

Lewis Griffith at and before the enrolling and delivery of these Presents the receipt whereof the said Plumer Sains doth hereby acknowledge and thereof from every part and parcel thereof doth for himself his Heirs Exors Adms or Assigns for ever acquit Exonerate and Discharge the said Lewis Griffith his Heirs Exors Adms by these Presents hath given granted Bargained sold aliened Enfeoffed and Confirmed and by these Presents doth give grant bargain sell alien Enfeoff and Confirm unto him the said Lewis Griffith his Heirs and Assigns for ever part of two Tracts of Land situate lying and being in Lyons Creek Hundred in Salvest County adjacent on the East side of Patuxent River and on the said River called Archers Hays by the following Metes and Bounds that is to say Beginning at Patuxent Riverside where the Land late Burden Crosby's Second line of the said Land ends, and running with the line of the said Land North fifty three Degrees East One hundred and fifteen Perches to the said Crosby's bounded line then running East with the Original line of the said Tract of Land called Archers Hays two hundred and twenty Perches then running South still with another of the Original lines to the Land of Samuel Griffith accap'd then running West with the said Griffiths Land two hundred and seventeen Perches thence running a few Perches to the Branch that lies to the Northward of the Plantation where William Went lately Dwelt then running down the said Branch as the Water in the said Branch runneth to Patuxent Riverside then running up the River to the first beginning containing and laid out for about One hundred and fifty Acres more or less together with all and singular the Buildings and other Improvements Profits Benefits Priviledges and Advantages of what Nature or kind soever to the same belonging or appertaining (To have and to hold the same Lands and Premises with its appurtenances to him the said Lewis Griffith his Heirs and Assigns for ever and to and for no other Use Intent or Purpose whatsoever And the said Plumer Sains for himself his Heirs Executors and Adms doth further Covenant Grant Promise and give to and with the said Lewis Griffith his Heirs and Assigns in manner and form following that is to say that he the said Plumer Sains at the time of the sealing and Delivery of these Presents hath good right and Lawfull Power and Authority to Sell and Convey the before mentioned Bargained Land and Premises with its appurtenances to him the said Lewis Griffith his Heirs and Assigns and that excepting the Quit Rents hereafter to grow due to the Lord Proprietary the same is free and clear from all Incumbrances whatsoever and that from time to time and at all times for ever hereafter it shall and may be Lawfull to and for the said Lewis Griffith his Heirs & Assigns to have hold use Occupy Quietly and Peaceably Use and Enjoy the before mentioned Bargained Land and Premises with their appurtenances without any let hindrance or molestation of him the said Plumer Sains his Heirs Exors or Adms or any other Person or Persons by his or their Procurement and that he the said Plumer Sains the same Lands and Premises with their appurtenances against the Lawfull Claim of him the said Plumer Sains his Heirs Executors and Adms or any other Person or Persons claiming or pretending to Claim from by or under him them or any of them and against the Lawfull Claim of all Persons whatsoever to him the said Lewis Griffith his Heirs and Assigns shall and will for ever warrant and Defend by these Presents And Lastly that he the said Plumer Sains his Heirs Exors Adms shall and will at any time hereafter at the reasonable request and proper Costs Charges in the Law of him the said Lewis Griffith his Heirs or Assigns make do suffer execute or cause to be made done suffered and Executed any further or other Deed or Deeds Engagements or Conveyances for the further and better Assuring and Law maintaining of the before mentioned Bargained Land and Premises with their appurtenances to him the said Lewis Griffith his Heirs or Assigns