


223) Due to the Lord Proprietary always excepted & forequered to
 the only proper use and behoof of them the said Charles Joye
 & Ignatius Joye their Heirs and assigns forever & to no other
 use Intent or purpose whatsoever and the said John Baptist
 Joye for himself and his Heirs doth covenant promise &
 agree to and with the said Charles Joye & Ignatius Joye & their
 Heirs that they the said Charles & Ignatius Joye & their Heirs
 shall they the said Charles & Ignatius Joye & their Heirs
 shall or may from hence
 forth peaceably and quietly have hold occupy possess & enjoy
 the part of the aforesaid Tract parcel or Dividend of Land without
 any lawfull suit conviction Trouble or Molestation of the said
 John Baptist Joye or his Heirs or of any other person or persons
 Lawfully claiming or which hereafter may Lawfully
 claim from by or under the said John Baptist Joye or his Heirs
 And further the said John Baptist Joye doth hereby for
 himself and his Heirs covenant promise grant and agree
 to and with the said Charles Joye & Ignatius Joye & their
 Heirs that he the said John Baptist Joye and his Heirs
 the aforesaid Part or Dividend of Land so as aforesaid to him
 bequeathed or Devised by those presents intended to be
 conveyed and assured to the said Charles Joye & Ignatius
 Joye and their Heirs shall and will forever Warrant and
 Defend unto them the said Charles Joye & Ignatius Joye
 against him the said John Baptist Joye & his Heirs as
 also against all persons whatsoever which may lawfully
 claim any right Title Interest or Demand of in or to the
 same and from by or under him the said John Baptist Joye
 or his Heirs In Witness whereof the said John Baptist
 Joye hath hereunto putt his hand and Seal the Day and
 Year first above Written
 Signed sealed & Delivered } John Baptist Joye ^{his} 
 in the presence of } ^{mark}

Peter Mugg } On the back of the aforesaid Deed was
 Will Hebb } thus Endorsed:

11 Marys County 30 April the 3. 1746 Then came John Baptist
 Joye before us the Subscribers two of his Lordships Justices of
 the Peace for the County aforesaid. each acknowledged the within Deed to be
 his Act and Deed and the Land and premises therein Men-
 to be the right of the within named Charles Joye & Ignatius Joye
 (their)