

Frances his wife to the Contrary att the time of the Ensealing and deliery of these p<sup>r</sup>sents are and standeth lawfully & rightfully seized in their demesne as of ffee simple in their owne right Vse, without any Condiçon limitaçon or other Vse or trust to alter Change or determine the same Estate of and in the said lands and p<sup>r</sup>mises before mençoned to be hereby granted bargained and sold and of and in every part & parcell thereof, And that they the said Francis Armstrong and Frances his wife for and not w<sup>th</sup>standing any Act by them to the Contrary now hath and att the time of the first Estate to be had and executed to the said Richard Preston according to the true intent and meaning of these p<sup>r</sup>sents shall haue full power Just right and lawfull authority, to grant bargaine and sell the same and every part & parcell thereof w<sup>th</sup> the appurtenances unto the said Richard Preston and the heires and Assignes of the said Richard Preston in manner and forme as is before in these p<sup>r</sup>sents expressed and that the said land and p<sup>r</sup>mises and every part and parcell thereof w<sup>th</sup> the appurtenances shall from henceforth for euer remaine and Continue unto the said Richard Preston and to the heires and Assignes of the said Richard Preston freely and Clearly acquitted exonerated and discharged of and from all and all manner of former bargaines sales gifts grants dowers Joynters leases rents charges rent seck arrearages of rent annuities uses intailles statutes merchant and of the staple Judgm<sup>ts</sup> forfeitures execuçons intrusions and incumbrances whatsoever and of and from all other Charges titles troubles and incumbrances w<sup>t</sup>soever had made comitted or wittingly or willingly suffred or done, by them the said Francis Armstrong and Frances his wife or by any other p<sup>r</sup>son or p<sup>r</sup>sons whatsoever lawfully claiming by from or und<sup>r</sup> them the said Francis Armstrong or Frances his wife or by their meanes assent priuity or procurem<sup>t</sup> the rent and seruices from henceforth from time to time for or in respect of the p<sup>r</sup>mises shall grow due to the Cheife Lord or Lords of the fee or fees of the p<sup>r</sup>mises only excepted and foreprized and further that they the said Francis Armstrong and Frances his wife and their heires and Assignes shall and will att all time and times hereafter w<sup>th</sup>in the space of one yeare next ensueing the date of these p<sup>r</sup>sents upon the reasonable request and att the Cost and Charges in the law of the said Richard Preston or of the heires or Assignes of the said Richard Preston make suffer doe knowledge and execute or Cause to be made done knowledged suffred and executed all and every such further lawfull & reasonable Act and Acts thinge and thinges deuice and deuices Conueyances and assurances in the law w<sup>t</sup>soever for the further more perfect and better assuring and sure making of the p<sup>r</sup>mises before mençoned to be hereby bargained and sold and of every part and parcell thereof unto the said Richard Preston and to the heires and Assignes of the said Richard Preston for euer be it by fines or fines feoffment or feoffm<sup>ts</sup> recouery or

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