time, who shall be serving as Trustee or Trustees hereunder; and all of the rights, powers, authority, privileges and immunities provided for hereunder for the Trustees may be exercised by such person or persons as shall appear from the records of the Essex South District Registry of Deeds, in which this Trust shall be recorded, to be the Trustee at such time. The term "Registry of Deeds", as used herein, shall mean the Essex County, Massachusetts Registry of Deeds.

The beneficiaries of this Trust are the persons listed as the Beneficiaries in the Schedule of Beneficiaries as of this day executed by them and the Trustees, and filed with the

Trustees as a part of the records of this Trust, and their successors and assigns as herein provided for. The beneficial interests of the beneficiaries are as now or hereafter may be set forth on said Schedule of Beneficiaries, which shall be amended, from time to time, to reflect any change in the identity of the Beneficiaries or in their respective interests hereunder. Any Beneficiary hereunder may serve as Trustees, but no Trustee need be a Beneficiary.

2. Name of Trust. The Trust herein established may be referred to as "Winter Street Realty Trust".

3. Trustees' Powers. Except as hereinafter provided in this paragraph 3 of the Trust, the Trustees shall have no power or authority to deal in or with the property held hereunder unless the Trustees shall have first received directions in writing from the holder(s) of not less than fifty-one percent (51%) of the beneficial interests in and under this Trust and, upon the receipt of such directions, as and to the extent specifically contained therein, the Trustees shall have full power and authority to: sell, convey, assign, mortgage or otherwise dispose of all or any part of the Trust property; execute and deliver leases and subleases, notwithstanding that the term of said leases or subleases may extend beyond the date of the possible termination of this Trust; borrow money and execute and deliver notes, mortgages or other evidence of such borrowing of money, for a period extending beyond the date of any possible termination of this Trust; lend money and receive notes or other evidence of such lending of money, for a period

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PLAN
SEE PL. B. 212
PL. 35

BOOK 8377PC399

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PLAN

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B. 8429
P. 10
See
B 8559
P. 350
See
B 8777
P. 92

MASTER DEED

22 Winter Street Condominium

22 Winter Street, Salem, Massachusetts

NRS Development Corp., a Massachusetts corporation with its principal place of business at 60 Washington Street, Salem, Massachusetts being the sole owner of the land at 22 Winter Street, Salem, Essex County, Massachusetts, described in paragraph 1 below, does hereby, by duly executing and recording this Master Deed submit said land together with the building and improvements thereon (hereinafter referred to as the "property"), to the provisions of Chapter 183A of the General Laws of the Commonwealth of Massachusetts and does hereby state that it proposes to create and does hereby create with respect to the property a condominium to be governed by and subject to the provisions of said Chapter 183A (the "Condominium").

1. Description of Land.

A certain parcel of land with the buildings thereon in Salem, Essex County, Massachusetts, now known and numbered 22 Winter Street and being Lot 2 on Plan entitled "Land of Lisak Realty Corporation, Winter and Oliver Streets, Salem, Massachusetts. Scale one (1) inch equals twenty (20) feet. March 1966, Edwin T. Brudzynski, Registered Surveyor," recorded with Essex South District Registry of Deeds in Book 5352, Page 270, bounded and described as follows:

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- SOUTHERLY by land now or late of Adams, seventy-seven and 46/100 (77.46) feet;
- WESTERLY by Lot 1, as shown on said plan, forty-eight and 3/100 (48.03) feet; and
- NORTHERLY by land now or late of Liebsch, eighty-three and 50/100 (83.50) feet.

Containing Three Thousand Eight Hundred and Eight (3,808) square feet according to said plan.

For owner's title to said property see deed of Ellen J. Tobiasz, as Trustee of the Hamilton Realty Trust, under Indenture of Trust dated February 8, 1983, recorded with Essex South District Registry of Deeds in Book 7046, Page 532, which deed is dated September 17, 1984 and recorded with Essex South District Registry of Deeds at Book 7523, Page 260, and deed of Roger K. Soderberg and Neil R. Schauer, Trustees of Winter Street Realty Trust under Declaration of Trust dated September 7, 1984

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PL. 35

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P. 10
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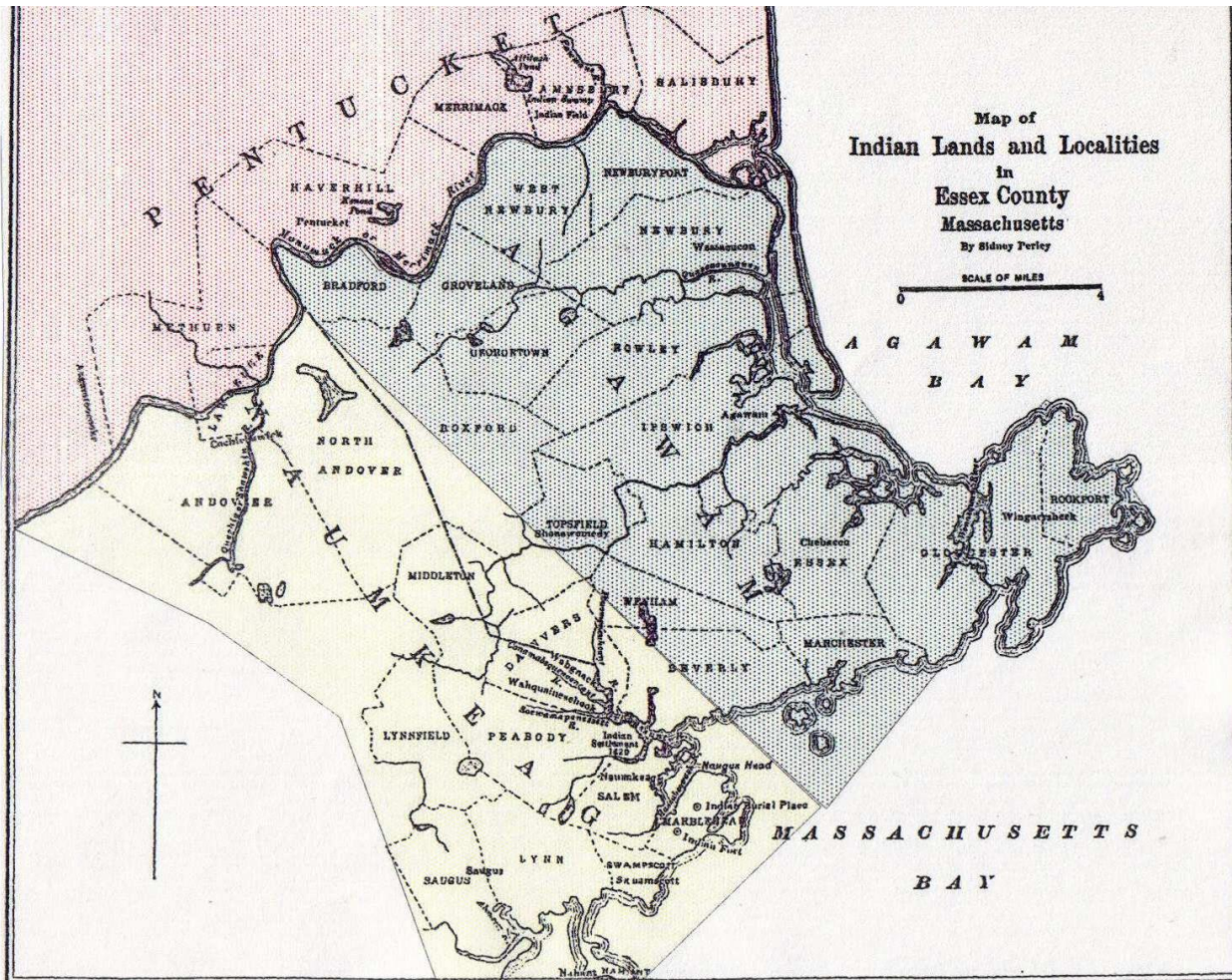
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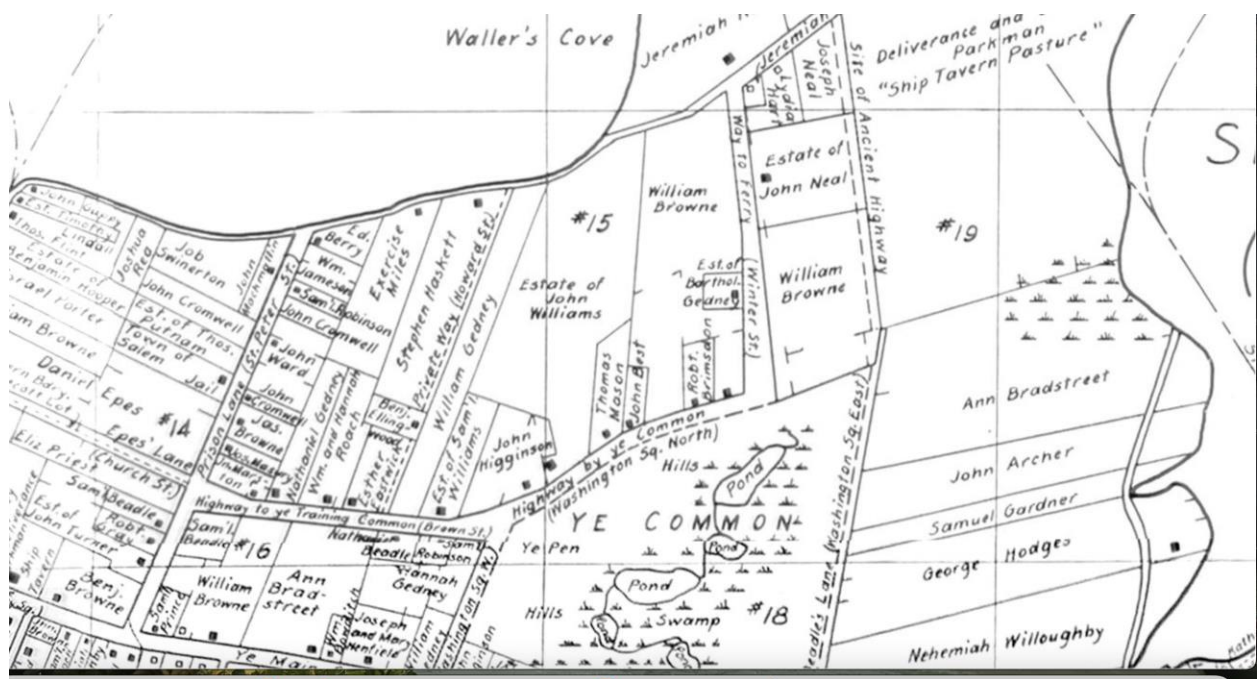
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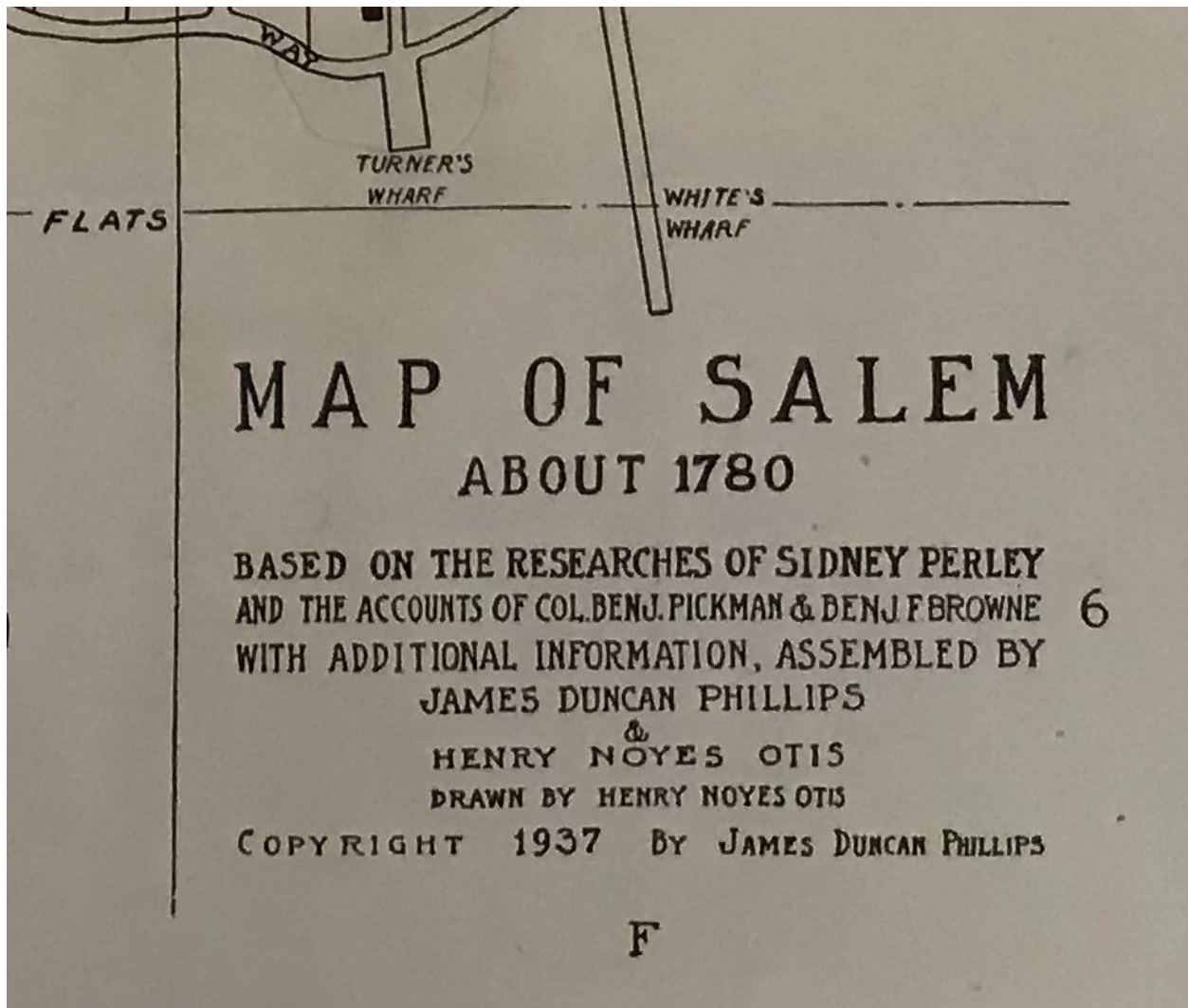
SOURCES



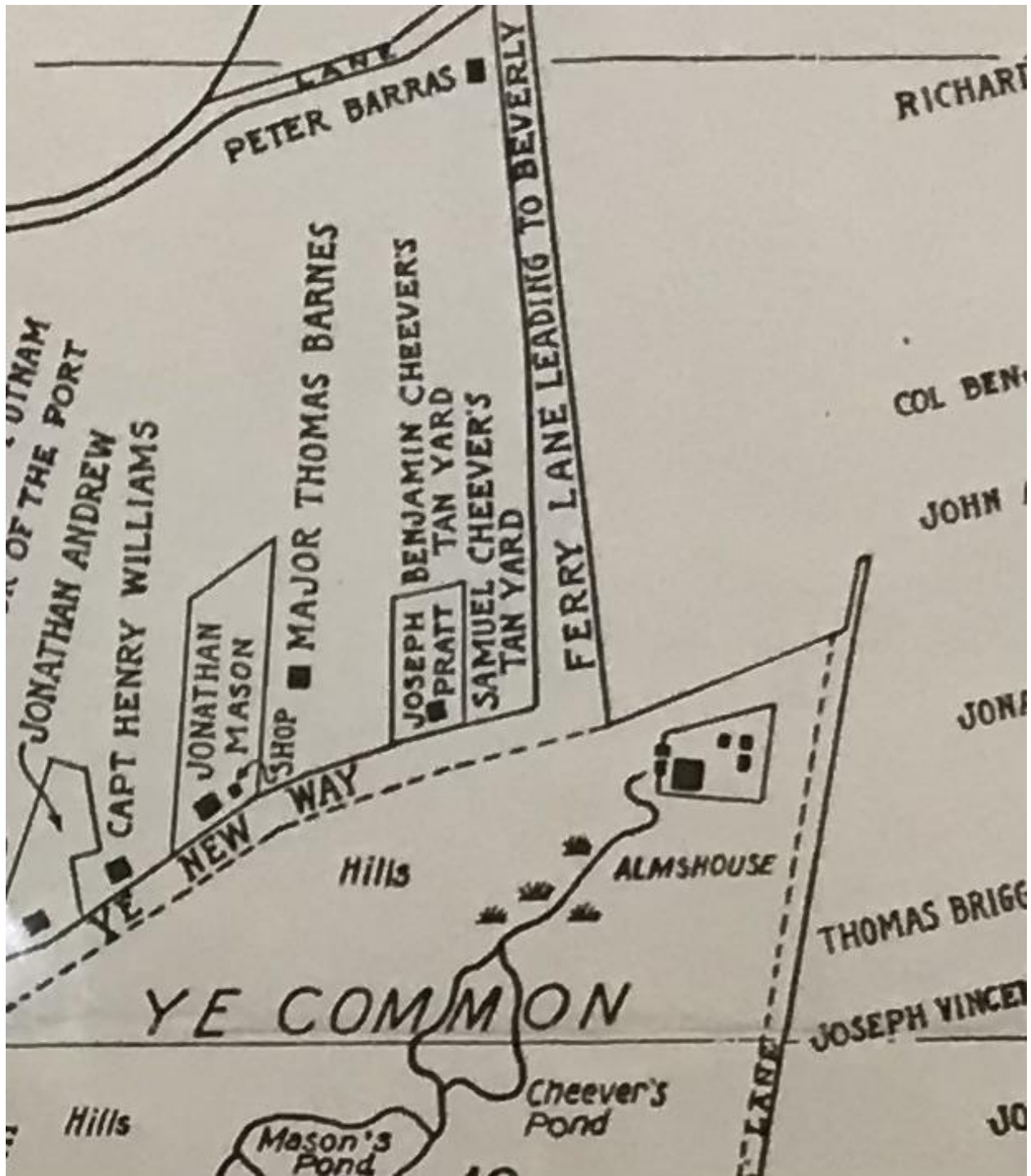
1. Sidney Perley, *Map of Indian Lands and Localities in Essex County, Massachusetts.*



2. Perley Map of Salem 1700



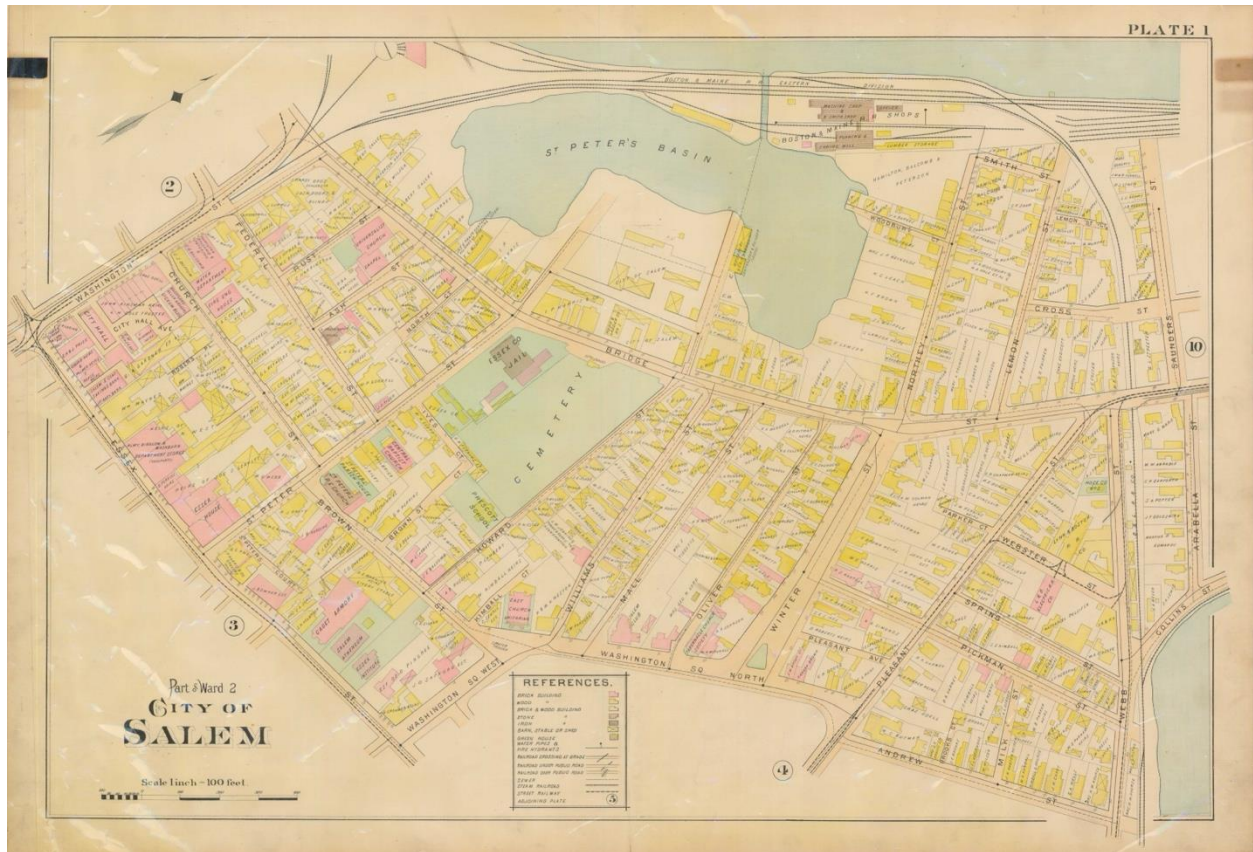
3. See Map detail next page



4. Detail of Map of Salem c. 1780



5. Salem Atlas 1874 – 22 Winter Street owned by Oliver Ricker



6. Salem Atlas 1897 – 22 Winter owned by M. Jewett