

Know all men by these presents That I William H. R. Lykins and Cornelia his wife of the town of Lawrence Territory of Kansas, for and in consideration of the sum of Two hundred dollars, to them in hand paid by William T. Gaxon of Town & Territory aforesaid 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 William T. Gaxon and to his heirs and assigns forever, all their right, title, estate, interest claim and demand, in possession or expectancy of in and to the following described land, situated in Lawrence Kansas Territory to wit. Lot Number ninety nine (99) on Rhode Island Street. I have and to hold the above described premises, with all the privileges and appurtenances there to belonging, unto the said William T. Gaxon his heirs and assigns forever. And I the said William H. R. Lykins for myself and my heirs, executors and administrators, do covenant with the said William T. Gaxon 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 Gaxon 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 William H. R. Lykins my heirs, executors and administrators are held and firmly bound by these presents in the sum of Four hundred dollars, to the said William T. Gaxon and to his heirs and assigns, to make and convey unto him or 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 whomsoever, In Witness Whereof we have hereunto set our hands and seals this Eighteenth day of July A.D. 1859.

Signed, sealed and
delivered in presence of
James C. Horton

William H. R. Lykins (seal)
Cornelia V. Lykins (seal)

Territory of Kansas }
Douglas County } ss

On the Eighteenth day of July
A.D. 1859, before me personally came William H. R. Lykins