

Profits thereof and every part & parcel thereof, and the said
 David Edwards Senr & Catharine his wife for them selves
 their heirs Executors Assigns doth Covenant promise
 Grant and agree to with the said Simon Mearns his heirs
 and Assigns, In the following manner (that is to say) That they
 of signing sealing & delivery of these presents is lawfully and
 & proper of in & to the said bargained premises, in and upon
 pure & unincumbered estate in fee simple and that the same is
 fully freely & clearly Acquired & Discharged of & from all
 former gifts Grants Deeds, Mortgages Dowers Dinties and of
 and from all manner of Incumbrances Whatsoever and that
 they the said David Edwards Senr & Catharine his wife good right
 and Lawfull Authority, to sell & convey the said Land & premises
 unto the said Simon Mearns, his heirs & Assigns, and that they,
 the said David Edwards Senr and Catharine his wife will
 make or cause to be made on the Lawfull request of the said
 Simon Mearns any further better or sever right or title unto
 the said Land & premises as any of their Council Learned in
 the Law shall advise or devise, and lastly the said bargained
 premises with the Appurtenances unto the said Simon Mearns
 his heirs & Assigns forever They the said David Edwards Senr
 & Catharine his wife their heirs Executors Administration
 will warrant & forever defend by these presents against the
 Lawfull claim of all & every person & persons whatsoever and
 Whosoever In Witnesse they the said David Edwards Senr
 & Catharine his wife hath hereunto Interchangeably set
 their hands & seals this 15th day of June above written

Signed Sealed & Delivered
 In presence of --
 Joseph Scott Just
 Ben^{je} Waller
 Thos^{as} Vick

David Edwards
 Catharine his
 mark