

Know all men by these presents: That I James Carvin of the City of Lawrence, Territory of Kansas, for and in consideration of the sum of one hundred dollars to him in hand paid by G. A. Reynolds of Lawrence Kansas 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 G. A. Reynolds and to his heirs and assigns forever, all the right, title, estate, interest claim and demand in possession or expectancy of me and to the following, described land situated in the City of Lawrence Kansas, to wit, Lot No. Sixty three (63) Rhode Island Street as surveyed by A. J. Seab. To have and to hold the above described premises, with the privileges and appurtenances thereto belonging, unto the said G. A. Reynolds and to his heirs and assigns forever. And I the said James Carvin for myself and my heirs, executors and administrators, do covenant with the said G. A. Reynolds his 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 quit claim the same, and that I shall and will warrant and defend the same unto the said G. A. Reynolds his heirs and assigns forever, against the lawful claims and demands of all persons claiming through or under me, but against none other.

And I the said James Carvin his executors and administrators, are held and firmly bound by these presents in the sum of Five hundred dollars, to the said G. A. Reynolds his heirs and assigns, to make and convey unto him or them all further right or title which shall or may be asserted or conveyed to me by any authority, or by any person or persons who soever.

In Witness Whereof I have hereunto set my hand and seal this 20th day of May A. D. 1859.

Signed, Sealed and delivered in presence of
D. W. Holbrook

James Carvin

Territory of Kansas, Douglas County, ss.

On the 20th day of May A. D. 1859, before me personally came James Carvin to me well known to be the person described in and who signed the above conveyance as a party thereto, and acknowledged the same to be his free act and deed.

C. W. Brown.

Notary Public,

Douglas Co.

Seal

Recd May 21/59 at 5 P.M.