

accrue or happen to the tract of three hundred
 and twenty three acres of land or part
 hereof and owned by us as aforesaid or to the
 crop or produce hereof at any time grow-
 ing thereon or arising thereon by reason of the
 rise or overflow of the waters of the said
 River caused by the increase in size of the said
 dam or the raising of the dam or the erection
 of any new dam or dams or for or by reason
 of any alteration or improvement or structure
 of any nature and kind whatsoever or made
 by the said Francis S. Pelzer his heirs or
 assigns or any person or persons at any time
 associated with him or them upon the tract
 of land so purchased by him from the said
 George W. Anderson as aforesaid
 And we the said Rhoda H. Waddell & Elizabeth
 Waddell for ourselves our heirs executors ad-
 ministrators and assigns owners of the said tract
 of three hundred and twenty three acres of land here-
 inbefore described do hereby covenant promise
 and agree to and with the said Francis S. Pelzer
 and his heirs and assigns that the said Fran-
 cis S. Pelzer his heirs and assigns and any
 person or persons at any time associated with
 him or them owners of the said tract of land
 known as Andersons Mills heretofore described
 shall and may at all times hereafter peaceably
 and quietly lawfully lawfully possess and
 enjoy the above granted premises and the several
 right and privileges hereby granted and conveyed
 and every part and parcel thereof and each
 and everything necessary to the full and ex-
 ceptive use and enjoyment of the same
 with the appurtenances fully and completely
 and without any unpleasant trouble distur-
 bance or detraction of us the said
 Rhoda H. Waddell and Elizabeth Waddell or
 of our heirs executors administrators or assigns
 or of any other person or persons lawfully

claiming or to claim the tract of land now owned as
 aforesaid by us the said Rhoda H. Waddell and Elizabeth
 Waddell and further that we the said Rhoda H. Waddell
 and Elizabeth Waddell are at the time of the sealing and
 delivery of these presents lawfully seized in our own right
 of a good absolute and indefeasible estate of inheri-
 tance in fee simple of and in all and singular the
 tract of land so owned by us as aforesaid and have
 good right full power and lawful authority to grant
 and convey the right privilege and easement herein
 before more fully conveyed and described and further
 that we the said Rhoda H. Waddell & Elizabeth Waddell
 and our heirs and all and every other person or per-
 sons whomsoever lawfully equitably acquiring any estate
 right title or interest of or to the tract of land so
 owned by us as aforesaid shall and will at any time
 hereafter upon the reasonable request of the said
 Francis S. Pelzer his heirs and assigns make &
 execute or cause or procure to be made done and
 executed all and every such further and other
 lawful and reasonable acts covenances and
 assurances in the law for the better and more
 effectually vesting and confirming the prem-
 ises rights privileges hereby granted and con-
 veyed or intended or to be in us to the said
 Francis S. Pelzer his heirs and assigns for-
 ever as to him the said Francis S. Pelzer his
 heirs or assigns or his or theirs to our self be-
 lieved in the law shall be reasonably desired
 advised or required

In witness whereof we have hereunto set
 our hands and seals the day and year
 above written
 Signed Sealed & delivered Rhoda H. Waddell Esq
 in the presence of Elizabeth Waddell Esq
 J. B. Bennett
 Thos. B. Lee