

I know all Men by their presents. That I William H. R. Eskins of Lawrence of Lawrence Kansas Territory in Consideration of the sum of Seventy Five Dollars to me in hand paid by Charles S. Duncan and Wesley H. Duncan of said Town and Territory, these sold and conveyed and quit claimed and by these presents do sell convey and quit claim unto the said Charles S. Duncan & Wesley H. Duncan all my right title and interest to and in certain lots of land situated in the Town and Territory aforesaid and designated on the plattopographic Chart as surveyed by A. D. Lewis October A.D. 1854. as follows, to wit - Lots Number One Hundred and Twenty One (121) And One Hundred and Twenty Two (122) Tennessee Street And lot Number One Hundred and Forty (140) Ohio Street - To have and to hold the aforesaid ~~lots of~~ ^{parts of} land unto the said Charles S. Duncan & Wesley H. Duncan their heirs and assigns to their use use forever And be it further known by these presents that I the said William H. R. Eskins Am well and firmly bound unto the said Duncan's their heirs and assigns to be paid unto the said Duncan's their heirs and assigns in the sum of Five Hundred Dollars. to which payment well and truly to be made I bind myself my heirs and assigns firmly by these presents - Now that if I the said Eskins my heirs or assigns convey unto the said Duncan's their heirs or assigns whatever title shall be to me conveyed from the United States, or from any other person or persons whatsoever, whenever such said title shall be to me conveyed, then this obligation to be wholly void and of no effect otherwise to remain in full force - In Testimony whereof I have hereunto set my hand and seal this nineteenth day of May A.D. 1855

Witness sealed and signed William H. R. Eskins L. S.
in presence of W. Dabcock.

Register's Office. Recd for Record March 21st 1857 at 574 1/2 Cents on
Lawrence Kansas and heirs on 1316 & 137 E. Haddad Reg