

I and the said Richard
 witness that the said Richard
 and also his wife for and in consideration
 of the sum of five hundred pounds
 money of England to him the said Richard
 paid at before the said
 Richard in hand paid at before the said
 Richard by the said John Gandy the receipt
 whereof the said Richard doth hereby
 acknowledge thereof and of every part
 thereof both acquit release and discharge
 the said John Gandy his heirs and assigns
 and every of them by these presents have and each
 of them have bargained and sold and do and
 each of them doth hereby bargain and sell
 unto the said John Gandy his heirs and assigns
 assigns all that tract or parcel of land
 called readbourne lying on the east side
 of the sepulchre bay and on the east side of
 a river in the said bay called the river
 river beginning at a marked oak
 standing by a marsh respecting towards
 point to the west running north east up the
 river for breadth five hundred feet to a marked
 pear tree by a creek called the Herring Creek
 bounding on the south by a line drawn
 south east and by east from the first marked
 oak by the north for length three hundred
 and twenty feet on the west by a line drawn
 north east from the end of the south east
 land