Howses Edifices Buildings Gardens Orchards waies waterwaies Courses priviledges Easments
comodities Heredilaments and appurtinances to the said Bargained premisses belonging or in-
any wise appertaining All which said Bargained premisses with the appurtinances were here-
tofore in the tenure of John Garey aforesaid his Tenant or assignes and Late in possession of the
said William Dixon and Elizabeth his wife but now by vertue of the Statute for transferring
vses into possession are now in the actuall possession of the said William Sharpe (Except as aforesaid
as hereinafter is expressed) That is to say Except and allwaies Reserved out of this present Grant
unto the said William Dixon and Elizabeth his said wife and the heires of the said Elizabeth Two
hundred acres of Land part and parcell of the said Six hundred acres of Land Lying and being
upon the upper parte side of the said Six hundred acres of Land and now or Late in the tenure occup-
=ations or possession of Francis ffreeman planter with all buildings priviledges and appurtinances
thereunto belonging and all the Estate Right title claime and demand whatsoever of them the said
William Dixon and Elizabeth his wife off in and to the said Bargained premisses with the appurtinances
Except as before Excepted and the Reversions and Reversions Remainder and Remainders
Rents Issues and profits of all and Singuller the said Bargained premisses (Except as before is Excepted)
To have and to hold the said bargained premisses with the appurtinances (Except as before is Excepted)
unto the said William Sharpe his heires and assignes to the only proper vse and behoofe of the said
William Sharpe his heires and assignes for ever And the said William Dixon and Elizabeth do
hereby grant for themselves and the heires of the said Elizabeth That the said William Dixon &
Elizabeth his said wife and the heires of the said Elizabeth all & Singuller the said Bargained premisses
with the appurtinances (Except as before is Excepted) unto the said William Sharpe his heires and
assignes against them the said William Dixon and Elizabeth his said wife and the heires of the said
Elizabeth and all and every other person or persons Lawfully claiming from by or under them the
said William Dixon and Elizabeth his said wife or the heires of the said Elizabeth Shall and will
warrant and for ever by these presents defend And the said William Dixon and Elizabeth his said
wife do for themselves their heires Executors and Administrators and the heires of the said Elizabeth
Covenant promise and grant to and with the said William Sharpe his heires and assignes by
these presents in manner and forme following that is to say that they the said William Dixon and
Elizabeth his said wife upon the day of the date hereof have full power good Right and Lawfull Auth-
=ority to Convey and assure the said Bargained premisses with the appurtinances (Except as before is
Excepted) unto the said William Sharpe his heires and assignes for ever And that the said William
Sharpe his heires and assignes Shall and may henceforth for ever peaceably and quietly have
hold occupy possess and enjoy all and Singuller the said Bargained premisses with the appurtinances
(Except as before is Excepted) without the Lawfull Lett trouble denyall Eviction Ejection expulsion
or Mollitation of them the said William Dixon and Elizabeth his wife or the heires of the said
Elizabeth or any other person or persons whatsoever Lawfully claiming any Estate Right title claime or
Interest of in or to the said bargained premisses with the appurtinances (Except as before is Excepted) from
by or under the said William Dixon and Elizabeth his said wife or the heires of the said Elizabeth and
that freed and discharged or otherwise well and sufficiently saved and kept harmless of and from all
other guifts grants bargains Sales Leases Joyntures Dowers Fines ffeoffments Alienations portfines
Judgements Recognizances Executions Issues Forfeitures Liveries troubles Charges and Incumbrances what-
=soever done or committed or suffered to be done or committed or hereafter to be had made done committed
suffered or executed by the said William Dixon and Elizabeth his said wife or of any other person or
persons whatsoever Lawfully claiming from by or under them the said William Dixon and Elizabeth
his said wife or the heires of the said Elizabeth And further that he the said William Dixon

(and)