

Sets the day and date above written.

R. S. Edwards <sup>(Seal)</sup>  
M. Lou. Edwards <sup>(Seal)</sup>

State of Virginia, County of Southhampton to wit.

We James G. Jones and Alfred T. Stephenson justices of the peace for the County and State aforesaid do certify that Mary S. Edwards the wife of Richard S. Edwards whose names are signed to the writing annexed bearing date on the 8<sup>th</sup> day of January 1867, personally appeared before us in the County aforesaid and being carefully examined by us privately and apart from her husband and having the writing aforesaid fully explained to her, she the said Mary S. Edwards acknowledged the said writing to be her act and deed and declared that she had willingly executed the same and does not wish to retract it. Given under our hands this 8<sup>th</sup> day of January 1867.

James G. Jones JP <sup>(Seal)</sup>  
Alfred T. Stephenson JP <sup>(Seal)</sup>

Southhampton County to wit.

I Alfred T. Stephenson a justice of the peace for the County aforesaid in the State of Virginia do hereby certify that Richard S. Edwards whose name is assigned to the writing hereto annexed bearing date 8<sup>th</sup> January 1867, have acknowledged the same before me in my County aforesaid. Given under my hand this 8<sup>th</sup> day of January 1867.

Alfred T. Stephenson JP

Southhampton County In the Clerk's Office January 20<sup>th</sup> 1867.

This deed of bargain & sale from Richard S. Edwards & wife to Edwin J. Baker was received and with the certificates thereto annexed of the acknowledgment of the said Richard S. Edwards and of the former examination and acknowledgment of the wife admitted to record. A stamp of the internal revenue of the United States of the amount of fifty cents being affixed thereto.

Teste

R. S. Edwards Clk

Exam. & del.

E. Deaton

This Indenture made the fifth day of May in the year one thousand eight hundred and sixty six. Between Henry M. Baker of the City and State of New York, and Susan T. his wife of the first part, and William M. Beaton and George C. Beaton of Southhampton County, State of Virginia parties of the second part. Witnesseth, that the said parties of the first part in consideration of the sum of thirty five hundred dollars to them duly paid before the delivery hereof, have bargained and sold, and by their parents do grant and convey to the said parties of the second part, their heirs and assigns forever all that certain tract or parcel of land lying and being in the County of Southhampton in the State of Virginia, containing about Eleven hundred and seventy two & a half acres, by the same more or less, being the same tract of land which was conveyed to William Ward and James Barnes by Joseph T. Stiles & wife, Arthur Middleton & George B. Middleton by deed bearing date the twenty ninth day of December eighteen hundred forty nine and by Deeds grant conveyed of the said William Ward and wife to said James Barnes by deeds dated on the fifth day of February A.D. 1850, and on the 21<sup>st</sup> day of May A.D. 1852 not conveyed by said James Barnes & wife to Henry M. Baker & wife, parts of the first part hereto, by deed dated the twentieth day of December in the year eighteen hundred and fifty seven - all of which deeds are duly recorded in the Clerk's Office of the County Court of Southhampton County, aforesaid & to which reference is hereby made for the more particular description of the same with the appurtenances, and all the estate, title and interest, of the said parties of the first part therein - And the said parties of the first part do hereby covenant and agree with said parties of the second part that at the time of the delivery hereof the said parties of the first part are the lawful owners of the premises above granted, and subject thereof in fee simple absolute, and that they will warrant and defend the said granted premises in the quiet and peaceful possession of the said parties of the second their heirs and assigns forever against the claims of themselves & of all and every person claiming by, through or under them or either of