[illegible] South East four hundred perches and from the end of the South East line North East into the said Taylor to gather with all houses building or edifices pastures woods [illegible] commons Easements profits [illegible] rights members & appurtenances into the said parcel of land & plantation belonging or in any wise appertaining to have and to hold the said one hundred [illegible] land & plantation with all and singular rights members & appurtenances unto the said Robert Adam & his heirs & assigns to the only proper use & behoof of the said Robert Adam & his heirs & assigns Robert & Mary his wife for their lives & the survivor & after their decease to the heirs & assigns of the said Robert & Mary his wife forever & the said Robert & Mary his wife & their heirs & assigns & all & singular other the premises hereby granted & confirmed unto the said Robert & Mary his wife & their heirs & assigns against the said Robert & Mary his wife & their heirs & assigns & against all & every person whatsoever lawfully claiming or to claim the same or any part thereof shall & will warrant & forever defend by these presents & the said Robert & Mary his wife for themselves their heirs executors & administrators & every of them doth covenant & agree to & with the said Robert & Mary his wife their heirs & assigns that they the said Robert & Mary their heirs & assigns shall & may peaceably & quietly have hold & receive the said parcel of land & premises with all & singular the members & appurtenances unto the said Robert & Mary his wife their heirs & assigns to their own proper use & behoof free & clear & clearly acquitted & discharged of & from all former & other gifts grants bargains sales leases mortgages jointures dowers & all other incumbrances whatsoever made or suffered by the said Robert & Mary his wife or any of them or any other person or persons lawfully claiming or to claim the premises or any part thereof by from or under them or any of them or by their or any of their act or acts or by