

HISTORIC
SALEM INC

51 Buffum Street

Built for
George A. Bodwell
Bookkeeper
c. 1890

Research by
Alyssa G. A. Conary

January 2023

Historic Salem, Inc.
9 North Street, Salem, MA 01970
978.745.0799 | HistoricSalem.org
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CHAIN OF TITLE, 51 BUFFUM STREET, SALEM, ESSEX COUNTY, MASSACHUSETTS

Date of Transaction	Date Recorded	Grantor(s)	Grantee(s)	Consideration	Conveyance of	Source	Book / Page	Notes
January 6, 1871	January 18, 1871	Seabury F. Rogers of New London, CT	George Rust, John T. Mooney, and Curtis E. Wadleigh, all of Salem	\$1,525.00	"a certain message situate in Salem aforesaid, and bounded and described as follows . . . Commencing at the Southeast corner thereof and running Northwesterly by Buffum Street one hundred and seventy nine & one half feet; thence Southwesterly by land formerly of Innis one hundred and thirty nine feet; thence Southeasterly on several courses by a way which, if on a straight line would measure one hundred and seventy feet; thence Northeasterly one hundred & seventy four & one half feet by land now or late of Fuller and of Symonds on two courses as the fence stands to the point begun at . . ."	Essex County Registry of Deeds (ECRD)	815 / 9	
April 21, 1890	April 30, 1890	John T. Mooney and Curtis E. Wadleigh, both of Salem, and George Rust of Wolfboro, NH	George A. Bodwell of Salem	"one dollar and other valuable consideration"	"a certain parcel of land, situated on Buffum Street in said Salem, bounded as follows: Beginning at the Easterly corner thereof on said Buffum street, thence running Northwesterly by said Buffum street sixty (60) feet to other land of the grantors herein; then turning and running in a Southwesterly direction by said land of the grantors eighty five (85) feet; then turning and running in a Southeasterly direction by land of the grantors herein sixty (60) feet to land now or formerly of A. P. Coffrain; then turning and running in a Northeasterly direction by said land now or formerly of Coffrain ninety (90) feet to the point begun at."	ECRD	1275 / 315	"Being a portion of land conveyed to the grantors herein by Seabury F. Rogers" recorded in ECRD B815 P9.
December 27, 1945	January 5, 1946	Naumkeag Trust Company of Salem, Executor of the Will of Martha W. Bodwell, late of Salem	Francis D. & Marie B. Sweeney of Salem	\$6,500.00	"Certain real estate situate in said SALEM bounded and described as follows . . ."	ECRD	3435 / 573	
July 6, 1948	July 6, 1948	Francis D. & Marie B. Sweeney of Salem	Charles W. & Mary M. Berry of Salem	"consideration paid"	"the land in said SALEM, with the buildings thereon, bounded and described as follows . . ."	ECRD	3540 / 453	
July 3, 1953	July 3, 1953	Charles W. & Mary M. Berry of Salem	Everett T. & Marie A. Pelletier of Salem	"consideration paid"	"the land in said SALEM, with the buildings thereon, bounded and described as follows . . ."	ECRD	3990 / 139	
June 6, 1958	June 6, 1958	Everett T. & Marie A. Pelletier of Salem	Alfred T. & Mary T. Beaupre of Salem	"consideration paid"	"the land in said SALEM, with the buildings thereon, bounded and described as follows . . ."	ECRD	4466 / 87	
July 22, 1977	July 25, 1977	Alfred T. & Mary T. Beaupre of Salem	Robert E. & Janice M. Bouchard of Salem	\$35,400.00	"the land in said SALEM, with the buildings thereon, bounded and described as follows . . ."	ECRD	6374 / 142	

der me' but against none other. In Witness whereof, I the said Elias G. Clark have hereunto set my hand and seal this nineteenth day of January in the year of our Lord eighteen hundred and seventy one.

Elias G. Clark Seal

Signed, sealed and delivered in the presence of Eben H. Davis John N. Davis } personally appeared the above named Elias G. Clark and acknowledged the above instrument to be his free act and deed.

Given me, John N. Davis, Justice of the Peace.

Witness as aforesaid, this 18th day of Jan. 1871. 12 m. before 10 o'clock & by John Brown Ref

Know all men by these Presents, That I, Seabury F. Rogers of New London in the County of New London and State of Connec. F. Rogers to
titled in consideration of fifteen hundred and twenty five dollars ^{Four 50¢ & 25¢ stamps} paid by George Rust, John T. Mooney, and Curtis B. Wadleigh all of ^{Original Process} _{Connected} Salem in the County of Essex and Commonwealth of Massachusetts the receipt whereof is hereby acknowledged, do hereby give, grant, bargain sell and convey unto the said George Rust, John T. Mooney and Curtis B. Wadleigh a certain messuage situate in Salem aforesaid, and bounded and described as follows, viz; Commencing at the Southeast corner thereof and running Northwestly by Buffum Street one hundred and seventy nine & one half feet; thence Southwestly by land formerly of John. one hundred and thirty nine feet; thence Southeasterly on several courses by a way which, if on a straight line would measure one hundred and seventy feet; thence Northeastly one hundred & seventy four & one half feet by land now or late of Fuller and of Symonds on two courses as the fence stands to the point begun at, meaning hereby to convey the same premises conveyed to me by Mary Pepper, with the privilege in the way conveyed to me by deed from said Mary Pepper, and more particularly described in a deed from John A. Innis, to Mary Pepper, recorded B. 4. 11. L. 2. 20. To have and to hold the above-granted

premises, with all the privileges and appurtenances, thereto be-
 coming, to the said grantees & their heirs and assigns, to them
 & their use and behoof forever. And I the said Seabury F. Rogers,
 for myself and my heirs, executors, and administrators, do covenant
 with the said grantees and their heirs and assigns, that I am
 lawfully seized in fee simple of the afore-granted premises, that
 they are free from all incumbrances, that I have good right to
 sell and convey the same to the said grantees & their heirs
 and assigns forever, as aforesaid; and that I will and my heirs,
 executor, and administrators shall Warrant and defend the
 same to the said grantees & their heirs and assigns forever, a-
 gainst the lawful claims and demands of all persons. In Wit-
 ness Whereof, I the said Seabury F. Rogers and I Hannah F. Rog-
 ers wife of said Seabury F. Rogers in token of our release of all
 right and title of or to both dower and homestead in the
 granted premises, have hereunto set our hands and seals this sixth
 day of January in the year of our Lord eighteen hundred and
 seventy one.

Seabury F. Rogers seal

Signature sealed, and delivered in }
 presence of B. F. Rogers for S. F. Rogers. }
 Thomas S. Pappas for H. F. R. ... } State of Connecticut, New Lon-
 don County, ss New London Jan-
 uary 9th 1871. then personally appeared the above-named Sea-
 bury F. Rogers and acknowledged the above instrument to be his
 free act and deed. Before me John A. Tibbels, Notary Public. Seal
 Corp 22 Jan'y. 1871. Im. before 10 A.M. P.M. by E. H. Brown Ref. 7

Release

I know all Men by these Presents. That I, Jacob C. Cloutman of
 to
 A. S. Dupon; Marblehead in the County of Essex & State of Massachusetts in con-
 sideration of Five hundred dollars to me paid by Annie S. Dupon
 Sundry Bond
 Considered
 wife of Samuel Dupon of said Marblehead the receipt whereof
 is hereby acknowledged, do hereby remise, release, and forever quit-
 claim unto the said Annie S. Dupon all that messuage situate
 on Bowden Street in said Marblehead and bounded Southeast.

ing 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. In witness whereof I, the said Margaret Heath (having no husband) hereunto set my hand and seal this twenty eighth day of April in the year one thousand eight hundred and ninety.

Signed, sealed and delivered } Margaret ^{per} Heath Seal
 in presence of Benj. A. Ward } Commonwealth of Massachusetts
 J. J. Heath } Esq., ss. April 26, 1890. Then personally appeared the above named Margaret Heath and acknowledged the foregoing instrument to be her free act and deed, before me, Benj. A. Ward, Justice of the Peace.
 Esq., ss. Rec'd Apr. 27, 1890, 35m. part 11 a.m. Rec'd & by *Chas. Wood. Ref.*

Know all men by these presents that I, Daniel E. Hourse, the mortgage named in a certain mortgage given by Jane W. Mansfield to secure the payment of \$250⁰⁰ dated October 21st A.D. 1872, and recorded with Essex South District Registry of Deeds, libro 866, folio 25, do hereby acknowledge that I have received from Jane W. Mansfield, the mortgage 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 Jane W. Mansfield and her heirs and assigns forever, the premises thereby conveyed. In witness whereof I, hereunto set my hand and seal this 28th day of April A.D. 1890. Daniel E. Hourse Seal.

Discharge
 D. E. Hourse
 to
 J. W. Mansfield

Signed and sealed in this Commonwealth of Massachusetts, presence of _____ J Esq., ss. April 28, 1890. Then personally appeared the above named Daniel E. Hourse and acknowledged the foregoing instrument to be his free act and deed, before me, Benj. A. Ward, Justice of the Peace.
 Esq., ss. Rec'd Apr. 29, 1890, 35m. part 11 a.m. Rec'd & by *Chas. Wood. Ref.*

Know all men by these presents that we, John S. Mooney and Curtis E. Wadleigh, both of Salem in the County of Essex and Commonwealth of Massachusetts and George Rust of Wolfboro in the County of Carroll and State of New Hampshire

J. S. Mooney
 to
 C. E. Wadleigh
 & G. A. Bodwell.

The initial & witness over enclose in the 24th line
 Charles Cook
 sep.

in consideration of one dollar and other valuable consideration to us paid by George A. Bodwell of said Salem, the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell and convey unto the said George A. Bodwell a certain parcel of land, situated on Buffum Street in said Salem, bounded as follows: Beginning at the Easterly corner thereof on said Buffum street, thence running Northwesterly by said Buffum street sixty feet (60) feet to other land of the grantors herein; thence turning and running in a Southwesterly direction by said land of the grantors eighty five (85) feet; thence turning and running in a Southeastly direction by land of the grantors herein sixty (60) feet to land now or formerly of A. D. Coffrain; thence turning and running in a North-easterly direction by said land now or formerly of Coffrain nine (9) feet to the point begun at. Being a portion of land conveyed to the grantors herein by Seabury S. Rogers by deed recorded in Essex Registry of Deeds, book 815, leaf 10, to which reference may be had. To have and to hold the granted premises, with all the privileges and appurtenances thereto belonging, to the said George A. Bodwell and his heirs and assigns, to their own use and behoof forever. And we hereby, for ourselves and our heirs, executors, and administrators, covenant with the grantee and his heirs and assigns, that we are 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 grantee and his heirs and assigns forever against the lawful claims and demands of all persons. And for the consideration aforesaid, we, Mary S. Mooney, wife of said John S. Mooney, and Lucy E. Wadleigh, wife of said Curtis E. Wadleigh, do hereby release unto the said grantee and his heirs and assigns all right of ours to both dower and homestead in the granted premises. In witness whereof we, the said John S. Mooney, Mary S. Mooney, Curtis E. Wadleigh, Lucy E. Wadleigh, and George Rust, being unmarried, hereunto set our hands and seals this twenty-first day of April in the year one thousand eight hundred and ninety.

Signed and sealed in presence of Arthur A. Averill

to J. S. M. & M. S. M. & C. E. W.

Thomas A. Sanborn

John H. Rust, Etta Rust.

John S. Mooney Seal

Mary S. Mooney Seal

Curtis E. Wadleigh Seal

Lucy E. Wadleigh Seal

George Rust Seal

Commonwealth of Massachusetts.

Essex, ss. April 21st 1890. Then personally appeared the above named John S. Mooney, and acknowledged the foregoing instrument to be his free act and deed, before me,

Arthur A. Averille, Justice of the Peace.

Barroll, ss. April 24, 1890. Then personally appeared the within named George Rust, and acknowledged the within instrument to be his free act and deed, before me,

John H. Rust, a Justice for the State of New Hampshire.

Essex, ss. Rec'd Apr. 20, 1890, 10 am. Past 10 am. Rec'd by *Chas. D. Good* P. J.

Know all men by these presents, that the Frewick Savings Bank, the mortgage within named, having received full payment of the debt secured by this mortgage do hereby cancel and discharge the same and release and quitclaim unto the within named Charlotte A. Trask and her heirs and assigns forever the within described premises. In witness whereof the said Frewick Savings Bank has caused its corporate seal to be hereunto affixed and these presents to be signed in its name and behalf by Theodore F. Cogswell, its Treasurer, this twenty ninth day of April, A. D. 1890.

Discharge
Frewick Sav'g Bk.
16
C. A. Trask
sup. 2. 21. 2.
- On back in deed
Rec'd 11. 20, 2. 4. 5.

Commonwealth of Massachusetts, } by Theodore F. Cogswell, its Treasurer. *Seal*
Essex, ss. April 29, 1890. Then personally appeared the above named Theodore F. Cogswell and acknowledged the foregoing instrument to be the free act and deed of the Frewick Savings Bank, before me, Charles A. Hayward, Justice of the Peace.

Essex, ss. Rec'd Apr. 30, 1890, 10 am. Past 10 am. Rec'd by *Chas. D. Good* P. J.

Know all men by these presents that we, David H. Trask and Charlotte A. Trask, his wife, in her own right, of Peabody in the County of Essex and Commonwealth of Massachusetts, in consideration of twenty five hundred dollars paid by Charles C. Putnam of Hamilton in said County, the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell, and convey unto the said Charles C. Putnam, a certain lot of land, situated in said Hamilton with the buildings standing thereon, and bounded and described as follows, to wit: Southerly by the Main County Road, westerly by an estate belonging to the Eastern Railroad, occupied by Holmes, Northwesterly by the Eastern Railroad, easterly by land of Shager, the said estate, being bounded about two hundred feet and six inches on the highway, and being the premises conveyed to said Charlotte A. Trask, by deed of Samuel S. Jones, recorded in Essex Registry of Deeds, South Dist. Book 775, leaf 92, except the parcels sold to Dan-

D. H. Trask
attest
C. C. Putnam

Association has caused this mortgage to be executed, acknowledged and delivered for, in the name of and on behalf of said Association and its corporate seal to be hereto affixed by Harold P. Rice, its President, and George L. Pearce, its Treasurer, hereunto duly authorized this 29th day of December, 1945. Saugus Lodge Number 94 Knights of Pythias THE COMMONWEALTH OF MASSA-) Building Association (Corporate seal) CHUSETTS Essex ss. Decem-) By Harold P. Rice. President ber 29, 1945. Then person-) and George L. Pearce Treasurer. ally appeared the above-named Harold P. Rice and George L. Pearce and acknowledged the foregoing instrument to be the free act and deed, of Saugus Lodge Number 94 Knights of Pythias Building Association, before me, Edward S. Underwood Notary Public My Commission expires September 11, 1948. At a regularly constituted meeting of the Officers and Directors of the Saugus Lodge Number 94 Knights of Pythias Building Association held on the 25 day of October, 1945, at which a quorum was present, the following vote was adopted: VOTED: That the President, Harold P. Rice, and the Treasurer, George L. Pearce, be and hereby are authorized to borrow of the Security Trust Company, of Lynn, the sum of five hundred (500) dollars and to give as security therefor a mortgage upon the real estate of said Lodge.

David W. Hanson Clerk of Board of Directors.

Essex ss. Received Jan. 5, 1946. 27 m. past 11 A.M. Recorded and Examined

The Naumkeag Trust Company, a corporation duly organized according to law and having its place of business in Salem, Essex County, Massachusetts, Executor of the Will of Martha W. Bodwell, deceased, late of said Salem, by power conferred by license of the Essex Probate Court dated December 18, 1945, and every other power, for Six Thousand Five Hundred Dollars paid, grant to Francis D. Sweeney and Marie B. Sweeney, husband and wife, and to the survivor of them, as tenants by the entirety, of said Salem, Certain real estate situate in said SALEM bounded and described as follows, viz: Beginning at the Easterly corner thereof on Buffum Street and thence running Northwesterly by Buffum Street sixty (60) feet to land formerly of Bodwell; thence turning and running Southwesterly by land formerly of Bodwell eighty-five (85) feet; thence turning and running Southeasterly by land now or late of Bodwell sixty (60) feet to land now or late of Coffrain; thence turning and running Northeasterly by said land now or late of Coffrain ninety (90) feet to the point of beginning. Said conveyance is subject to taxes assessed for the year 1946 which the grantees assume and agree to pay. IN WITNESS WHEREOF the said Naumkeag Trust Company, Executor as aforesaid, has caused these presents to be signed and its seal

Naumkeag Trust
Co., Exor.

to
Sweeney et ux

One \$5.
One \$2.
One .10 &
One .05
R. Stamps
Documentary
Canceled

hereunto affixed by George A. Vickery its President hereunto duly authorized.
 this 27th day of December 1945. Naumkeag Trust Company. (Corporate seal)
 THE COMMONWEALTH OF MASSACHU-) By Geo. A. Vickery President
 SETTS Essex, ss. December 27) Attest: Chas. F. Grush Vice Pres.

1945. Then personally appeared the above named Geo. A. Vickery, President
 and acknowledged the foregoing instrument to be the free act and deed, of
 the Naumkeag Trust Company, before me,

Harold G. Macomber. Notary Public (Notarial seal)

My commission expires Aug. 22, 1952

Essex ss. Received Jan. 5, 1946. 38 a. past 11 A.M. Recorded and Examined

Sweeney et. ux
 to
 Salem Co-op. Bk.

Discharge
B. 3540 P. 453

We, Francis D. Sweeney and Marie B. Sweeney, husband and wife, tenants by
 the entirety, of Salem, Essex County, Massachusetts, for consideration
 paid, grant to the Salem Co-operative Bank, situated in Salem, Essex Coun-
 ty, Massachusetts, with MORTGAGE COVENANTS to secure the payment of Five
 Thousand Dollars in or within 20 years from this date, with interest there-
 on payable in monthly installments on the 5th day of each month hereafter,
 which payments shall first be applied to interest then due and the balance
 thereof remaining applied to principal; the interest to be computed monthly
 in advance on the unpaid balance, together with such fines on interest in
 arrears as are provided for in the by-laws of said bank; with the right
 to make additional payments on account of said principal sum on any payment
 date, all as provided in a note of even date, the land, with the buildings
 thereon; situated in said SALEM, bounded and described as follows: Beginning
 at the easterly corner thereof on Buffum Street, thence running north-
 westerly by Buffum Street sixty (60) feet to land now or formerly of Bodwell;
 thence running southwesterly by said Bodwell land eighty-five (85) feet;
 thence running southeasterly by land now or formerly of Bodwell sixty (60)
 feet to land now or formerly of A. P. Coffrain; thence running northeasterly
 by said Coffrain land ninety (90) feet to the point of beginning. Being
 the same premises conveyed to us by deed of the executor of the will of
 Martha W. Bodwell, to be recorded herewith. Including as part of the realty,
 all portable or sectional buildings at any time placed upon said premises
 and all furnaces, ranges, heaters, plumbing, gas and electric fixtures,
 screens, mantels, shades, screen doors, storm doors and windows, oil burners,
 gas burners and all other fixtures of whatever kind and nature at present
 or hereafter installed in or on the granted premises in any manner which
 renders such articles usable in connection therewith so far as the same
 are or can by agreement of parties, be made a part of the realty. This
 mortgage is upon the statutory condition and upon the further conditions

The Newburyport Co-operative Bank holder of the foregoing mortgage, hereby acknowledges satisfaction of the same. IN WITNESS WHEREOF, the said Bank has caused its corporate seal to be hereto affixed and these presents to be signed by its Treasurer, thereto duly authorized, this 22d day of June A.D. 1948
 Essex,ss.) Newburyport Co-operative Bank(Corporate seal)
 - 194-) by Geo. E. Stickney Treasurer
 Approved: Peter I. Lawton Director
 Then personally appeared George E. Stickney, Treasurer, and acknowledged the foregoing instrument to be the free act and deed of the Newburyport Co-operative Bank. before me. Zelma H. Herlihy Notary Public
 My Commission expires 3/12/54
 Essex ss. Received July 6, 1948. 39 m. past 10 A.M. Recorded and Examined

Discharge
 Newburyport
 Co-op. Bk.
 On Back M.Deed
 Rec. B. 3561
 P. 273

Salem Co-operative Bank holder of a mortgage from Francis D. Sweeney et ux to the Salem Co-operative Bank dated January 5, 1946, recorded with the Essex Registry of Deeds, South District Book 3435, Page 574, acknowledges satisfaction of the same. IN WITNESS WHEREOF the said Salem Co-operative Bank has caused its corporate seal to be hereto affixed and these presents to be signed, in its name and behalf by H. Willard Horne its Asst. Treas. this 6th day of July A.D. 1948. Salem Co-operative Bank (Corporate seal)
 THE COMMONWEALTH OF MASSACHU-) by H. Willard Horne Assistant Treasurer
 SETTS Essex ss. July 6, 1948.) Approved W.W. Brouillette Director
 Then personally appeared the above named H. Willard Horne and acknowledged the foregoing instrument to be the free act and deed of the Salem Co-operative Bank. before me,
 Daniel C. Fitz Notary Public
 My commission expires March 26, 1954
 Essex ss. Received July 6, 1948. 51 m. past 10 A.M. Recorded and Examined

Discharge
 Salem Co-op.
 Bk.

We, Francis D. Sweeney and Marie B. Sweeney, husband and wife, tenants by the entirety, of Salem, Essex County, Massachusetts, for consideration paid, grant to Charles W. Berry and Mary M. Berry, and to the survivor of them as tenants by the entirety and not as tenants in common, they being husband and wife, of said Salem, with QUITCLAIM COVENANTS the land in said SALEM, with the buildings thereon, bounded and described as follows: Beginning at the easterly corner thereof on Buffum Street, thence running northwesterly by Buffum Street sixty (60) feet to land now or late of Bodwell; thence running southwesterly by said Bodwell land eighty-five (85) feet; thence running southeasterly by land now or late of Bodwell sixty (60) feet to land now or late of Coffrain; thence running northeasterly by said Coffrain land ninety (90) feet to the point of beginning. Being the

Sweeney et ux
 to
 Berry et ux
 One \$10.
 One .25 &
 Two .10
 R. Stamps
 Documentary
 Canceled

same premises conveyed to us by deed from the estate of Martha W. Bodwell, dated December 27, 1935, recorded with Essex South District Deeds, Book 3435, Page 573. Taxes assessed as of January 1, 1948, are to be paid by the grantees. WITNESS our hands and seals this 6th day of July 1948.

(THE COMMONWEALTH OF MASSACHUSETTS Essex ss.) Francis D. Sweeney
 July 6, 1948. Then personally appeared the) Marie B. Sweeney
 above named Francis D. Sweeney and acknowledged the foregoing instrument to
 be his free act and deed, before me Daniel C. Fitz Notary Public

My commission expires March 26, 1954

Essex ss. Received July 6, 1948. 51 m. past 10 A.M. Recorded and Examined.

Berry et ux
 to
 Salem Co-op. Bk.

Discharge
B. 3990 P. 38

We, Charles W. Berry and Mary M. Berry, husband and wife, tenants by the entirety, of Salem, Essex County, Massachusetts, for consideration paid, grant to the Salem Co-operative Bank, situated in Salem, Essex County, Massachusetts, with MORTGAGE COVENANTS to secure the payment of Sixty Five Hundred Dollars in or within 15 years from this date, with interest thereon at the rate of 5 per cent per annum, payable in monthly installments of \$51.40 on the 6th day of each month hereafter, which payments shall first be applied to interest then due and the balance thereof remaining applied to principal; the interest to be computed monthly in advance on the unpaid balance, together with such fines on interest in arrears as are provided for in the by-laws of said bank; with the right to make additional payments on account of said principal sum on any payment date, all as provided in a note of even date. the land, with the buildings thereon, situated in said SALEM, with the buildings thereon, bounded and described as follows: Beginning at the easterly corner thereof on Buffum Street, thence running northwesterly by Buffum Street sixty (60) feet to land now or late of Bodwell; thence running southwesterly by said Bodwell land eighty-five (85) feet; thence running southeasterly by land now or late of Bodwell sixty (60) feet to land now or late of Coffrain; thence running northeasterly by said Coffrain land ninety (90) feet to the point of beginning. Being the same premises conveyed to us by deed of Francis D. Sweeney et ux., to be recorded herewith. Including as part of the realty, all portable or sectional buildings at any time placed upon said premises and all furnaces, ranges, heaters, plumbing, gas and electric fixtures, screens, mantels, shades, screen doors, storm doors and windows, oil burners, gas burners and all other fixtures of whatever kind and nature at present or hereafter installed in or on the granted premises in any manner which renders such articles usable in connection therewith so far as the same are or can by agreement of parties, be made a part of the realty. This mortgage is upon the statutory

KNOW ALL MEN BY THESE PRESENTS THAT We, Charles W. Berry and Mary M. Berry, husband and wife, both of Salem, Essex County, Massachusetts,

81 3990

for consideration paid, grant to Everett T. Pelletier and Marie A. Pelletier, husband and wife, as tenants by the entirety, both

139

of said Salem

with warranty covenants

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

(Description of land and buildings) Northeastly by Buffum Street sixty (60) feet, southeasterly by land now or formerly of Coffrain ninety (90) feet, southwesterly sixty (60) feet and northwesterly eighty five (85) feet both by land now or formerly of Bodwell. For title see Book 3540 Page 453. Subject to taxes for 1953.

Mass. Excise Stamps \$ 14.20 affixed amount and cancelled on back of this instrument

U. S. Docum. Stamps \$ 13.75 affixed amount and cancelled on back of this instrument

Included with X of next page

release all and grant all rights, title, interest, power and authority and subordinate therein

Witness our hands and seal this 3rd day of July 19 53

Charles W. Berry
Mary M. Berry

The Commonwealth of Massachusetts

Essex, ss. July 3, 19 53

Then personally appeared the above-named Charles W. Berry

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

Elmer W. Liebsch Justice of the Peace

Essex ss. Recorded July 3, 1953. 15 m. post 12 P.M.

we, Alfred T. Beaupre and Mary T. Beaupre, husband and wife, as tenants by the entirety of Salem Essex County, Massachusetts,

being ~~un~~married, for consideration paid, and in full consideration of Thirty-Five Thousand, Four Hundred Dollars (\$35,400.00) grants to Robert E. Bouchard and Janice M. Bouchard, husband and wife, * as tenants by the entirety of 51 Buffum ST. of Salem, Massachusetts with quitclaim covenants

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

[Description and encumbrances, if any]

NORTHEASTERLY by Buffum Street sixty (60) feet;

SOUTHEASTERLY by land now or formerly of Coffrain ninety (90) feet;

SOUTHWESTERLY sixty (60) feet; and

NORTHWESTERLY eighty-five (85) feet both by land now or formerly of Bodwell.

Being the same premises conveyed to us by deed of Everett T. Pelletier and Marie A. Pelletier dated June 6, 1958 and recorded with Essex South District Registry of Deeds, Book 4466, page 87.



Witness our hands and seals this 22nd day of July 1977.

Alfred T. Beaupre
Mary T. Beaupre

The Commonwealth of Massachusetts

Essex ss. July 22 1977

Then personally appeared the above named Alfred T. Beaupre and Mary T. Beaupre and acknowledged the foregoing instrument to be their free act and deed, before me

Notary Public - Justice of the Peace

My commission expires Dec. 31, 1982

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

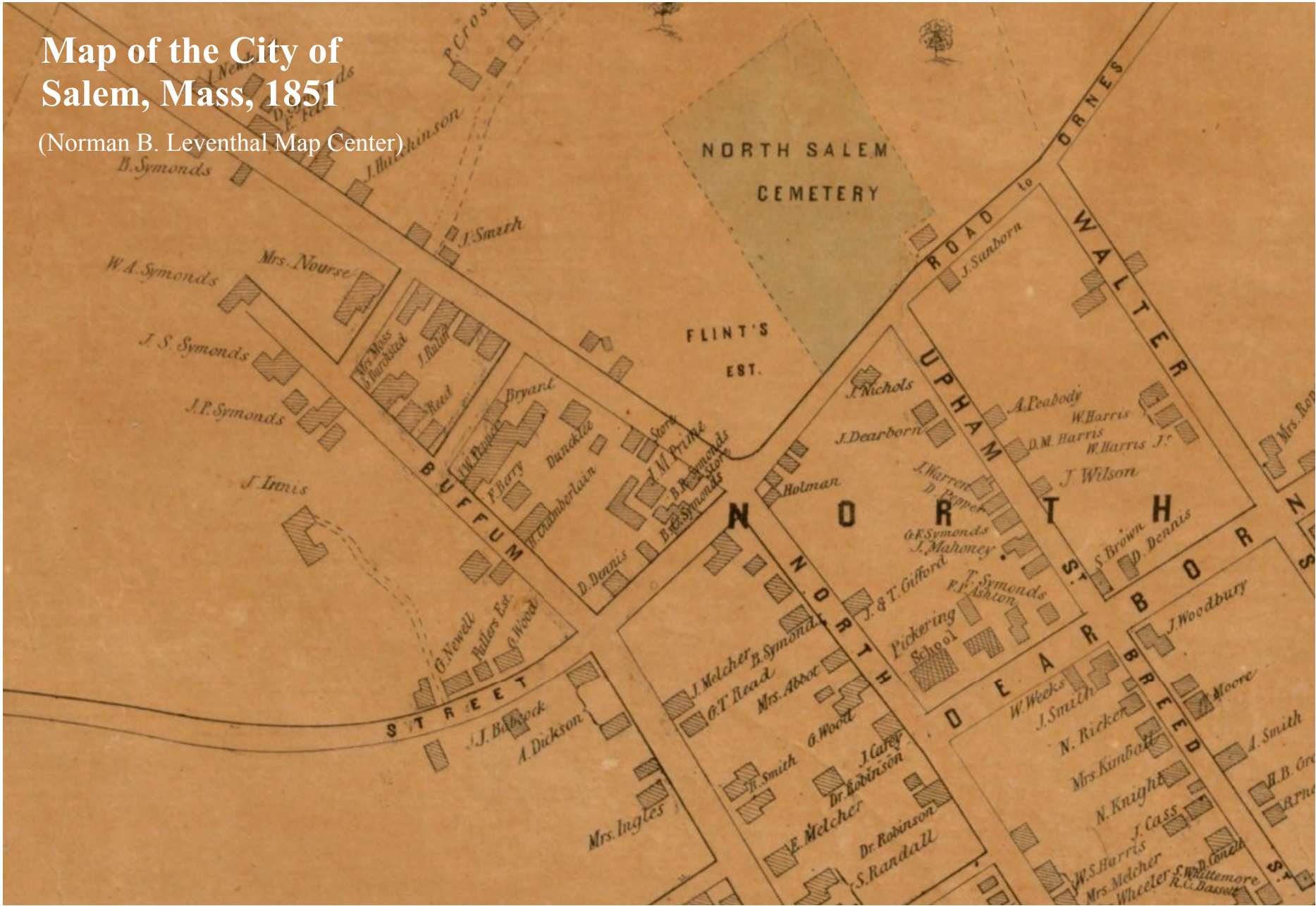
CHAPTER 183 SEC. 6 AS AMENDED BY CHAPTER 497 OF 1969

Every deed presented for record shall contain or have endorsed upon it the full name, residence and post office address of the grantee and a recital of the amount of the full consideration thereof in dollars or the nature of the other consideration therefor, if not delivered for a specific monetary sum. The full consideration shall mean the total price for the conveyance without deduction for any liens or encumbrances assumed by the grantee or remaining thereon. All such endorsements and recitals shall be recorded as part of the deed. Failure to comply with this section shall not affect the validity of any deed. No register of deeds shall accept a deed for recording unless it is in compliance with the requirements of this section.

ESSEX SS. RECORDED July 25 1977 M. PAST 9 A. M. INST. # 40

Map of the City of Salem, Mass, 1851

(Norman B. Leventhal Map Center)



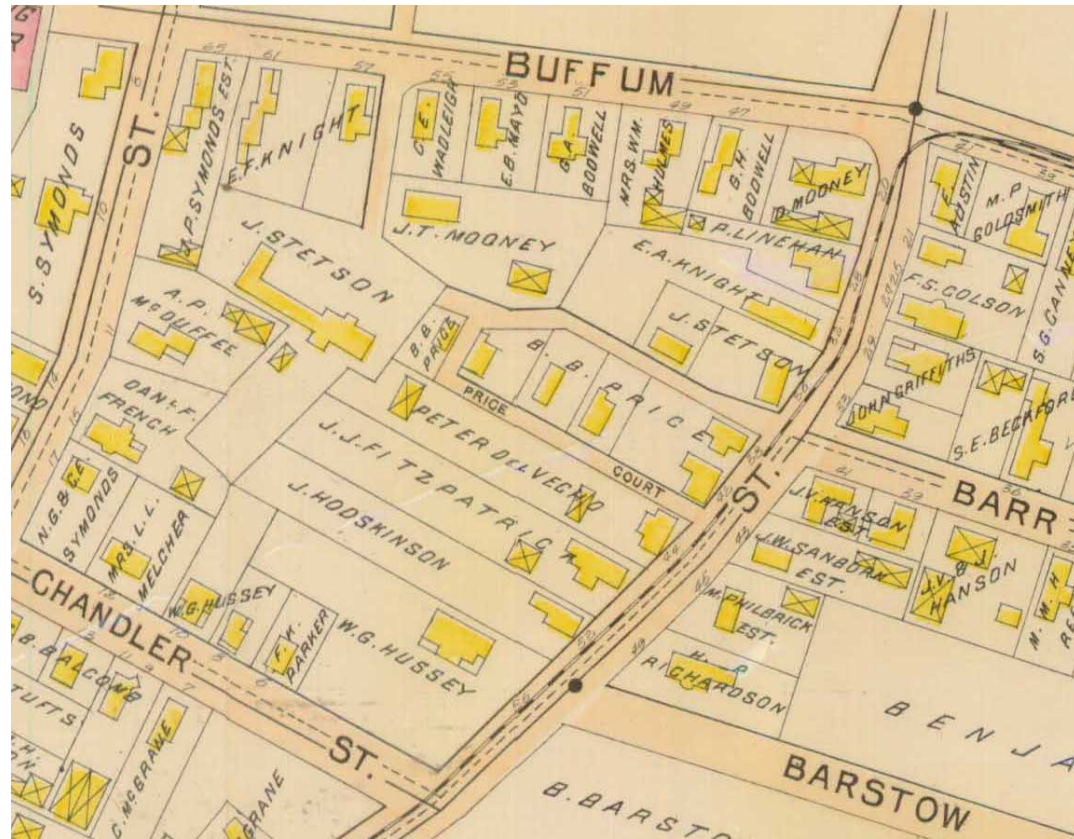
Atlas of Salem, 1874

Essex County Registry of Deeds



Atlas of Salem, 1897

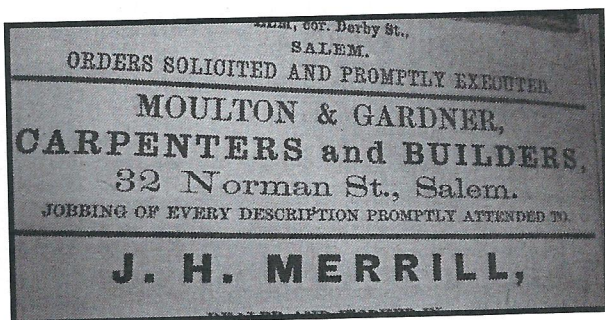
Essex County Registry of Deeds



12 Joseph Collins Moulton

Joseph Collins Moulton, carpenter, was in business with Wm.D. Gardner. Moulton resided at 3 Osborne in 1874. An ad in the Salem Directory of 1874 read:

Moulton & Gardner
Carpenters and Builders
32 Norman St., Salem
Jobbing of Every
Description Promptly
Attended To

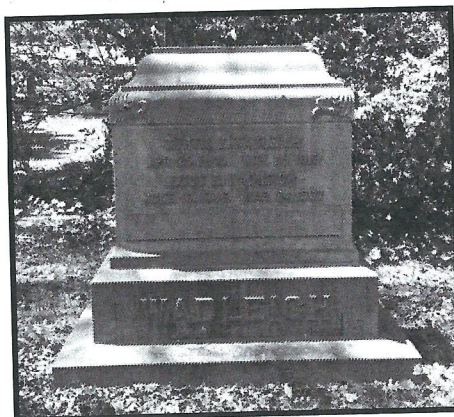


13 Curtis E. Wadleigh

Curtis E. Wadleigh (April 29, 1840 - November 25, 1913)

Lucy Wadleigh (June 15, 1845 - March 24, 1907)

Private Curtis E. Wadleigh, pedlar by trade, was mustered into the Union Army on July 28, 1862. He was in the 23rd Regiment, Mass. Volunteer Infantry, Co. F. Private Wadleigh was wounded on December 16, 1862 at the battle of Whitehall, North Carolina, and was discharged with disability on March 2, 1863. At some point in 1863, he bought an interest in a store dealing with stoves and furnaces from Mr. Eaton. The store was located at 40 & 42 North Street. His business evidently became successful as exhibited by the Wadleigh advertisement in the Naumkeag Directory for 1908.



From the Friends of Greenlawn Botanical Garden Tour, May 2014

Research by Polly Wilbert & Pat Donahue

Massachusetts Vital Records, 1841-1920

Vol. 418

PAGE 73

485

MARRIAGES REGISTERED in the City of Salem for the Year eighteen hundred and ninety-*one*.

No.	DATE AND PLACE OF MARRIAGE.	DATE OF RECORD.	NAMES, SURNAMES, AND COLOR OF GROOM AND BRIDE. <small>(Maiden name of bride if a widow.)</small>	RESIDENCE OF EACH AT TIME OF MARRIAGE.	AGE of each in years.	OCCUPATION OF EACH.	PLACE OF BIRTH OF EACH.	NAMES OF PARENTS. <small>(Maiden name of mother.)</small>	WHAT MARRIAGE WAS IT? <small>1st, 2d, 3d, &c.</small>	NAME, RESIDENCE, AND OFFICIAL STATION OF PERSON BY WHOM MARRIED.
520	December 26 1891. Salem.		Francis C. Jolly. Christ A. Pearson.	Salem Salem	24 22	Employer St. home	Salem Charlottesville, Va.	William C. & Mary C. Jolly. William W. & Flora Pearson.	First First	Dr. W. L. Clark, Salem. Pastor.
521	December 27 1891. Newbury.		John Salmon. Margaret Sullivan.	Salem Newbury.	27 21	Laborer Servant.	Salem Salem.	Nicholas & Bridget Salmon. Thomas & Mary Sullivan.	First First	Mr. J. Maclewan, Newbury. Pastor.
527	December 28 1891. Salem.		Samuel R. Donovan. Henrietta B. Stevens.	Gloucester. New Bedford.	24 21	Clerk Shoemaker.	St. James, N. B. Dorchester, Me.	Samuel & Catharine Donovan. William & Abbie Stevens.	First First	Rev. F. Brodie, Salem. Clergyman.
528	December 29 1891. Salem.		George A. Beckwith. M. Anna W. Brown.	Salem Salem.	32 27	Bookkeeper At home.	Salem. Salem.	George H. & Margaret Beckwith. Benjamin & Elizabeth Brown.	First. First.	Rev. E. C. Butler, Newbury. Pastor.
529	December 29 1891. Salem.		Frederic A. Carter. Alice B. Limon.	Spanish. Spanish.	30 36	Farmer. At home.	Bristol, Me. Salem.	Austin & Caroline Carter. John B. & Elizabeth Limon.	First. Second.	Frederick B. Scott, Salem. Clergyman.
530	December 30 1891. Salem.		Thomas F. Stanton. Bridget Sullivan.	Salem Salem.	28 23	Tinsmith Domestic.	Salem Salem.	Thomas & Margaret Stanton. James & Bridget Sullivan.	First. First.	Patrick J. Kelly, Salem. Catholic Clergyman.
531	December 30 1891. Salem.		Charles S. Coker. Esther F. Curley.	Salem. Salem.	33 30	Electrician At home.	Wardens, Ind. Salem.	Henry C. & Catharine M. Coker. William & Catharine Curley.	First. First.	Patrick J. Kelly, Salem. Clergyman.
532	December 30 1891. Malden.		William H. MacDonnell. Eileen Daniels.	Salem. Waldenfield.	21 17	Plumber. Retailer.	Cumberland, N. S. Rattana, N. S.	John & Jennie MacDonnell. James & Helen Daniels.	First. First.	St. H. Harriman, Malden. Pastor.
533	December 31 1891. Salem.		Cornelius B. Low. Agnes M. O'Leary.	Salem. Salem.	30 36	Marriage shaver. Shoemaker.	Salem. Lowell.	Aaron F. & Ann T. Low. Samuel & Jane O'Leary.	Second. First.	Patrick J. Kelly, Salem. Catholic Clergyman.

I hereby certify that the above return is correct according to the best of my knowledge and belief.

Henry W. West, Clerk.

Bodwell Grave
Greenlawn Cemetery
Salem, MA

(FindAGrave.com)



**Bodwell Grave
Greenlawn Cemetery
Salem, MA**

(FindAGrave.com)

