

should be made him by the said Mr. Ruffin upon the said George Oppus his paying the
 whole consideration money and whereas also at the time of the death of the said
 George Oppus that part of the consideration money agreed to be paid for the said land
 remaining unpaid amounted to the sum of two hundred & twenty seven pounds
 thirteen shillings & nine pence of the said Edward Oppus being then at law to the said
 George Oppus and the said Mr. Ruffin being willing & desirous to comply with his
 original agreement to convey the said land upon the payment of the whole con-
 sideration Now the indenture witnesseth that the said Mr. Ruffin & Mar-
 tha his wife for & in consideration of the sum of two hundred & twenty seven
 pounds thirteen shillings & nine pence current money of Virginia to them
 in hand paid by the said Edward Oppus the receipt whereof they do hereby acknow-
 ledge Have granted bargained sold aliened conveyed & confirmed by these pre-
 sents do grant bargain alien convey & confirm unto the said Edward Oppus his
 heirs & assigns for ever all that tract or parcel of land commonly called or
 known by Bland's quarter containing four hundred & thirty two acres more
 or less situate lying & being on the north side of the Potomac river in
 the county of Hampton one hundred & acres of the said land were granted to
 the said Mr. Ruffin by letters patent bearing date the XXIIIth day of March
 1666 & the said John Ruffin & Martha his wife by deed & release dated
 the XXIVth day of March 1666 provided in the general court & records in the Se-
 cretary's office of the colony & dominion of Virginia one hundred & forty acres a-
 nother part of the said land was granted to the said Rich^d. Bland by patent
 bearing date the XXVIIth day of February 1666 & the said John Ruffin & Martha
 his wife by deed of bargain & sale bearing date the XXth day of July 1666 duly proved & recorded
 in the county court of Isle of Wight one hundred & ninety acres the other part was
 granted to the said Mr. Ruffin by patent bearing date the XVth day of March 1666
 the whole being bounded as in the said patents are particularly men-
 tioned & expressed & in being the same had may more fully appear And
 also all trees wood, & the woods, common or common of pasture ways & waters
 commodities advantages emolument & hereditaments whatsoever to the said
 or parcel of land belonging or in any way appertaining also the aversion & rever-
 sions remainder & remainders rents issues & profits thereof & all the estate
 right title interest claim & demand whatsoever of them the said Mr. Ruffin &
 Martha his wife & his heirs & assigns or to the same or any part or parcel thereof
 To have & to hold the above tract or parcel of land & premises with all & sin-
 gular the appurtenances unto the said Edward Oppus his heirs & assigns to the only pro-
 per use & behoof of the said Edward Oppus his heirs & assigns for ever And the
 John Ruffin for him & his heirs the said tract or parcel of land & premises &