

(and Lying on the south side of the aforementioned Branch
 exclusive of the timber Pocoson the Line so marked in the presence
 of the persons aforesaid dividing the said timber Pocoson the
 vendable Ground) unto the said Abraham Boyd his heirs and
 assigns from the Day of Date hereof for & duringe until
 the full ^{the} Term of Eighteen Years from thence ensuing and
 fully to be completed & ended yielding & paying therefore
 yearly & every year During the said term of Eighteen Years
 the yearly Rent or sum of Three pounds Ten Shillings Sterling
 But if it shall happen that the said yearly Rent or sum of
 three pounds ten Shillings Sterling as aforesaid or any part
 thereof shall be behind & unpaid in part or in all by the
 Space of Thirty Days next over or after the Day of paymt,
 aforesaid whereon the same ought to be paid being Law
 fully Demanded that then it shall & may be lawfull
 to for the said Henry Hall his heirs & assigns or any
 of them to Enter into & upon the said houses & premises &
 distrain for the same & the distress & distresses there had and
 taken to Lead drive & Carry away the same to detain
 & keep until the said yearly Rent & arrerages thereof (if any
 there be) unto the said Henry Hall his heirs & assigns shall
 be content & paid & the said Henry Hall for himself his heirs
 & assigns Both Covenant grant & Agree to with the
 said Abraham Boyd his heirs & assigns That the said
 Abraham Boyd his heirs & assigns shall have full liberty
 Leave & Licence to take & Make use of what timber shall
 be sufficient & Necessary for any Building & fence to
 Repair