

Know all men by these presents, That I William
 W Baldwin of the City of Lawrence, Territory of Kansas,
 for and in Consideration of the sum of Three Hundred
 Dollars to me in hand paid by John M Dean 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 Dean and to his heirs and assigns, from
 all my right title Estate interest claim and demand
 in possession or in Expectancy of me and to the follo-
 wing described land, situated in the City of Lawrence
 aforesaid, to wit Lots Number One Hundred and
 sixty Eight (68) in Vermont Street and One
 Hundred Eighty one (81) in New Hampshire
 Street To Have and to Hold the above described
 premises with the privileges and appurtenances thereto
 belonging, unto the said Dean his heirs and assigns forever,
 And I the said Wm W Baldwin for myself and my
 heirs, Executors and administrators, do Covenant with
 the said John M Dean his heirs and assigns, that
 the the said premises are free from all Encumbrances
 made or suffered by me; that I have full right and
 power to sell convey and quit claim the same, and that
 I shall and will maintain and defend the same unto
 the said Dean his 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 Wm W Baldwin my heirs Executors and
 administrators are held and firmly bound by these
 presents with the sum of Five Hundred Dollars to the
 said John M Dean his heirs and assigns to make
 and convey unto them in them all further right
 or title which shall or may be awarded or conveyed
 to me by any authority, or by any person or persons by
 virtue of a title to the Town site of Lawrence aforesaid now