

Know all Men by these Presents That I W M Patterson of the Town of Lawrence Territory of Kansas for and in consideration of the sum of One hundred Dollars to me in hand paid by C Livingston and Wm Ritter of the same place the receipt whereof is hereby acknowledged have bargained sold and quit claimed and by these presents do bargain sell and quit claim unto the said C Livingston and Wm Ritter and to their heirs and assigns forever all my right title Estate interest claim and demand in possession or in Expectancy of or in and to the following described land, situated in the Town of Lawrence aforesaid to wit: Lot No (18) One hundred and eighty seven Massachusetts Street. To have and to hold the above described premises, with the privileges and appurtenances therunto belonging unto the said C Livingston & Wm Ritter their heirs and assigns forever. And I the said W M Patterson for myself and my heirs Executors and administrators do covenant with the said C Livingston & Wm Ritter their heirs and assigns that the said premises are free from all Encumbrances made or suffered by me that I have full right and power to sell convey and quitclaim the same and that I shall and will warrant and defend the same unto the said C Livingston & Wm Ritter their heirs and assigns forever against the lawful claims and demands of all persons claiming by through or under me but against none other. And I the said W M Patterson his heirs Executors and administrators are held and firmly bound by these presents in the sum of Two Hundred Dollars to the said C Livingston & Wm Ritter their heirs and assigns to make and convey unto them all further right or title which shall or may be awarded or conveyed to him by any authority, or by any person or persons by virtue of a title to the Town site of Lawrence aforesaid issuing from the General Land office. In Witness whereof I have hereunto set my hand and seal this 24th day of April A D 1858.

Signed sealed and Delivered in presence of

Wm W. Baldwin

W. M. Patterson

Rec'd for record April 6. th 1858. at 3³⁴ PM