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ten shillings sterling and accept of the said land and thereby be in the place and stead of the said William Coale the aft. Vendee provided the said Mary Stokes would a second time sell and dispose of the said land at Vendue in which the said Mary Stokes readily acquiesced on condition that in case it was sold for a less sum then one hundred and thirty nine pounds ten shillings sterl the said Thomas White should pay the deficiency to the said Mary Stokes and **Whereas** also the said Mary Stokes in order to enable her to pay and satisfie to the said William Chapman the said sum and for empowering her to execute and deliver a deed of bargain and sale of the said land according to the literall expressions of the said act of assembly afterwards viz. on the twenty ninth day of March in the year one thousand seven hundred and forty five with the consent of the said William Coale did sell and dispose of at publick auction or vendue had at Joppa Town aft. all the said two hundred and fifty acres of land and all surplusage within the bounds thereof more or less being part and percell of the said larger tract calld Mountserado and is the land mentioned in the said act by the name of Monserado to the said Thomas White for the sum of one hundred and thirty nine pounds ten shillings sterr money he the said Thomas White being the highest bidder publick notice of the time and place of the said last mentioned sale haveing been given according to the direction of the said act in all which the said William Coale hath acquiesced and hath yeilded his right to the land by the first sale to the said Thomas White the second Vendee **Now Therefore this Indenture Witnesseth** that the said Mary Stokes for and in consideration of the sum of one hundred and thirtynine pounds ten shillings sterling money of Great Brittain to her in hand paid by the said Thomas White the receipt whereof the said Mary Stokes doth hereby

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acknowledge and doth acquitt and discharge the said Thomas White his heirs executors & administrators hath given granted bargained and sold aleined assigned and sett over and by these presents doth give grant bargain sell alein assign and sett over unto the said Thomas White part of a tract of land calld Mountserado or Monserado lying on the West side of Susquehanah River Beginning at two chesnutt oaks each marked with twelve notches standing by the said river side by a deep gutter being the place where the whole tract begins and runing thence up the river North North West six degrees Westerly one hundred and fifty two perches to a chesnutt oak standing on a stoney point thence up into the woods West three hundred thirty two perches to a marked locust and white oak then South South East three degrees Easterly one hundred and fifty two perches to a marked oak and hickory then East to the begining containing two hundred and seventy five acres more or less which percell of land or some part thereof was recovered in the lifetime of the said John Stokes in an ejectment brought against a certain Henry Ward as may appear by the record thereof in the proceedings of the Provintiall Court and also all buildings and improvements mineralls mines (royall mines excepted) advantages and appurtenances whatsoever to the said percell of land belonging or in any wise appurtaining and the reversion and reversions remainder and remainders thereof **To have and To hold** the said percell of land and premeses above mentioned and every part and percell thereof with the appurtenances unto the said Thomas White his heirs and assigns for ever and the said Mary Stokes for herself her heirs executors and adm.rs doth hereby covenant and grant to and with the said Thos. White his heirs & assigns in manner and form following that is to say that the said Pcell of land and