

This Indenture made the twentieth first day of March in
the year of our Lord God one thousand seven hundred and nineteen and in
the first year of y^e reign of our Sovereign Lord George by y^e years of God of
England Scotland France Ireland King Defender of y^e Faith & Between
John Windings of y^e parish of St. Aims and County of Essex in Virginia of the
one party & Henry Martin of y^e County of Paris aforesaid on y^e other party
witnesseth that the sd John Windings for consideration already pd sixteen
hundred pounds of Tobacco and nine pound in cash before the making & delivering
of these shouls **have** given granted bargained sold transferred assign
confirmed and do by these presents for my self my heirs Executors Admin^r &
assigns for ever fully & firmly give grant bargain sell transfer release
confirm into the aforesaid Henry Martin and to his heirs Executors
Admin^r & assigns for ever one certain tract or parcel of Land containing
two hundred & sixty acres lying & being in St. Marys parish in y^e County of
Essex and bounded as followeth (to wit) beginning at a white oak
being corner to Francis Thornton and near a branch of the main
Swamp thence North twenty degrees East two hundred eighty six poles
crossing the foresd branch to two red oaks and w^{ch} oak of a branch of the
main run thence South twenty degrees East one hundred & forty six poles
crossing one of the main branches of the main to a red oak thence South
twenty degrees West two hundred and eighty six poles crossing y^e foresd branch
of the main to a red oak corner to Thornton thence w^{ch} Thornton
line North twenty degrees West one hundred & forty six poles to the place
it began att) **To have and to hold** every pieces & enjoy
all the above sd two hundred and sixty acres of Land to him y^e Henry
Martin and to his heirs Executors Admin^r & assigns for ever wth all
Woods and Underwoods waters & watercourses Rights profits privileges
hereditaments and appurtenances belonging to the sd Land or any part
thereof **And** the sd John Windings doth bind & oblige my self my
heirs Executors Admin^r & assigns and every of us fully & firmly by
these shouls to warrant & defend the title of y^e aforesd Land to him y^e
Henry Martin and to his heirs Executors Admin^r & assigns for
ever from the just or lawful right title claim interest or demand that
any person or persons whatsoever shall lay to y^e sd Land or any part thereof
And further the sd John Windings doth oblige my self my heirs
Executors & that the sd Henry Martin shall have for himself his
heirs &c. immediately after the making & delivering of these shouls
full & lawful peaceable and quiet possession of the foresd Land and
privilege in as full & ample manner and wth as good a right as he simple