

Deed of Conveyance

Elias & Melvina Roberts to John T. L. Whitworth — Comanche County, Texas (1875)

The State of Texas | County of Comanche

Know all men by these presents, that we, Elias and Melvina Roberts, of the County of Comanche, State of Texas, for and in consideration of Three Hundred and Thirty-Five Dollars to us paid by John T. L. Whitworth of the County of Comanche, State of Texas, the receipt whereof is hereby acknowledged, have sold and conveyed, and by these presents do sell, convey and deliver, unto the said John T. L. Whitworth, his heirs and assigns, all that tract or parcel of land lying and being in the County of Comanche:

Beginning at the South West corner of a 160 acre survey made for A. K. Steele, out of a survey in the name of Sam[uel] Heath, from which an Elm marked "S" bears S. 57° E. 24 4/5 vs.; Thence North, at 15 varas crosses Jimmie's Creek, at 950 varas passes the N.W. corner of the Steele [survey], [continuing to] 1878 vs. to a stake from which a Black Jack marked "B" bears S. 21½° E. 3 vs.; Thence West 1325 vs. to a stake from which a Post Oak marked "C" bears S. 7½° W. 3 vs.; Thence South, recrossing Jimmie's Creek, 1278 varas to a stake in the original South line of said Heath, from which a post oak marked "B" bears N. 22° W. 5 vs.; Thence East with said line 1325 vs. to the beginning.

To have and to hold all and singular the premises above mentioned, with the rights, members, hereditaments and appurtenances to the same belonging or in anywise incident or appertaining, unto the said John T. L. Whitworth, his heirs and assigns, forever; and we do bind our heirs, executors and administrators, to warrant and forever defend all and singular the said premises unto the said John T. L. Whitworth, his heirs and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In testimony whereof we have hereunto set our hands, in Comanche, the 29th day of May, A.D. 1875.

Elias Roberts

Melvina Roberts, by W. Carnes, agent and attorney in fact

Note: this appears to be the 300-acre sale to John T. L. Whitworth referenced (but not previously transcribed) in the Roberts–Randolph deed of November 1876, which used the N.W. corner of "the survey sold by us to John T. L. Whitworth" as its own starting point. Several figures in the metes-and-bounds (the "160 acre survey," the "1878 vs." call) are uncertain in the original scan and may not resolve cleanly to a 300-acre tract; they are transcribed as written rather than corrected, since the true values can't be confirmed without the original image.