Remainder and Remainders of all and Singular the before hereby granted or Mentioned to be granted Premises And also all the estate Right Title and Demand whatsoever of him the said Henry Thomas of in and to the same, and of in & to every part and parcel thereof, And allso all wood and under woods and Trees now growing Standing and being upon the said Premises or any part or Parcel thereof To Have & To Hold the said Sixty Two Acres of Land and all and every part thereof as may lye Clear of Elder Surveys with the Appurtenances thereunto belonging unto the said John Atkinson his heirs and Assigns for Ever: to the only Proper use and behoof of the said John Atkinson his heirs and Assigns for ever more, And to and for no other use Intent or Purpose whatsoever, And the said Henry Thomas doth hereby Covenant Promise Grant and agree to and with the said John Atkinson his heirs and Assigns that he the said Henry Thomas his heirs Executors & Administrators the Land and Premises hereby granted and Sold or mentioned or Intended to be hereby granted and Sold and every part and Parcel thereof with all & Singular their and every of their Appurtenances unto the said John Atkinson his heirs & Assigns against ~~against~~ him the said Henry Thomas or any Person or Persons claiming by from or under him the said Henry Thomas or his heirs shall & will warrent and for Ever Defend, hereby further Covenanting that he the said Henry Thomas at the Time of the Ensealing and delivery of these presents is Seized of a free clear and absolute Estate of Inheritance of & in all the a/s/d Land And Premises that are clear of Elder Survey & that he has in himself full Right and Law full Authority to Sell & Convey the same unto the a/s/d John Atkinson his heirs or (Assigns) —

Assigns, And that the said John Atkinson or his Assigns on the same may Enter, and the same have hold Occupy possess and Enjoy without the Let Suit Trouble Molestation Interruption of him the said Henry Thomas his heirs Executors or Administrators (the Quit Rents from henceforth to become due and payable to the Chief Lord or Lords of the fee only Excepted) And the said Henry Thomas for himself and his heirs do further Covenant Promise grant and agree to and with the said John Atkinson his heirs Executors Administrators and Assigns that he the said Henry Thomas & his heirs Shall & will at the reasonable request and at the Proper Cost & charges in the law of the said John Atkinson his heirs or Assigns do Suffer Acknowledge and Execute all and Every such further and other act and acts thing and things Device Assurance and Conveyances in the law for the further Assurance Surety and Sure making of the above Land and Premises unto the said John Atkinson his heirs and Assigns so as such further & other ~~other~~ warrantee contains no other covenants than in these Presents are Contained In Witness whereof the said Henry Thomas hath hereunto Set his hand and affixed his Seal the day & year a/s/d —

Signed Sealed & Deliv.d
in Presence of
Parker Hall John Mathews

Henry Thomas (Seal)

Received the the Sum of Ten pounds Current Money being the Consideration within Express I say received p me this 21 first day of July 1750 — Henry Thomas —

Parker Hall John Mathews —

Balt Coty ss then came Henry Thomas and acknowledged the within Deed as his act and the Lands and Premises (therein)