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Lawfull Authority to Grant Bargaine Sell Alien Convey  
 and Confirm unto the said John Sinnott y<sup>e</sup> said parcels of  
 Land and premises with the appurtenances as afo<sup>e</sup> and that the  
 said John Sinnott his heirs & Assignes shall and may from  
 time to time and at all times forever hereafter by vertue  
 of these presents peaceably and quietly have full occupy  
 possess and enjoy y<sup>e</sup> said Donises granted and bargained  
 Land and premises with the appurtenances free and cleare  
 and freely and clearely acquitted Exonerated and  
 Discharged of and from all manner of former Gifts Grants  
 Bargaines Sales Leases Mortgages Wills <sup>Intestates</sup> ~~Testaments~~ Joynt  
 tenures Dower Judgments Incumbrances and Troubles  
 whatsoever And the said William Pickrell doth hereby  
 Covenant and bind himselfe his heirs & ad<sup>ors</sup> and adm<sup>ors</sup>  
 family by these presents to warrant and defend the said  
 John Sinnott his heirs and Assignes in quiet and peaceable  
 possession of all & singular the said granted Land & premises  
 with the appurtenances ag<sup>t</sup> any Just or Lawfull Claim of any  
 person or persons whatsoever In witness whereof y<sup>e</sup> said William  
 to this Indenture Interechangeably hath set his hand & seal this day  
 and Year first above Written William Pickrell Sealed

Sealed and Delivered in the presence of us  
 Tho: Holmes Luke Barber Rob<sup>t</sup> Johnson Pet<sup>r</sup> White  
 February the 10<sup>th</sup> 1714 Mem<sup>o</sup> that this 10<sup>th</sup> day of February  
 1714 Came before me Samuel Young Esq<sup>r</sup> one of his Maj<sup>ties</sup> Pro<sup>vs</sup> & Justices  
 of Maryland William Pickrell party to this Deed and Acknowledged  
 the same & the Land and premises therein mentioned to be the Right  
 of the said John Sinnott his heirs and Assignes forever according  
 to the forme of ~~that Deed~~ the act of Assembly in that Case  
 made and provided taken and Acknowledged the day & year afo<sup>e</sup>  
 before me Sam<sup>l</sup> Young

Recorded March 13<sup>th</sup> 1714