

about the 25th day of November 1748 amongst other Doveses therein mentioned did give and Devise all his Land called Nickless Hunting Quarter unto his two Youngest Sons their Heirs and Assigns forever and which aforesaid two Youngest Sons mentioned in the said Will were named Joseph Joyce and Thomas Joyce which said Joseph Joyce is one of the Parties to these presents and by the said Will of his said Father is Intituled to a Moiety or half part of the said Tract of Land called Nickless Hunting Quarter Alias dictus Nicholls Hunting Quarter in Joint Tenancy with his said Brother Thomas Joyce Now this Indenture witnesseth that the said Joseph Joyce the Youngest Son of the said Thomas Joyce deceased for and in consideration of the Sum of Fifty Pounds Current Money to him in Hand paid by the said Richard Henderson the receipt whereof he the said Joseph Joyce doth hereby acknowledge that he given granted bargained sold aliened enfeoffed and confirmed and by these presents for himself his Heirs Doth give grant bargain sell alien enfeoffe and confirm unto him the said Richard Henderson his Heirs and Assigns all his undivided Moiety or half part of the aforesaid Tract of Land called Nicholls Hunting Quarter Alias Nicholls Hunting Quarter lying and being in Prince Georges County aforesaid originally on the 10 Day of July 1715 granted to a certain William Nicholls and Situate lying and being on the South East side of the North East Branch of Potowmack and Beginning at a bounded White Oak standing on the said Branch Side and running thence South forty five perches thence East forty perches thence South East forty Perches then South East by East eighteen perches thence South two hundred and one perches then East one hundred and eleven Perches then North two hundred and twenty nine perches then with a straight Line to the first bounded Tract containing two hundred acres of Land more or less (except fifty acres part thereof sold out of the said Tract by William Nicholls the Original taker up of the same or by some Person claiming or which did claim by from or under him his Heirs or Assigns) together with the Reversion and Reversions Remainder and Remainders Rents Issues and Profits of the same Land and all the Estate Right Title Interest Property claim and Demand whatsoever of him the said Joseph Joyce of in or to the same and also the Wood and woods Meadows Waters Water courses privileges and appurtenances to the same Tract of Land belonging or in anywise appertaining to have and to hold the aforesaid undivided Moiety or half part of the aforesaid Tract of Land and premises with its Rights Members and Appurtenances (except as before excepted) unto him the said Richard Henderson his Heirs and Assigns to the only proper use and behoof of him the said Richard Henderson his Heirs and Assigns forever and to and for no other use Intent or purpose whatsoever And the said Joseph Joyce for himself his Heirs Executors and Administrators doth hereby covenant promise grant

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and agree that he or half = tenant said the Joseph J claim the J forever the part their H with sign in the Im Precu the w Curren I say n Witne Be the Yoe die's Court within Indon there nam to the Act of Rece shellu alien from Gene

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