more or less, to the east and west center line of section Three aforesaid; thence, east along said center line of section Three a distance of one hundred and two (102) feet, to the point of beginning, containing three (3) acres, more or less.

This description being intended to cover a strip of ground one hundred feet in width over the above described property; that is to say, fifty feet on either side of center line of the Darson Branch of the St. Louis and San Francisco Railroad, as now located and constructed, on said tract of land.

Together with all and singular the privileges, improvements, tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, with all the estate, title and interest of the said parties of the first part herein.

In case of the abandonment of said line of railroad, the property herein conveyed shall revert to the grantors herein or their assigns.

The said parties grantors, hereby covenant with the said party grantee that they are the lawful owners of the said parcel or tract of land; that the title thereof is in them; that they are seized of a good and indefeasible estate of inheritance therein, and have a lawful right to sell and convey the same.

And the said parties of the first part hereby covenant and agree with the said party of the second part that they will, and their heirs, executors, administrators and assigns shall forever warrant and defend the title to the said land against all lawful and equitable claims and demands whatsoever.

In witness whereof, the said parties of the first