Administrators or Assigns shall and will within Two Years from the Commencement of the Demise thereby made at his or their own proper Costs and Charges build and Erect on the said Demised Premisses a good and Sufficient House with Brick or Stone Frame timber or sawed Logs with Brick or Stone Chimneys thereto to cover four Rooms Square Rood of ground Covered with Sawed Cypress Shingles and further that the said John Easter his Heirs Executors Administrators or Assigns shall and Will Yearly and every Year during the said Demise Well and truly pay unto the said John Deaver his Heirs Executors Administrators or Assigns the said Yearly Rent so as aforesaid reserved upon the first day of January next and the said John Deaver for himself his Heirs Executors and Administrators and for every of them doth Covenant promise grant and agree to and with the said John Easter his Executors Administrators and Assigns that he the said John Deaver his Heirs or Assigns shall and will upon the Request and at the Cost and Charges of the aforesaid John Easter his Executors Administrators or Assigns and upon his or their paying or Tendering the sum of Thirty Shillings Sterling Money in the Name of Land as a fine

for

Together with all ways Waters Easements Profits Commodities Advantages and Appurtenances to the said Demised Piece or parcel of ground belonging or in anywise appertaining To have and To hold the said Demised Piece or Parcel of Land with the Premisses and Appurtenances thereunto belonging unto the said John Easter Executors Administrators and Assigns from the first day of January last for and during and until the full End and Term of Ninety Nine Years from thence Next Ensuing and fully to be Compleat and Ended under and subject Nevertheless to the Conditions Limitations Provisoes and agreements herein after Expressed Yielding and Paying therefore Yearly and every Year during the said Term unto him the said John Deaver his Heirs Executors Administrators or Assigns the Yearly Rent or Sum of Thirty Shillings Sterling Money and the said John Easter for himself his Heirs Executors Administrators and Assigns and for every of them doth hereby Covenant promise grant and agree to and with the said John Deaver his Heirs Executors Administrators and Assigns and with every of them in manner and form following (that is to say) that he the said John Easter his Executors Administrators