

now all over by these Presents.
 That I Cha Lignard, Mannan in Consideration
 of One Thousand Two Hundred Dollars to me paid by
 Charles M Peterson do hereby grant bargain, sell
 and convey to said Charles M Peterson his heirs and
 assigns forever, the following described parcel of real
 estate to-wit:

The Northwest quarter (NW 1/4) of Section Eight,
 in Township one (1) North of range five (5) East of 2
 Willamette Meridian in Yamhill County
 Washington Territory containing 160 acres more or
 less. Together with the tenements hereditaments and
 appurtenances thereto belonging, or in anywise
 appertaining; and also all my estate right title
 and interest at law and equity therein or thereto
 including dower and right of dower.

To Have and to hold the same to the said
 Charles M Peterson his heirs and assigns forever
 And I the said Charles Lignard do Covenant with
 the said Charles M Peterson and his legal representa-
 tives forever, that the said real estate is free from
 all incumbrances, and that I will and my heirs
 executors and Administrators shall Stand out and
 Defend the same to the said ^{Chas M Peterson} heirs and assigns
 forever against the lawful claims and demands of
 all persons whatsoever.

In Witness whereof I have hereunto set my hand
 and seal this 15th day of March A.D. 1889

Executed and signed in
 Presence of

Thos W Strong
 M. L. Bergeson

Charles Lignard (Seal)

State of Oregon

County of Multnomah J.P.P

This Certifies that on this 15th
 day of March 1889, before me, the undersigned a
 Commissioner of Deeds of Washington Territory and
 for said County and State, personally appeared the
 within named Charles Lignard - who is known to me
 to be the identical person described on and who executed