

Know all men by these presents That  
 we Gordon Groves and Ellen M. his wife of the  
 City of Lawrence Territory of Kansas, for and in  
 consideration of the sum of one hundred and  
 twenty dollars, to us in hand paid by Alexander  
 Lewis of the City of Lawrence and 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  
 Alexander Lewis and to his heirs and assigns for  
 ever, all our 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 aforesaid to wit, Lot number ninety  
 four, on Kentucky Street To have and to hold  
 the above described premises, with the privileges and  
 appurtenances thereto belonging, unto the said Alexander  
 Lewis his heirs and assigns forever. And we the said  
 Gordon and Ellen M. for ourselves and our heirs  
 executors and administrators, do covenant with the  
 said Alexander Lewis his heirs and assigns, that  
 the said premises are free from all encumbrances  
 made or suffered by us; that we have full right and power  
 to sell, convey and quit claim the same, and that we shall and  
 will warrant and defend the same unto the said  
 Alexander Lewis his heirs and assigns forever, against  
 the lawful claims and demands of all persons claiming by, through  
 or under us but against none other. And we the  
 said Gordon and Ellen M. our heirs, executors and ad-  
 ministrators, are held and firmly bound by these presents  
 in the sum of Two hundred & fifty dollars, to the  
 said Alexander Lewis his heirs and assigns, to make  
 and convey unto us or them all further right  
 or title which shall or may be awarded or convey-  
 ed to us, by any authority, or by any person or  
 persons, by virtue of a title to the above site of Law-