

Twenty Benches to a marked Black Oak, & South Seventy  
 Degrees. East One hundred & fifty two Benches to a marked black  
 Oak thence by the said John Coffman's other Land East North  
 East Seventy <sup>two</sup> Benches to a marked black Oak, North thirty  
 Nine Benches to a Hickory, West by North Eighty Six Benches &  
 an half to a Post, and North One hundred Benches to a marked  
 Hickory thence by the said John Newcomat's Land North  
 Fifty Seven Degrees and an Half West thirty three Benches  
 to a Post, and West One hundred & forty Benches to the  
 Place of Beginning containing Two Hundred & twenty six  
 Acres and the Allowance of Six Acres of Cent for Roads &  
 Highways NOW at the Instance and Request of the said  
 John Coffman that we would be pleased to grant him a Confir-  
 mation of the same Know ye that in Consideration of  
 the Sum of Thirty five Pounds & Six pence Lawful Money  
 of Pennsylvania to our Use paid by the said John Coffman  
 (the Receipt whereof we hereby acknowledge and thereof do  
 acquit and for Ever Discharge the said John Coffman his  
 Heirs and Assigns by these Presents) and of the yearly  
 Quit Rent herein after mentioned and reserved We have  
 given granted released and Confirmed and by these Presents  
 for us our Heirs and Successors DO give grant release &  
 confirm unto the said John Coffman & his Heirs the said  
 Two hundred & twenty six Acres of Land as the same is  
 now set forth bounded & Limited as aforesaid With all Mines  
 Minerals Quarries Meadows Marshes Savannahs Swamps  
 Cripples Woods Underwoods Timber & Trees Way Waters  
 Water Courses Liberties Profits Commodities Advantages  
 Hereditaments and Appurtenances what soever to the said Two  
 Hundred & twenty six Acres of Land belonging or in any wise  
 appertaining and lying within the Bounds & Limits aforesaid  
 Three full and clear fifth Parts of all Royal Mines free from  
 all Deductions & Requisites for digging and refining the  
 same and also one fifth Part of the Ore of all other Mines  
 delivered at the Portsmouth only excepted and hereby reserved  
 and also free Leave Right and Liberty to and for the said  
 John Coffman his Heirs & Assigns To Hawk Hunt fish  
 and fowl in and upon the hereby granted Land and Premises  
 or upon any Part thereof To have and to hold the said  
 Two Hundred and Twenty six Acres of Land and Premises  
 hereby granted (except as before excepted) with their Appurtenances  
 unto the said John Coffman ~~his~~ his Heirs and Assigns To the  
 only Use and Behoof of the said John Coffman his Heirs and  
 Assigns for Ever To be holden of us our Heirs and Successors  
 Proprietaries of Pennsylvania of our Manor of Conestoga  
 in the said County of Lancaster in free and Common Socage  
 by Fealty only in Lieu of all other Services Yielding  
 and