

Gentleman in consideration of eight hundred dollars paid by Seth Davenport of said Mendon yeoman the receipt whereof I do hereby acknowledge do hereby give grant sell and convey unto the said Seth Davenport of said his heirs and assigns two certain tracts of land situate in said Mendon together with a dwelling house and other buildings standing thereon and with all the privileges and appurtenances thereunto appertaining. the first of said tracts containing by estimation half an acre be the same more or less lies on the southwesterly side of the road leading from Enos Grafts to the turnpike and is bounded as follows to wit beginning on said road at a corner of Jonathan Russells land thence running southwesterly towards to a heap of stones and bounded Southerly on said Russells land thence northwesterly eight rods to a heap of stones and bounded on said Enos Grafts land thence northeasterly ten rods to said road and bounded on said Grafts land thence southeasterly to the first mentioned bound and bounded on said road with a dwelling house and other buildings standing thereon the said Grantee Seth Davenport his heirs and assigns hereby covenanting with the said Stephen Williard his heirs ^{and} executors and administrators to build and maintain a good and sufficient fence or wall against the said Enos Grafts land. the second of said tracts being Swamp land containing by estimation four acres be the same more or less is bounded as follows beginning at the south end of a wall by Seth Hastings land thence southerly about thirty six rods and bounded on land formerly owned by Israel Mowry thence westerly about sixteen rods to the centre of the great ditch and bounded on land formerly owned by Henry Sweeting thence northerly about forty three rods along the middle of said ditch to Seth Hastings land thence easterly by said Hastings land to the first mentioned bounds. — To have and to hold the aforegranted premises to the said Seth Davenport his heirs and assigns to his and their use and behoof forever and I do for myself my heirs executors and administrators covenant with the said Seth Davenport his heirs and assigns that I am lawfully seized in fee of the aforegranted premises that they are free of all incumbrances that I will give the said Seth Davenport his heirs and assigns actual entire and exclusive possession of said premises aforegranted on the first day of April next in as good order & condition reasonable ^{use} and wearing thereof excepted as they are now in. that I have good right to sell and convey the same to the said Seth Davenport and that I will warrant and defend the same premises to the said Seth Davenport his heirs and assigns forever against the lawful claims and demands of all persons. In witness whereof I the said Stephen Williard and Cetsy Williard wife of the said Stephen in token of her voluntary relinquishment of her right of Dower in the above described premises have hereunto set our hands and seals this seventh day of