

quit claims and by these presents do and each of
 them doth grant bargain sell remise release and
 forever quit claim unto the said William Stephenson
 and to ~~his~~ ^{his} heirs and assigns, all that the aforesaid
 one hundred & seventy acres of land the remaining part
 of the moiety or half part of the aforesaid five hundred
 and forty acres, now in the tenure and occupation
 of the said Jope Jarrold & Sarah his wife for the term
 of the natural life of the said Sarah, & the remainder &
 Reversion Remainder & Remainders and all the estate
 Right Title interest property Claim and demands what-
 ever of them the said Moses Phillips and Martha his
 wife do in and to the same or any part or parcel thereof
 to have & to hold the aforesaid one hundred and
 seventy acres of land, with the appurtenances unto
 the said William Stephenson and to heirs and assigns to
 the only proper use and behoof of the said William
 Stephenson his heirs and assigns forever and the said
 Moses Phillips and Martha his wife, & their heirs the
 Reversion or fee simple of & in the said lands after the
 death of the said Sarah Jarrold to the said William
 Stephenson his heirs and assigns against him the said
 Moses Phillips and Martha his wife & their heirs
 shall well warrant and forever defend by these presents
 In Witness whereof the said Moses Phillips & Martha
 his wife have hereunto set their hands & seals the day &
 Year first above Written

Sealed & Delivered
 In presence of
 Richard Kello
 John Kello
 John M. Mearns

his
 Moses + Phillips
 Mark