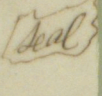


Know all men by these presents, That I John Baldwin of the City of Lawrence Territory of Kansas, for and in consideration of the sum of fifty dollars to me in hand paid by William H. Hovey of the receipt whereof is hereby acknowledged, have bargained, sold and quit claimed, and by these presents do bargain, sell and quit claim unto the said William H. Hovey and to his heirs and assigns forever, all my right, title, estate, interest, claim and demand, in possession or expectancy of, in and to the following described land situated in the City of Lawrence of record to wit, Lot Number Eighty Eight (88) Vermont Street according to the Survey of A. D. Searl A.D. 1854 To have and to hold the above described premises, with the privileges and appurtenances thereto belonging, unto the said William H. Hovey his heirs and assigns forever. And I the said John Baldwin for myself and my heirs, executors and administrators, do covenant with the said William H. Hovey 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 William H. Hovey 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 John Baldwin my heirs executors and administrators are held and firmly bound by these presents in the sum of one thousand dollars to the said William H. Hovey 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 by virtue of a title to the town site of Lawrence of record issuing from the general Land Office.

In Witness Whereof I have hereunto set my hand and seal this twentieth day of February A.D. 1860.

John Baldwin 

Signed sealed & delivered in presence of,
Cold S. Pratt, J. Blood }

Territory of Kansas Douglas County, SS.
On this twentieth day of February A.D. 1860, before me a Notary public in and for said County came John Baldwin known to me to be the identical person described in and to be executed the above conveyance as grantor, and acknowledged the same to be his own free act and deed,
S. C. Russell. Notary Public
Rec'd for record Feb 21, 1860