a marked Persimmon tree standing sixty poles on the Home line of said tract from the first
bounder, thence running the said Home line South sixty degrees East one hundred & forty four poles
to the end of the last given course, or fifth course of said tract, thence running the same South
forty four degrees East one hundred & ten poles to the beginning of the same and the end of the
fourth course of said tract, thence running the fourth course North fifty seven degrees West
one hundred and forty four poles, thence with a line drawn to the first beginning of this part,
containing and now laid out for one hundred acres of land, together with all & singular
the buildings rights liberties privileges hereditaments & appurtenances thereunto belonging
or in any wise appertaining, and all the estate right title and interest of them the
said Isaac Franklin & his wife Martha of in & to the said land & premises hereby bargained
09 sold or intended so to be. To Have and To Hold the said land called White Oak Swamp
or whatever name or names the same may be called, together with the buildings and
appurtenances and all and singular other the premises hereby bargained & sold or
intended so to be unto the said Isaac Warren his heirs and assigns forever. And the said
Isaac Franklin & Martha his wife for themselves their heirs executors & administrators
doth hereby further covenant grant & promise and agree to and with the said Isaac Warren
his heirs executors administrators and assigns that the said Isaac Franklin &
wife Martha and their heirs shall and will at all times hereafter when required
by the said Warren and his heirs & assigns, at the proper cost of said Warren and his
heirs or assigns make and execute any other deeds or assurances, devises
or conveyances in law as said Warren and his heirs or assigns may or shall
require for the better assuring a good title to said lands & premises, and that they
will by these presents forever Warrant and defend the right and title of the same
unto said Warren and his heirs and assigns against all persons whatsoever.
In Witness whereof they have hereunto set their hands and seals the date
first herein before written. Isaac Franklin (Seal) Martha Franklin (Seal)
Signed, sealed & delivered in presence of Jacob Dale Thos. R. Williams
State of Maryland Worcester County Sct. On this second day of September in the
year of our Lord one thousand eight hundred and nine personally appears
Isaac Franklin and Martha his Wife of Worcester County in Maryland party
Grantors within named before us the Subscribers two Justices of the peace
in & for said County, and acknowledges the within deed or Instrument of writing
to be their act and deed and the lands and premises therein mentioned & thereby
bargained and sold to be the estate right and title of the within named Isaac
Warren party Grantee his heirs and assigns forever, according to the purport
true intent and meaning of the same, and the Acts of Assembly in such case
made and provided. and at the same time said Martha Franklin wife of
said Isaac Franklin being by us privately examined apart from and out of
the presence and hearing of her said husband, whether she doth make her
10 acknowledgement of the same willingly & freely and without being induced thereto
by fear or threats of or ill usage by her husband or fear of his displeasure,
she acknowledges that she doth make her acknowledgment of the same willingly
& freely and without being induced thereto by fear or threats of or ill usage by her
husband or fear of his displeasure. Taken & certified the day & year above written
before. Jacob Dale Thos. R. Williams

September the fourth day Anno Domini One thousand eight hundred & nine
then was delivered unto me the Subscriber the foregoing Deed in order to be recorded

among the Records of Worcester County which said Deed together with the acknowledgment thereon
thereon endorsed, and accordingly recorded among the same Records in Liber A.T.P. folio 273 & 274.
per John C. Handy Clk

I hereby Certify that the aforegoing is a true Copy taken from the Records of Worcester County.
Seal of Office } In Testimony whereof I have hereunto set my hand and affixed the seal of my
Office this fifth day of May Anno Domini 1833. John C. Handy Clk Wor. Co.

It was then admitted that the said Isaac Warren under and by virtue of said Deed entered into
the possession of said land and was seized thereof. The Plaintiff further to support the issue
on their part offered and read in evidence to the Jury the following Deed from the said Isaac
Warren to the Lessors of the Plaintiff, to wit. Richard Littleton, Thomas & Levin Warren
dated 29th August 1812. This Indenture made this twenty ninth day of
August in the year of our Lord one thousand eight hundred and twelve between Isaac
Warren of Worcester County in the State of Maryland of the one part & Richard Warren
Littleton Riley Warren, Thomas Nathaniel Williams Warren and Levin Warren, children
of said Isaac Warren of the same place of the other part. Witnesseth that the said
Isaac Warren for and in consideration of the love & affection which he has for and bears
unto his said children Richard Littleton Thomas and Levin, and for and in consideration
of the sum of five shillings current money of Maryland, to him in hand paid by the said
Richard Littleton Thomas and Levin before the sealing and delivery of these presents, the
11 receipt whereof he doth hereby acknowledge, and the said Richard Littleton, Thomas and
Levin therefrom forever discharged by these presents hath given, granted, bargained and sold and by
these presents doth give grant bargain & sell unto the Richard Warren, Littleton Riley Warren
Thomas Nathaniel Williams Warren and Levin Warren their heirs and assigns forever
as Tenants in common part of a tract of land called White Oak Swamp as contained in
a Deed from Isaac Franklin and his Wife to said Isaac Warren for one hundred acres
of land more or less as will appear by said Deed together with all & singular the
rights title privilege and appurtenances to the same belonging or in any manner ap-
pertaining, reserving nevertheless the full use and enjoyment of said lands & premises for
the support & maintenance of him the said Isaac Warren and his three daughters
Sally Eliza and Patty until the shall severally arrive to the age of sixteen years
To Have and To Hold the said granted and bargained lands and premises called
White Oak Swamp, or by whatever name or names the same may be called, together
with all and singular the privileges and appurtenances hereby bargained and sold
(except the use and enjoyment of the same as above mentioned) unto the said Richard
Warren Littleton Riley Warren, Thomas Nathaniel Williams Warren and Levin
Warren as Tenants in common their and each of their Heirs and assigns forever.
to the only proper use benefit and behoof of the said Richard Littleton, Thomas & Levin
(except as above excepted) their Heirs and assigns forever. In Witness whereof the said
Isaac Warren hath hereunto set his hand and seal affixed the day and date
first herein written. Isaac Warren (Seal)
Signed sealed & delivered in the presence of Thos. R. Williams William Parker
State of Maryland Worcester County Sct. On this twenty ninth day of August in the
year of our Lord Eighteen hundred and twelve personally appeared before us the Subscribers
two Justices of the peace in and for said County the within named Isaac Warren and
acknowledged the within Instrument of writing to be his act & deed, and the lands &
premises with the appurtenances therein named and thereby given and sold to be
the estate right and title of the within named Richard Warren Littleton Riley Warren
Thomas Nathaniel Williams Warren and Levin Warren as Tenants in common &
their Heirs and assigns forever according to the true intent & meaning of the same.