

Know all men by these presents: That we
 R. W. Ludington and Eunice B his wife of
 the city of Lawrence Territory of Kansas for
 and in consideration of the sum of sev-
 enteen hundred dollars to us in hand
 paid by Albert T. Winchell of the same
 place the receipt whereof is hereby acknowledged
 have bargained, sold and quite claimed, and
 by these presents do bargain, sell and quit
 claim unto the said A. T. Winchell
 and to his heirs and assigns forever, all the
 right, title, estate, interest, claim and
 demand in possession or expectancy of
 us and to the following described land
 situated in the city of Lawrence to wit;
 the South half of Lot number twenty
 six (26) on Massachusetts Street in said Law-
 rence as known and described on the
 published plat of said city To Have and to
 hold the above described premises with
 the privileges and appurtenances thereto
 belonging unto the said Albert T. Win-
 chell his heirs and assigns forever. And we
 the said R. W. Ludington and Eunice
 B his wife for ourselves and our heirs, exe-
 cutors and administrators do covenant with
 the said A. T. Winchell his heirs and as-
 signs, that the said premises are free from
 all encumbrance made or suffered by me
 that I have full right and power to sell, convey
 and quite claim the same, and that I shall
 and will Warrant and Defend the same unto the
 said A. T. Winchell his heirs and assigns forever, against
 the lawful claims and demands of all per-
 sons claiming by through or under me, but
 against none other. And I the said R.
 W. Ludington and my heirs, executors and
 administrators are held and firmly bound by these