Know all men by these Presents that I Homer L. Dean of the Town of Lawrence Territory of Kansas for and in consideration of the sum of thirty hundred dollars to me in hand paid by Walter S. Pellet of the Town aforesaid the receipt whereof is hereby acknowledged have sold conveyed quitclaimed and given up possession of and by these Presents do sell convey quitclaim and give up possession of unto the said Walter S. Pellet and to his heirs and assigns forever a certain lot or parcel of land situated and lying in the Town of Lawrence in the Territory of Kansas designated according to the Lithographed Chart of said town as surveyed by A. D. Searl A.D. 1854 as follows to wit Lot number Fifty (50) on Kentucky Street

Together with all and singular the privileges and appurtenances thereunto belonging and also all the estate right title interest and claim whatsoever as well in law as in equity of me the said Dean of in or to the above described premises and I the said Homer L. Dean for myself my heirs executors administrators and assigns do covenant and grant with the said Walter S. Pellet his heirs executors administrators and assigns that I have not made done or suffered any act or thing whereby the above described premises or any part thereof now are or at any time hereafter shall be conveyed quitclaimed or encumbered in any manner whatsoever. And be it further known by these presents that I the said Homer L. Dean do hold and firmly bound unto the said Walter S. Pellet his heirs and assigns in the sum of One Hundred dollars to be paid unto the said Walter S. Pellet his heirs or assigns to which payment well and truly to be made I bind myself my heirs executors administrators and assigns by these presents. Now the condition of this obligation is such that if the said Homer L. Dean his heirs or assigns shall convey unto the said Walter S. Pellet his heirs or assigns whatever further title may or shall hereafter be conveyed by the Trustees of the Town Site of Lawrence said Territory or be got from any person or persons whomsoever or by any order whatsoever by virtue of a patent issuing from the land office at Washington unto one William H. Supkins or one Robert Robitaille a Mandamus issued or by virtue of any other authority; at such time as said title shall be so conveyed then this obligation shall be wholly void and of no effect otherwise to be in full force.

(Continued)

Signed sealed and delivered in the presence of
E. W. S. Wells
Henry H. Ogden

Homer L. Dean
Filed for record Nov. 22. 1857. 3 P.M.
E. W. S. Wells
Register