

**T**o all People to whom these Presents shall come, Greeting.  
 Know Ye, That I James Livermore of Spenser in the County of  
 Worcester and Province of the Massachusetts Bay in England  
 do hereby acknowledge  
 Reuben Underwood  
 of Yemas

For and in Consideration of the Sum of Four pounds Lawfull Money  
 to me in Hand before the Ensealing hereof, well and truly paid by Reuben Underwood of  
 said Spenser & Cordwainer

the Receipt whereof I do hereby acknowledge, and my self therewith fully satisfied and  
 contented; and thereof, and of every Part and Parcel thereof, do exonerate, acquit and discharge  
 the said Reuben Underwood him and his  
 Heirs, Executors and Administrators, forever by these Presents: HAVE given, granted, bargained, sold,  
 aliened, conveyed and confirmed; and by these Presents, Do freely, fully and absolutely give, grant,  
 bargain, sell, aliene, convey and confirm unto him the said Reuben Underwood & his

Heirs and Assigns forever, a certain piece or strip of Land lying & being  
 in the aforesaid Spenser containing by Estimation one hundred  
 Rods, be the same more or less and is bounded as follows viz begin-  
 ing at a white Oak Tree marked by the Country Road what by my  
 House running Westerly by said Country Road on the North side  
 of the Line between my Land and John Sumner Esqrs Land then  
 running Northwardly on said line to a Walnut tree marked then turn-  
 ing Easterly on my Land to the aforesaid mentioned White Oak Tree  
 by said Country Road

**To have and to hold** the said granted and bargained Premises, with all the Appur-  
tenances, Privileges and Commodities to the same belonging, or in any wise appertaining, to *him*  
the said *Reuben Underwood his*  
Heirs and Assigns forever. *To them and their* only proper Use, Benefit and Behoof forever,  
And *I* the said *James Livermore*  
for *myself my* Heirs, Executors and Administrators, do Covenant, Promise and Grant, to and with  
*him the said Reuben Underwood his*

Heirs and Assigns, that before the Enfeoffing hereof, *I am* the true, sole and lawful Owner of the  
above-bargained Premises, and *am* lawfully seized and possessed of the same in *my own proper*  
Right, as a good, perfect and absolute Estate of Inheritance in Fee Simple: And have in *myself*  
good Right, full Power and lawful Authority, to grant, bargain, sell, convey and confirm said bargained  
Premises in Manner as aforesaid: And that *him the said Reuben Underwood his*  
Heirs and Assigns, shall and may from Time to Time, and at all Times forever hereafter, by Force  
and Virtue of these Presents, lawfully, peaceably and quietly Have, Hold, Use, Occupy, Possess and Enjoy  
the said demised and bargained Premises, with the Appurtenances, free and clear, and freely and clearly  
acquitted, exonerated and discharged of, from all and all Manner of former or other Gifts, Grants,  
Bargains, Sales, Leases, Mortgages, Wills, Entails, Jointures, Dowries, Judgments, Executions, or Incum-  
brances of what Name or Nature soever, that might in any Measure or Degree obstruct or make void  
this present Deed.

**Furthermore,** *I the said James Livermore*

for *my self my* Heirs,  
Executors and Administrators, do Covenant and Engage the above-demised Premises *to him* the said  
*Reuben Underwood and his*

Heirs and Assigns, against the lawful Claims or Demands of any Person or Persons whatsoever,  
forever hereafter to Warrant, Secure and Defend by these Presents. *In Witness whereof I have*

*herunto set my hand and seal this seventh Day of May 1776 One Thousand*

*Seven Hundred & Seventy six* *James Livermore*

*sign seal & Deliv<sup>d</sup> in presence of. John Muzzy, John Livermore*

*Worcester 6 Sep<sup>r</sup> 12 1776 James Livermore signor of this instrument*

*acknowledged the same to be his private & Deed. W. Hayes Just. Dav's*  
*the August 13 1779 Entered & Exam<sup>d</sup> by Nath. Paul in Keys*