

Maryland
This Indenture Made the Second Day of
August in the Year of our Lord God Sixteen hundred and Twenty five Between
William Cuxston and Peter Cuxston Jun^r of Ann Arundell County Planters of
the One part and John Worthington of the same County Merchant of the Other part
Witnesseth that the said William Cuxston and Peter Cuxston for and in
Consideration of the Sum of Twenty five pounds Sterling Money to them
in hand paid by the said John Worthington at and before the sealing and
Delivery of these presents the receipt of which we the said William Cuxston
and Peter Cuxston Doos hereby Acknowledge and thereof and their from and
from every part and parcel thereof Doth freely fully and absolutely Exonerate
quit and Discharge the said John Worthington his heirs ^{es} and ^{em} and every
of them fr^o these presents for ever All the Given granted bargained sold
Engaged Aligned Remint released and Confirmed and by these presents
Doth Give Grant bargained sold Engaged Aligned released and Confirmed
to the said John Worthington his heirs and Assignes for ever all those two
tracts of Land Lying and being on the North Side of the Great branch of
Potomac River in Ann Arundell County Commonly called (or known) by the
Names of Malborough plains and Cuxstons Thicket Malborough plains
Beginning at two bounded white Oaks standing by a run called Stoney
run and running west by South two hundred and Twenty perches to a bounded
white Oak standing on a hill by the North branch of Potomac of: then
South by west Down the said branch One hundred perches then South
west Seventeen perches then South by East Twenty perches then East
South East thirty three perches then East Sixty perches then East by South
Forty four perches then North Twenty perches then North west by North
One hundred perches then North Twenty six perches then East by North
One hundred perches then South East by East Seventy four perches then
South South East thirty eight perches to a bounded white Oak then
South East by East Twenty five perches then with a straight Line to
the first trees containing and laid out for One hundred and fifty Acres
Cuxstones Thicket Beginning at three bounded white Oaks standing
on the East Side of the falls of Potomac River and running from the said trees
South fifty four Degrees west fourteen perches thence South eighty seven
Degrees East forty One perches thence North Seventy eight Degrees East
forty perches thence North four Degrees west thirty four perches thence
North Twenty two Degrees west Twenty perches thence North kind Degrees
East fifty perches thence North forty Degrees East thirty eight perches
thence North Twenty Degrees west Twenty four perches North eighty eight
Degrees west forty eight perches thence South One Degree East sixty
three perches thence South forty five Degrees west fifty four perches
then with a straight Line to the beginning trees containing an Laid out
for fifty Acres the which said two tracts of Land Contains in the whole
(Two)

Two hundred Acres Together with all trees Woods Under woods houses Orchards
 buildings fences improvements rents profits and appurtenances whatsoever to
 the same belonging or in any wise appertaining together with all the right titles
 Inheritance Claim and Demand whatsoever of and from them the Said William
 Binestone and Peter Binestone and their heirs for ever To have and to hold
 all the aforesaid two tracts of Land Called Malborough Plains and Binestons
 Thicket with the premises and appurtenances thereto belonging unto him
 the Said John Worthington his heirs and assigns for ever to the sole proper
 use and behoofe of him the Said John Worthington his heirs and assigns
 for ever and to Hold & their use & about or purposes whatsoever and the Said
 William Binestone and Peter Binestone for themselves and their heirs both
 heroby Covenant promise Grant and agreed to and with the Said John
 Worthington his heirs and assigns that they the said William Binestone and
 Peter Binestone and their heirs shall and will from time to time and at all
 times for ever hereafter warrant and defend the aforesaid tracts of Land and
 premises with its appurtenances against all Manner of persons whatsoever
 Provided Always and its further Covenanted that if the Said William Binestone
 or his heirs Doe well and truly repay the Said John Worthington his heirs
 or assigns the full Summe of Seventy five pounds Sterling Money one
 or before the Last Day of October in the year Seventeen hundred and
 Twenty Nine and also Lawfull Interest for the same from the Date hereof
 then this Indenture and all the Articles and things therein contained shall be
 for ever void and of Noe force and all the Land and premises revert
 to the said William Binestone In Witness whereof the parties to this
 Indenture have hereunto Interchangeable set their hands and Affixed
 their Seals the Day and year first above written

Signed Sealed and Delivered
 In the presence of us
 Cha: Worthington
 James Butcher

William Binestone Seals =
 his
 Peter PP Binestone Seals =
 marks

On the back of the foregoing Deed is this Indenture vizt
 August the 2^d 1725 Recd of John Worthington the Summe of Seventy
 five pounds Sterling Money the Consideration of the Land within mentioned
 Testes
 We say Received for

Sam: Young
 Cha: Worthington
 William Binestone
 his
 Peter PP Binestone
 marks

MEM: On this day (to wit) the second Day of August
 Seventeen hundred and Twenty five - Came before us the Subscriber One of
 (His)

142,

It is Lordships Justices of the Provincial Court of Maryland the within
Named William Buxton and Peter Buxton who acknowledges the within
Instrument to be their Act and Deed and the Land and premises within
Mentioned to be the right of the within Named John Worthington his heirs
and assigns for ever according to the true intent and Meaning of the within
Deed and the Act of Assembly in that Case Made and Provided —

Taken and Acknowledged before me
the Day and Year above —

Recorded September the 11th 1725 —

is Sam^l Young —