Berry Deed to Munden

PAC BK 9/p.287-288 20 Feb. 1764

This Indenture made this 20th day of February in the year of our Lord one thousand seven Hundred and sixty four Between John Berry son of George of the county of Princess Ann of the one part and Epaphroditus Munden of the same place on the other part WITNESSETH that for and in consideration of the sum of Two Hundred and Seventy pounds current money of Virginia in hand paid to the said John Berry by the said Epaphroditus Munden the receipt where the said John Berry doth hereby acknowledge and thereof doth acquit and discharge the said Epaphroditus Munden his heirs executors administrators or assigns by these presents and he the said John Berry hath granted bargained sold aliened [??] and confirmed and by these presents doth grant bargain sell alien [??] and confirm unto the said Epaphroditus Munden and his Heirs A certain tract or parcel of land containing by estimate one hundred acres more or less lying on the North river in the said County of Princess Anne and adjoining the land of John Berry Sr. on the south east and Thomas Moriss on the North west according to the most known and respected bounds with all houses buildings orchards wavs waters watercourses profits commodities hereditments and appurtenances and the reversion and reversions remainder and remainders rents houses and profits thereof Touching or in any wise concerning the same TO HAVE AND TO HOLD the said parcel of land aforesaid and all and singular the premises hereby granted and every part and parcel thereof with their and every of their appurtenances unto the said Epaproditus Munden his heirs and assigns forever to the only proper use and behest of him the said Epaphroditus Munden his heirs and assigns forever and the said John Berry for himself and his heirs executors and administrators do covenant promise and grant to and with the said Epaphroditus Munden and his heirs and assigns by these presents that he the said John Berry at the time of sealing and delivering of these presents is seized of a good sure perfect and indefeasible estate of inheritance in fee simple of and in the premises hereby granted and that he hath good power and lawful authority to grant and convey the same to the said Epaphroditus Munden in manner as aforesaid and that the premises now are and so forever hereafter shall remain and be free and clear of and from all former and other gifts grants bargain sales dower right and title of dower judgments executions titles troubles charges and encumbrances whatsoever made done committed unto or suffered by the said John Berry or his heirs or any person or persons whatsoever and Lastly that the said John Berry and his heirs do all and singular the premises hereby granted with their appurtenances unto the said Epaphroditus Munden and his heirs and assigns of him the said John Berry and his heirs and all and every other person and persons whatsoever shall and will warrant and forever defend by these presents IN WITNESS where the said John Berry hath hereunto set his hand and seal the day first above written.

John Berry Jr. & seal

Signed Sealed and delivered in presence of: Henry Keeling Maximillian Boush Willaby Berry

BE it remembered that full and peaceably possession was this day here and taken of the within mentioned land and premises by the said John Berry within mentioned and by him delivered to the within named Epaphroditus Munden to hold to him and his heirs forever according to the purpose and true meaning of the within written indenture this 20th day of January 1764.

John Berry Jr.

In presences of us: Jno Ackiss Henry Keeling Max. Boush Willaby Berry

Received this 20th day of February 1764 of Epaphroditus Munden the sum of two hundred and seventy pounds current money of Virginia it being the full consideration within mentioned.

John Berry Jr.

Teste: Jno Ackiss, Henry Keeling, Max. Boush Willaby Berry

Princess Anne: At a court held 21st February 1764 the within Deed of Bargain and Sale with the livery and Soison and receipt endorsed was acknowledged in open court by John Berry Jun. and ordered to be recorded.

y first Day of tobruary One thousand seven Hundred and Sixty four William Danley & Seals Signed Seal & (Delivered In the presence of us -Sincefor Stafourt hold 21: February N/61 Trances & Scoper Chique & Moore. Person Moore. The withen Deed of Sift for Acknowledy in Open Court by Milliam Bausley Gordered to This Indenture made this Twentieth Day of Seburary in the Years Denys our Sord one thousand seven Hundred and Sidly four Bellevelle John Berry Son Stedlo of Scorge of the County of Princefo annof the one part and Enaphroditie Mundon Hunden of the same place of the other hart Wilnefell that for and in Consideration of the own of Two Hundred and Seventy Dounds Coment money of Vinginea inhance haid to the said John Berry by the said branho ditus Munden the Veceint whereof the said John Berry doth hereby acknowledge and thereof doth aleg. uit and Discharge the said Inaphroditus Munden his Heirs laccutors admit or Usigns by these presents and he the said John Benny hath Snanted Bang & ained Sold aliened infeoffed and for for med and by these presents doth Frant Bargain sell alien Infest and for firm unto the said man handities Munden this Heirs Ofertaintract or parcel of Land Containing by totime tion One hundred Closes more orles lying on the North River in the said County of Princefor Anne adjoining the Sand of John Berry Sen! on the South last and Thomas Morfes on the North West according to the most Known and Requited Bounds with all Houses Buildings Orchands.
Ways Waters Waterlows ses profits Commodities Hereditaments and Opportenances and the Reversion and Revensions Remainder & Remains the same To have and to hold the said parcel of Land a facility and and Singular the premises hereby granted and every part and parcel

of him the said Graphrodites Munder and of his His and Graphrodites Munder and of his His Levery of their apparter Thin the said branches dies Munden and of his His and Ofrigne from do Covenant promise and Grant to and with the vaid Ina who ditas Munde, and his Their and Ofigns by these presents that he the said John Ben at the time of Sealing and delinearing of these presents is Secret of a your some perfect and Indeferrable Whate of Inhoritance in Farsimple of and in the promises horoby Granted and that he halk Good power & Sarefull Continue to grant and Convey the same to the said I pay hadelies Manden in Manne Orcha or aforesaid and that the premises now are and so forever here after shall terming and before and Clear of and from all former and other Gift Grands Bayons and (1) Rema Sales Down Right and Sitte of Down Judgments toesulions Villes Troubles Changes and Incumbrances Whatsoever made done Committed or Suffered by the vaid John Berry or his Heirs orany person on hersons whatever and Sastly that the said John Benny and his Heins and Robento all and Singular the premises hency Franted with their Appurtenances unto the said Chaphrodilus Munden and his Steins and Ofsigning o and w him the said John Benry and his Heirs and all and every other person wesents and Persons whatsoever shall and Well Warrant and for ever (Dofons by these presents In Milnefs whereof the vaid John Benny hath hements sett his hand and feat the Day first above written I Signid Sealid A Delive John Berry Jun! YSeals, of and f in presence off-Henry Seeling) Maximilian (Bough Eller or Willaly Berry Bell remembered that full and peaceable Pope from was this Lay he. and taken of the within mentioned Sand and premiles by there is John Bony withou mentioned and by him delivered to the withen Named Spanish Windento hold to him and his Heins forever a conding to the purport and true meaning of the within Willen Indenture this 20. Day of Tebruary 1701 in presence of us In Achef. Many Holing. Mow Bough, Willahy (Borry John Benny Jan! 2 Received this 20. day of Toburny NOA of Inaphroditus Munden the sum of Two hundred and Seventy hounds bownent money of Nayon it being the full Consideration within montiones rec of John Benny Jun! no Ackels Honey Realing) Mes. Bough Willaly Berry lkvana his How Anne & Alta bount held 21 February 1761 The within Doed of Anne Bangain & Sale with the liver fand Seison and Receipt andowed modenter was acknowledged in Open lownt by John Berry Junt and ordered to This Indential made this If Days January in the Sear of our Lord One Thousand seven Hundred and Staty four Billotten Samuel like of the Journe Journe of the Jam Francis for Journe Comment money of Vagoria to the vaid Sugarial Cities in hand paid by the said adam Robinfor the receipt when of the Journe of the Eleses Deed to Robinfon Samuel Elks doth hereby acknowledge a the said Adam Robinson his Hirs location and adm