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year one Negro boy Called Son of Murea about two years old
 have and to hold the said seven Tracts of Land lying in Annapolis
 County and four Tracts of Land lying in Baltimore County before
 mentioned and three Negroes which three Negroes and eleven tracts of Land to be
 for the only proper use and behoofe of the said Amos Garrett his heirs and assigns
 and the said Tho^s Browne and Katherine his wife for themselves and their
 heirs do hereby Covenant promise grant and agree to and with the said Amos
 Garrett his heirs and assigns that they the said Tho^s Browne & Katherine
 his wife at the sealing and Delivery of these presents ~~and~~ until a good
 and perfect Estate shall be made and Execution of y^e said eleven Tracts of
 Land three Negroes to promise unto the said Amos his heirs shall continue
 and be seized of all and singular the before mentioned Bargained eleven tracts
 of Land and premises and every parte thereof of good Lawfull perfect absolute
 Sole Inseparible Estate of Inheritance in fee Simple by y^e said Amos Garrett
 own proper use and behoofe without any Condition Mortgage Limitation of
 Use or Uses or other thing to alter Change Determine or Inumber the same
 or any parte or part thereof and that they the said Tho^s Browne & Katherine
 his wife will forever warrant and defend the same eleven tracts of Land and
 three Negroes unto him y^e said Amos his heirs and assigns against all
 manner of persons whatsoever Claiming any Intere therein or therein unto
 whether by y^e Lands running unto Elder or more Ancient Surveys or other way
 And as they the said Tho^s Browne & Katherine his wife and their heirs
 shall at any time hereafter make do acknowledge suffer
 and every farther and other act and all thing or things by the
 said Amos ~~and his heirs~~ Garrett his heirs or assigns shall be reasonably
 devised advised or Required Provided always and it is the true intent
 meaning of these presents that in Case y^e said Thomas Browne of ^{the} County Maryland
 or his assigns shall at or before upon the twenty fifth day of December
 which shall be in the year of our Lord one thousand seven hundred and fourteen
 pay or cause to be paid to y^e said Amos Garrett his heirs or assigns
 y^e sum of Eighty pounds Sterling money of Great Brittain by good Bills
 of Exchange four to y^e said Amos Garrett
 drawn at twenty Days sight on some responsible Merchant in London
 in Great Brittain and y^e said Bills of Exchange be there only accepted
 & paid to y^e said Amos Garrett or his heirs being halfe of y^e Consideration
 Money above mentioned as also shall at or upon y^e 15th day of December
 (which)