

At a court held for the County of Seton on the 18th day of May 1777 This Indenture was acknowledged by the within named Wiley Gifford party thrust Vordure to be recorded

Sam Kello

J. Simmons
D. to
C. Simmons
P. & Ch.
Simmons

This Indenture made this fifteenth day of May Anno Domini one thousand seven hundred Ninety seven between John Simmons & Lucy his wife of the Parish of Ketterway & County of Southampton of the one part and Charles Simmons of the aforesaid Parish & County of the other parts witnesseth that the said John Simmons & Lucy his wife for and in consideration of the sum of one hundred & fifty Pounds current money of Virginia to them in hand paid by the said Charles Simmons at or before the making & delivering of these presents the receipt whereof the said John Simmons and Lucy his wife doth hereby acknowledge & therewith acquit & discharge the said Charles Simmons hath granted bargain'd and sold & doth by these presents grant bargain & sell unto the said Charles Simmons his heirs & assigns all that tract or parcel of land situate lying and being in the aforesaid Parish of Ketterway & County of Seton containing by estimation three hundred & fifty acres be the same more or less & bounded as follows; Beginning at the Simmons's corner tree on the ready branch from thence down the said branch to John Clements line thence along the said Clements line to Daniel Butts's line from thence along the said Butts's line to William Hines's line from thence along the said Hines's line to the beginning with the reversion and reversions remain'd and remainders unto spaces & profits thereof; and also all the estate right title property claim & demand whatsoever, of the said John Simmons and Lucy his wife, To have & to hold the said tract or parcel of land and all other the premises hereby granted bargain'd sold or mentioned or intended to be hereby granted bargain'd or sold and every part or parcel thereof, with every appurtenance unto the said Charles Simmons his heirs and assigns forever and the said John Simmons & Lucy his wife for themselves & their heirs the said tract or parcel of land and premises unto the said Charles Simmons his heirs & assigns against him the said John Simmons his heirs and assigns & against all and every other person & persons whatsoever shall & will warrant & will forever defend by these presents, In witness whereof the said John Simmons & Lucy his wife hath hereunto set their hands and affixed their seals the