

whosoever of the said parties of the first part, either in law or equity,  
of, in and to the above bargained premises, with the hereditaments and  
appurtenances.

To Have and To Hold the said premises above bargained and described  
with the appurtenances, unto the said parties of the second part their  
heirs and assigns forever. And the said Ada C Baker and Frank  
J. Baker, wife and husband parties of the first part, for themselves  
their heirs, executors and administrators, do covenant, grant, bargain  
and agree to and with the said parties of the second part, their heirs  
and assigns, that at the time of the sealing and delivery of these  
presents they are well seized of the premises above conveyed, as  
of good, sure, perfect, absolute and indefeasible estate of inheritance,  
in law, in fee simple, and have good right, full power and lawful  
authority to grant, bargain, sell and convey the same, in manner and  
form aforesaid, and that the same are free and clear from all  
former and other grants, bargains, sales, liens, taxes, assessments  
and incumbrances of whatever kind or nature soever; except  
the taxes of 1905 which purchaser assumes and agrees to pay.  
and the above bargained premises, in the quiet and peaceable  
possession of the said parties of the second part, their heirs and  
assigns, against all and every person or persons lawfully  
claiming as to claim the whole or any part thereof, the  
said parties of the first part shall and will Warrant and Defender  
Defend.

In Witness Whereof, The said parties of the first part have hereunto set  
their hands and seals the day and year first above written.

Signed sealed and delivered in the presence of

C. P. Erwick

H B Gwillim.

State of Colorado County of El Paso, S.S.

Ada C. Baker (seal)

Frank J. Baker (seal)

I, Alvin P Jackson a Notary Public in and for said county, and the State  
aforesaid, do hereby certify that Ada C. Baker and Frank J. Baker wife and husband  
who are personally known to me to be the persons whose names are subscribed to  
the annexed deed, appeared before me this day in person, and acknowledged  
that they signed, sealed and delivered the said instrument of writing as their  
free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal, this 7th day of November A.D. 1905  
My commission expires Feb. 19 1908

Alvin P. Jackson  
Notary Public

