

declared the two writing by signs sealed and delivered them and that she wishes not to
retract it. Given under our hands and seals this 8th day of September 1830 Joseph Mason

In the County of Hampshire In the Clerk's Office the 20th day of December 1830
This Indenture and the certificate thereon and read over this day returned and a true
copy of the said as a Court held for the County after read the 17th day of January 1831 The said
Indenture and certificate were entered upon the books in open Court of the day
The Justice of the Peace

This Indenture made and entered into this 20th day of December one thousand
eight hundred and thirty between Adam Woolfson and Avarilla his wife of the
County of Hampshire of the first part Roberton Capelle of the second part and William
Judkins of the third part. Witness that the said Adam Woolfson and Avarilla
his wife have for and in consideration of the sum of one thousand pounds paid by the
said William Judkins Master chosen and appointed by the said Adam Woolfson
and Roberton Capelle the receipt whereof as hereby acknowledged they the said
Adam Woolfson and Avarilla his wife have granted bargained and sold and by these presents do grant bargain and sell unto the said William Judkins
One certain tract or parcel of Land lying in the County of Southampton and
containing by estimation One hundred forty seven and three quarters arod be the
same more or less. It being the tract of Land purchased by the said Woolfson
of the aforesaid Roberton Capelle and the said Adam Woolfson and Avarilla
his wife shall and will warrant and forever defend the title to the aforesaid
Land and premises and every part thereof to the said William Judkins his heirs
and assigns forever. Upon Trust nevertheless that this Indenture further
Witnesseth that whereas the said Roberton Capelle holds two Bonds executed
to him by the said Adam Woolfson bearing even date with this Deed one for
Two hundred dollars to be paid the 20th day of December next then and then
one the other for Two hundred and twenty five dollars to be paid the 20th day of Dec-
ember One thousand Eight hundred and thirty two and in order to discharge the payment
of said Bonds to the said Roberton Capelle his heirs or assigns the said Adam Woolf-
son and Avarilla his wife have conveyed the title to the aforesaid Land and prem-
ises to the said William Judkins his heirs and assigns forever. It is further
understood and agreed to by the parties to these presents that should the said
Adam Woolfson fail to pay to the said Roberton Capelle his heirs or assigns the
full amount of the before mentioned mentioned Bonds together with all legal ex-
penses and costs arising from the execution of this Deed on or before the 20th day of
December one thousand Eight hundred and thirty two then and in that
case the said William Judkins may without any hindrance from the said
Adam Woolfson and Avarilla his wife after giving twenty days public notice
sell to the highest bidder for Cash the aforesaid tract of Land and convey the same
to the purchaser in fee simple provided also that the balance of any after paying
the above mentioned Bonds expenses and Costs as aforesaid to be returned to the
said Adam Woolfson or his legal representatives. But in case the above condi-
tions should be complied with this Deed shall be void and of no effect it being
to remain in full force and effect. In Witness whereof the parties to these pre-
sents have hereunto set their hands and affixed their seals the day and year first
above written
Signed sealed and delivered
In presence of
Patrick A. Mace John J. Judkins
Adam Woolfson (Seal)
Roberton Capelle (Seal)
William Judkins (Seal)
Avarilla Woolfson (Seal)