


Howard doth hereby ~~Assign~~ ^{Grant} and Agree for himself his Heirs Executors and Administrators further Covenant and Agree to and with the said Thomas Rutland ^{that he the said Thomas Rutland his Heirs and Assigns} his Heirs and Assigns shall and may forever hereafter Peaceably and Quietly have hold use Occupy Possess and enjoy the aforesaid Tract of Land and Premises with all the Buildings and Improvements thereon with their and every of their Appurtenances free and Clear of and from all Incumbrances whatsoever And further the said John Howard for himself and his Heirs the said Tract of Land and Premises with all the Buildings ~~thereon~~ and Improvements thereon and every part and Parcel thereof against him and his Heirs and against all and every other Person or Persons whatsoever claiming from and under him or them to the said Thomas Rutland his Heirs and Assigns shall and will warrant and defend by these Presents And that he the said John Howard and his Heirs shall and will at any Time hereafter execute any further or other Deed Assurance or Conveyance that shall be Demanded Advised or required by him the said Thomas Rutland his Heirs and Assigns or his or their Council Learned in the Law for the better Assurance of the Land and Premises aforesaid In Witness Whereof the said John Howard hath hereunto set his Hand and Affixed his Seal the day and Year above writ

Sealed and Delivered
in the Presence of

Thomas Wilson
John Stone

John Howard 

In the Back of the above Deed was thus Written
viz.

~~On the seventh day of March 1761~~ Received of the within named Thomas Rutland the sum of Twenty Pounds Current Money being the Consideration within mentioned Witnesses my hand this seventh day of March 1761
Thomas Wilson
John Stone

John Howard