manner & form following (that is to say) that he the said Mark Pringle his heirs Executors Admrs & assigns shall & will from time to time and at all times hereafter pay or cause to be paid to the said William Foll his heirs or assigns, or such person or persons as shall be properly authorized to receive the same, the yearly Rent or sum of twenty five pounds sterling in manner and form as the same is above reserved to be paid and further that he the said ——— his Executors admrs and assigns shall & will within the space of two years from the commencement of this demise hereby made at his own proper cost & charge build Erect and Compleat on the front of the said parcel of ground a good & sufficient Brick or stone House and Constructed in such manner as to guard as much as may be against the casualty of fire and if it shall happen that the said yearly Rent or any part thereof shall be in arrears and unpaid for the space of thirty Days next after any of the Days or times on which the same is above reserved to be paid, that then it shall & may be lawfull to and for the said William Foll his Heirs or assigns into the said demised premises to enter & make distress and upon any part thereof for the same and the said William Foll for himself his heirs Executors Admrs and assigns doth hereby Covenant promise grant & agree to and with the said ——— his Executors Admrs and assigns that if such building shall not be erected & compleated within the time limited for the Erecting & completing the said house that then & in such case the said ——— his heirs Executors admrs and assigns upon his or their tendering in payment the sum of ——— as a fine and all the Rents that shall be then due & in Arrears unto the said William Foll his heirs or assigns within one Month after the Expiration of the said two years shall & may have the further space or time of two years from the end of the said two years for the erecting and compleating of such building aforesaid and further that he the said William Foll his heirs or assigns shall & will upon the request and at the proper cost & charge of the aforesaid Mark Pringle his heirs Executors Admrs or assigns upon his or their payment or tendering of payment the sum of twenty five pounds sterling in the name of and as a fine for renewment at any time during the continuance of this present demise make & Execute to him the said Mark

Pringle his Executors Admrs or assigns so requesting paying or tendering as aforesaid a new lease of the said demised premises for ninety nine years to take Effect & commence at the end of the Term for which the same is hereby demised under the same Rent & with the like Covenants Clauses and Agreements as are herein Contained, so that this present demise may be renewable & renewed for ever. and the said Mark Pringle his Executors Admrs and assigns the aforesaid demised ground & premises with their & every of their appurtenances for and during the aforesaid Term of Ninety nine years hereby letten shall & may peaceably and quietly have hold use Occupy, possess & enjoy for and on the payment of the Rents & performance of the Covenants Conditions and Agreements herein before mentioned on the part of the said Mark Pringle his Executors Administrators or assigns, to be paid & performed According to the true intent & meaning of these presents from and against him the said William Foll, his heirs & assigns & all and every other person and persons Claiming or to Claim anything therein by from or under him, them or any of them and it is hereby also provided & expressly covenanted granted concluded and agreed upon by and between the said parties to the these presents for themselves their heirs Executors admrs and assigns respectively that in case such house as aforesaid shall not be so built within the space of two years herein before limited and appointed for building & compleating thereof and if also Default shall be made in the payment of the said sum of twenty five pounds sterling within the said Term of One Month next after the Expiration thereof or that after such last mentioned payment there shall happen to be default made in erecting the said House as aforesaid, within the two years last limited for the erecting building & compleating the same and after the Expiration of the said two years last mentioned there shall happen to be default made in payment of a proportionable sum of Money, as above directed, within the space of One Month next after the Expiration of the said last mentioned two years or if default shall be made in payment of any one years Rent for the space of six Months after any of the days and times of which the same ought to have been paid as aforesaid that then it shall & may be lawfull upon any such default as aforesaid Contrary to