

**Deed, DE, Sussex, John Rowland to Isaac Atkins 1804**

Deed **ISAAC ATKINS** from **JOHN ROWLAND** and **ANN MARY** his wife

This indenture made the 26th day of March in the year of Our Lord 1804.

BETWEEN **JOHN ROWLAND**, son of **JOHN ROWLAND**, and his wife **ANN MARY ROWLAND**, formerly **ANN MARY BAINUM**, granddaughter of **MARY OSBORNE**, of the one part, and **ISAAC ATKINS** of the county of Sussex and the state of Delaware of the other part.

WITNESSETH THAT the said **JOHN ROWLAND** and **ANN MARY ROWLAND** his wife for and in consideration of the sum of £55 lawful money of the state of for said to them in hand paid out scratch at and before the end ceiling and delivery here of by the said **ISAAC ATKINS** well and truly paid the receipt whereof the said **JOHN ROWLAND** and his wife **ANN MARY ROWLAND** does hereby acknowledge themselves fully satisfied, contented, and paid and their of and every part and parcel thereof do clearly a quit, exonerate, and discharge the said **ISAAC ATKINS** his heirs, executors, administrators and assigns forever have granted, bargain, sold, and confirmed and by these presents do fully Grant, bargain, sell, and confirm to him the said **ISAAC ATKINS** his heirs and assigns forever a certain parcel of land situate, lying and being in the county of Sussex in Broadkill Hundred formerly surveyed for **WILLIAM SHALTOWAN** by **WILLIAM SHANKLAND** on the 3<sup>rd</sup> day of March 1757 and by him sold to **MARY OSBORNE** and resurveyed to the said **MARY** by a signed warrant to her 30th of the March 1775 and a return being made to the office containing 246 acres of land bounded as followeth.

Beginning at a scrub White Oak running South 15 degrees east 133 perches to a White Oak; due South 163 perches to a post; South 16¾ degrees east 70 to White of **STUMON** tract then South 45¾ degrees east 79 perches to a Red Oak; South 9 degrees West 94 perches to a White Oak; due east 44 perches to a post of **COPE'S** tract; then North \_\_\_\_½ degree East 205 perches to a White Oak; South 89½ degrees east 123½ to a White Spanish Oak of **JOHN HALL**'s tract; North 62 degrees west 113 perches to a forked Spanish Oak; North 28 degrees East 100 perches to a scrub Oak; thence North 62 degrees west 216 perches home to the beginning tree.

BEING ALL the land, and right and title that just said **JOHN ROWLAND** and **ANN MARY** his wife hath and have open and to the above described 246 acres of land which as all the right together with all and singular the hereditary months and appurtenances to the same land belonging or in any wise at pertaining.

TO HAVE AND TO HOLD all the rights, title, property, interest, and claim that the said **JOHN ROWLAND** and **ANN MARY** his wife hath or aught to have of in and to the above mentioned 246 acres of land being hereby granted, bargained, and sold on to the said **ISAAC ATKINS** his heirs and assigns forever and the said **JOHN ROWLAND** and **ANN MARY** his wife does hereby warrant and defend all their right, and title of the above described tract of land which they now hold of, in, to the said tract from them and their heirs and all and every person or persons claiming by, from, or tend them.

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In testimony whereof the aforesaid **JOHN ROWLAND** and **ANN MARY** his wife have hereunto set their hands and seals dated the day and your first above-mentioned.

**JOHN ROWLAND** {seal, his X mark}  
**ANN MARY ROWLAND** {seal}

Sealed, signed, and delivered in the presence of us.

The word "land" interlined before signing

**SPENCER PHILLIPS**  
**RHOADS SHANKLAND**

Sussex County  
State of Delaware

Be it remembered that on the 26th day of March in the year of Our Lord 1804 came before me **ISAAC COOPER** of the judges of the Supreme Court of the state of Delaware aforesaid that within named **JOHN ROWLAND** and **ANN MARY ROWLAND** his wife and acknowledge the within indenture to be their act and deed and delivered the same to be recorded as such.

I have hereunto set my hand the day and you're above written

**ISAAC COOPER**

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