

(3) Purchased of John Wiley & Mallice his wife, and Richard  
Simonds by the said Smith by Estimation fifty acres  
or by a Deed of Sale on the Records of Calvert County  
bearing date the twentieth day of James One Thousand  
Seven hundred & Eighty relation being there unto had wife  
More at large appear to gather of all the Appurtenances there  
unto belonging. To have and to hold, the said Tract  
and Parcels of Land last before mentioned w<sup>th</sup> the  
Appurtenances Granted & Confirmed by these presents  
unto the said Rowley Jones his heirs & Assignes to the  
Only use and behoof of the said Rowley Jones  
his heirs & Assignes for ever. Provided always  
and it is the true intent & meaning of these presents  
and of the Parties therunto that if either the said  
William Smith or Rowley Jones their heirs or  
Assignes shall happen at any time hereafter to be  
Lawfully Exited of either of the said Estates for or by  
reason or means of any former Grant Bargaine  
Sale Mortgage Joynture Dower Settlement Gift or  
Incumbrance whatsoever Accepted before or after  
that then this present Deed of Giftment &c. & every  
Covenant Clause and Matter & thing contained therein  
shall beare Determined and be utterly void of no  
Effect, that then it maye shall be Lawfull to for  
the other of the said parties that is to say the said  
Smith or Rowley Jones their heirs or Assignes to enter  
into the premises hereby Relinquished & possessore possess  
& enjoy the same as his or their proper Estate & Right  
Any thing in these presents contained to the contrary in  
(Any)