

and Settlement to his wife Paliama Merritt for and during her natural life or widowhood, and from and after her death to his children and heirs as Law in fee simple as on reference to the said Deed and Will may more fully and at large appear.

And the said parties of the first part covenant that they will warrant specially the property hereby conveyed, and the said parties of the first part covenant that they have a right to convey their undivided interest title claim and estate to the said land.

And the said parties of the first part covenant that they will execute such further assurances as may be requisite:—

Witness our hands and Seals the day and year first herein before written.

Test }
J. W. Russell.

Samuel Merritt
Pam. A. Merritt
Emma A. Merritt

(Seal)
(Seal)
(Seal)

State of Maryland Kent County, to wit:

Be it remembered that on this seventeenth day of January in the year Eighteen Hundred and seventy one personally appeared Samuel Merritt, James A. Merritt and Emma A. Merritt his wife grantees within named before the undersigned a Justice of the Peace of the state of Maryland in and for Kent County aforesaid and each did acknowledge the within and foregoing deed to be their respective act:—

J. W. Russell.

and was accordingly recorded by
Jesse H. Ames City

Isaac Cotton
vs
Williams Ford &
George Seager

Be it remembered that on this seventeenth day of January in the year Eight Hundred and Seventy one there was brought to be recorded among the Land Records of Kent County a Mortgage duly stamped which is in the words and of the Tenor following

to wit:

This Mortgage and Indenture made the twenty third day of January in the year of our Lord one Thousand Eight Hundred and Sixty nine by and between Isaac Cotton and Nancy P. Cotton his wife of Kent County and state of Maryland of the one part, and George Seager and William Ford of Kent County and state of Maryland of the other part: Whereas the said Isaac Cotton and Nancy P. Cotton his wife is indebted unto the said George Seager and William Ford in the sum of one hundred and fifty nine Dollars current Money to be paid on or before the Twenty third day of January in the year eighteen hundred and Seventy with legal interest thereon from the date thereof, and the said Isaac Cotton desires by these presents to secure the payment of said sum of money and interest as aforesaid.

Now This Indenture of Mortgage Witnesseth, that in consideration of

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MSR
Stamp
J. C.
Jan 23
1871

Filed and Delivered to Jacob Sutton Ceq. for Geo. Seager
March 7, 1871

Deed and Delivered to Jacob Sutton Esq. for Geo. Seagar
March 7 1871

the promises and of the said sum of Money owing as aforesaid, the said Isaac Cotton and Nancy P. Cotton his wife doth Grant, bargain, and, all, release and confirm, unto the said George Seagar and William Ford their heirs and assigns all that lot or part of a tract or parcel of land situate lying and being in Kent County aforesaid, being a part of the farm devised by the late Hugh Wallis to his daughter Hannah A. Wallis, which lot is particularly described as follows; Beginning at the North East corner of A. P. Wallis's Farm and the North East corner of Hannah Blossie's lot of land at a Stone and running along the line between the land of A. P. Wallis and the said Isaac Cotton, South eighty nine and a half degrees East, Twelve and on fifth poles to a stone, thence across the land of the said Isaac Cotton, thence North one and a half degrees West Thirty four and a quarter poles to a stone, by the side of the road leading into Morgans Creek, from Chestertown to Millington, and on the line between William B. Wilmer's land and the land of Isaac Cotton, and thence along the said line South forty four and a half degrees west seventeen poles to a stone, thence south one and a quarter degrees East twenty two and a quarter poles and to a Stone at the Beginning, Containing two Acres of land more or less.

To Have and to Hold the said Real Estate unto the said George Seagar and William Ford their heirs and assigns: -

Provided, always, and it is the true intent and meaning hereof, that if the said Isaac Cotton his heirs, executors, or administrators shall pay, or cause to be paid, to the said George Seagar and William Ford their executors, administrators, or assigns, the said Sum of one hundred and fifty nine dollars, together with legal interest thereon from the date hereof on or before the Twenty third day of January in the year eighteen hundred and seventy, then this Deed of Mortgage shall cease and be utterly Null and Void: anything herein contained to the contrary thereof - in any wise, notwithstanding.

And it is further agreed and provided, that untill default of payment, the said Isaac Cotton shall possess the premises.

And the said Isaac Cotton covenants that he will pay to the said George Seagar and William Ford their executors, administrators or assigns the said sum of one hundred and fifty nine Dollars with legal interest thereon from the date hereof on or before the Twenty third day of January eighteen hundred and seventy.

Witness our hands and seals on the day and year first here in before written.

Signed, Sealed and Delivered
in the presence of } Isaac Cotton (seal)
Dand N. Dennis } Nancy P. Cotton (seal)

The State of Maryland Kent County To wit:

Be it remembered that on this Twenty third day of January in the year of our Lord one thousand eight hundred and sixty nine personally appeared Isaac Cotton and Nancy P. Cotton his wife of the county

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aforesaid and the parties Mortgagors within named before the Subscriber a Justice of the Peace of the State of Maryland in and for Kent County aforesaid and did each acknowledge the within and aforesaid Deed of Mortgage to be their respective Act and Deed, according to the purport, force, true intent and meaning thereof and the act of assembly in such cases made and provided.

Acknowledged before and Stated and Certified, the day and year above written.

Daniel W. Derrees J.P.

State of Maryland Kent County, to wit:

Be it remembered that on this Twentieth day of February in the year of our Lord one thousand eight hundred and sixty nine personally appeared George Seagar and William Ford the parties Mortgage in the within and aforesaid Deed of Mortgage before the Subscriber a Justice of the Peace of the State of Maryland in and for Kent County aforesaid and made oath on the holy Evangelists of Almighty God that the consideration in said Mortgage is true and bona fide as therein set forth.

Sworn before Daniel W. Derrees J.P.

and was accordingly recorded by

Charles H. Hines C.R.