

hereafter as said sum of six hundred dollars, shall
 remain unpaid, and whenever within and
 during said period of five years said Rawls
 shall have also paid all taxes that may now be
 due or that may hereafter become due and charged
 on the tract of land hereinafter described, or
 or shall have also paid all commissions or fees
 or other charges for transferring said land on the
 land tax books of said County to said Pritlow from
 said Rawls or from said Pritlow to said Rawls
 and shall have also paid all fees, charges, or
 expenses or costs whatsoever for all deeds or
 other writings, or proceedings, suits or other
 means that may at any time be necessary for
 the conveyance or transfer of said land or the
 title thereto, in fee simple to said Rawls, or to
 give him a complete title to the same in fee
 simple, then the said John Pritlow Jr. hereby agrees
 covenants and binds himself and his heirs to
 execute, make and deliver to said Richard H.
 Rawls and to his heirs and assigns, a good
 complete and sufficient deed with special
 warranty conveying and settling unto said
 Rawls his heirs or assigns the following parcel
 of land to wit: All that certain tract or parcel
 of land situated in said County of Southampton
 and State of Virginia and containing two
 hundred and fifty acres more or less, about
 one mile from Two Stations on the Atlantic
 Mississippi and Ohio Railroad and bounded on the
 South by the County road leading to Smithfield
 East by the County road leading to Proctors Bridge
 North by Babcocks Swamp and West by Swans
 Swamp and known as the late home place of
 Robert Rawls, being the same land which was
 conveyed by said Rawls and wife to said Pritlow
 by deed dated the 16th day of February 1889 and
 duly recorded on the 6th day of May, 1889, in the
 Clerk's Office of said County, together with all
 and singular the appurtenances belonging
 to the same. And said Pritlow does hereby
 expressly agree and covenant that said Rawls
 shall have, and remain in quiet and undisturbed
 possession and control of said parcel of
 land during the continuance of this contract or
 agreement free of any rent or charge for use and
 occupation or other charge than such as above
 specified in favor of said John Pritlow Jr. and
 without liability to said Pritlow or his heirs.