

tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, Provided and excepting, however, that all general and special taxes accruing from and after the date hereof, shall be paid by said second party his heirs or assigns.

This conveyance is made and accepted upon the further express condition that the above described premises shall never be conveyed to or owned or occupied by a negro or any person of african blood or descent.

And the said parties of the first part for themselves, their heirs, executors and administrators do hereby covenant, promise and agree to and with the said party of the second part his heirs and assigns that at the delivering of this presents they the said first parties are lawfully seized of an undefeasible estate in fee simple, of, in and to all and singular the premises hereby conveyed; that the same are free and clear and unincumbered of any and all former grant, titles, charges, judgments, taxes assessments and incumbrances of what nature and kind soever. Except as herein set forth; and that the said first parties the title to said premises unto said second part heirs and assigns will forever warrant and defend against the lawful claims and demands of all persons whomsoever.

In Witness Whereof said parties of the first part have hereunto set their hands this day and year first above written

N. L. Townsend

Margaret Townsend

M. F. Bell

Marie Bell

State of Missouri )  
                          ) ss  
Callaway County. )

Before me Joseph R. Sharp a Notary Public in and for the said county and state on this 3rd day of November 1909 personally appeared Nathan L. Townsend and wife Margaret Townsend, and M. F. Bell and wife Marie Bell to me known to be the identical persons who executed the within and foregoing instrument, and acknowledged to me that they executed the same as their free and voluntary act and deed for the uses and purposes therein set forth.

(SEAL)

Joseph R. Sharp, Notary Public.

My commission expires Sept 9th 1910

Filed for Record Nov , 29, 1909 at 2:30 o'clock P. M.

H. C. Walkley, Register of deeds, (SEAL)

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*Release*

COMPARED

WHEREAS, Elizabeth Baker and John H. Baker on to-wit; the 9th day of