

made the 13. day of May in the
Year of our Lord one thousand seven hundred and seven
BETWEEN John Cavendar Junr of the County of
Prince George and Colony of Virginia of the one part and
William Williams of the same place of the other part
Witnesseth that for and in Consideration of the sum
of thirty five pounds Current money of Virginia
the said John Cavendar in hand paid by the said
William Williams at or before the sealing and delivery
of these Presents the receipt whereof he doth hereby
acknowledge and thereof doth release acquit and discharge
the said William Williams his Heirs Executors and Administrators
by these Presents, he the said John Cavendar hath
granted, bargained, sold aliened and confirmed unto
the said William Williams and his Heirs Executors and Administrators
all and singular parts of Land more or less, in muddy Creek Neck, and
as followeth Viz. beginning at a pine binding on the
Coffers running a South course to a gum a corner tree running
all the course to an Oak, binding on John Coffers, thence
down a South course to a Beech, binding on Dudley Coffers
thence an East course to the first Station and all Houses
ing Orchards Ways, Waters, Water Courses Profits Commodities
Appurtenances and Appurtenances whatsoever to the said premises
hereby granted or any part thereof belonging or in any way appurtenant
and the Reversions and Reversions, Remainders and Term
rights unto Issues and Profits thereof and also what he hath
light, Title, Interest, Use, Trust Property Claims and Demand
whatsoever of him the said John Cavendar of us and to the said
Promises and all Deeds Evidences and Writings touching or
any issue concerning the same, To have and to hold
the Lands hereby conveyed, and all and singular other things
hereby bargained and sold and every part and parcel
thereof with their and every of their Appurtenances unto the said
William Williams and his Heirs and Assigns for ever and the said
John Cavendar for himself his Heirs Executors and Administrators
doth covenant promise and grant to and with the said William
Williams his Heirs and Assigns by these Presents that the said
John Cavendar now at the time of Sealing and Delivering of
these Presents is seized of a good sure perfect and Inalienable
Estate of Inheritance in Fee Simple of and in the

Cavendar
to
Williams

Promises hereby bargained and sold, and that he hath good
Power and Lawful and absolute Authority to grant and
convey the same to the said William Williams to the said
and form aforesaid, and that the said Promises now are
and so for ever hereafter shall remain and be free and clear
of and from all former and other Gifts, Grants, Bargains, Sales
Donor, Right and Title of Donor, Judgments, Executions,
Debts, Troubles, Charges and Encumbrances whatsoever made
done, committed or suffered by the said John Cavendar or
any other person or persons whatsoever the Duties hereafter
to grow due and payable to the Treasury of Virginia for and
in respect of the Promises only excepted and excepted and
that the said John Cavendar and his Heirs all and sin
gular the Promises hereby bargained and sold with the Assen
sents unto the said William Williams his Heirs and Assigns
against him the said John Cavendar and his Heirs and
all and every other person and persons whatsoever shall
and for ever Defend by these Presents And
Witnesseth that the said John Cavendar and his Heirs and
all and every other person and persons and his and their
Heirs any thing having or claiming in the Promises herein
before mentioned or intended to be hereby bargained and sold
shall and will from Time to Time and at all times hereafter
at the reasonable Request and at the proper Cost and Charges
of the said William Williams his Heirs and Assigns
make do and execute, or cause or procure to be made
done and executed, all and every such farther and other
things and Assurances for the farther better and more perfect
enjoying and Enjoying the Promises aforesaid with their and
every of their Appurtenances unto the said William Williams his
Heirs and Assigns as by the said William Williams his Heirs or
Heirs or their Council learned in the Law shall be reasonably
advised or required In Witness whereof the said John
Cavendar hath hereunto set his Hand and seal the day and Year
first above written
Sealed and Delivered
in the Presence of
John Williamson
Dudley Coffers
Elizabeth Milbourn
John Cavendar
Susanna Cavendar
mine.