

I know all men by these presents
 that I Nathan Shaver of the County
 of Sebastian State of Arkansas for
 and in consideration of the sum
 of one hundred dollars to him
 in hand paid by James M. Dunn
 of Lawrence Territory of Kansas the
 receipt whereof is hereby acknowl-
 edged, have bargained sold and
 quit claimed and by these pre-
 sents do bargain, sell and assign
 quit claim unto the said James
 M. Dunn and to his heirs and assigns
 forever, all my right title estate inter-
 est claim and demand in
 possession or expectancy of, in and
 to the following described land, sit-
 uated in the City of Lawrence afore-
 said, to wit Lot number one
 hundred eight (108) on Massachu-
 setts Street To Have and to hold,
 the above described premises, with the
 privileges and appurtenances thereto
 belonging, unto the said James M.
 Dunn his heirs and assigns forever.
 And I the said Nathan Shaver for
 myself and my heirs, executors
 and administrators, do covenant
 with the said James M. Dunn 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 De-
 fend the same unto the said James
 M. Dunn his heirs and assigns forever,
 against the lawful claims and demands