

This Indenture

Made the Twenty first day of February in the Ninth Year of the Reign of our Sovereign Lord George the Third by the Grace of God,
of Great Britain France and Ireland King defender of the Faith and so forth and in the Year of our Lord one thousand seven hundred
and Sixty Nine BETWEEN John Grant and Thomas Midlane (son of Michael Midlane) Bayliffs of the Town and Burrough of

Brading in the Isle of Wight in the County of Southampton of the one part and William Duke of the Town and Burrough aforesaid Baker of the other part WITNESSETH that the
said Bayliffs by and with the Assent and Consent of the Jurats and Burgeesses of the said Town and Burrough for and in consideration of the sum of Sixteen pounds and Ten shillings
to them in hand well and truly paid by the said William Duke at or before the Sealing and Delivery of these presents the receipt thereof is hereby acknowledged And also for and in consideration
of one Indenture of Lease to them the said Bayliffs Surrendered bearing date the Thirtieth day of July which was in the Year of our Lord one thousand seven hundred and Sixty seven made
and granted By John Midlane and Thomas Midlane then Bayliffs of the said Town and Burrough to the said William Duke (and party hereto) of the Cottage or Tenement herein After Demised
as also for and in consideration of the yearly rent and covenants hereafter reserved mentioned and Contained on the Lessees part to be paid done and performed Hath Demised Granted and to
Affirm letten and by these presents Do Demise grant and to Affirm lett unto the said William Duke All that Cottage or Tenement Commonly called and known by the Name of the
Bakehouse together with a piece or small parcel of ground thereto Adjoining and belonging Containing Forty feet in length and Eight feet in Breadth (be the same more or less) all which said
Demised premises are Situate Lying and being on the Green in the said Town and now in the possession of the said William Duke Together with all ways paths passages profits and Appurtenances
thereunto belonging or in any wise appertaining To have and to hold the said Cottage or Tenement land and premises hereby Demised or meant mentioned or intended to be
and every part thereof with the Appurtenances unto the said William Duke his Executors Admors and Assigns from the Feast day of Saint Michael the Archangell next Ensueing the Date
hereof for by and During and unto the full end and term of ffourscore and Nineteen Years from thence next ensueing and fully to be compleat and ended Yielding and paying
therefore yearly and every Year During the said Term unto the said Bayliffs and their Successors the Yearly rent or sum of Six pence of Lawfull money of Great Britain always att or
upon the Feast day of Saint Michael the Archangell att one Entire payment And if it shall happen the said Yearly rent or sum of Six pence or any part thereof shall be behind and
unpaid by the Space of ffive Days next after the said Feast or Day of payment on which the same ought to be paid as aforesaid (being first Lawfully Demanded) that
then this present Lease shall cease determine and be utterly void and of no Effect any thing herein Contained to the Contrary hereof in any wise Notwithstanding And the said
William Duke for himself his Executors Admors and Assigns Doth Covenant promise and grant to and with the said Bayliffs and their Successors for the time being
by these presents in manner and form following (that is to say) that he the said William Duke his Executors Administrators or Assigns shall and will well and truly pay or cause
to be paid to the said Bayliffs and their Successors for the time being the said Yearly rent or sum of Six pence of Lawfull money of Great Britain att the day and time aforesaid
and in manner and form aforesaid And also shall and will att his and their own proper Costs and Charges bear pay and Discharge all the Taxes dues and payments
which may happen to be laid upon the said Demised premises on any Account whatsoever During the said term And further shall and will att his or their
own like proper Costs and Charges well and sufficiently repair amend maintain Sustain Uphold and keep the said Demised Cottage or Tenement with the ffences thereto belonging
in good and Tenonable repair during the said Term and at the end or expiration or other sooner Determination thereof shall and will quietly and peaceably leave and
yield up the same into the hands and possession of the Bayliffs of the said ^{Town} and their Successors for the time being so well and sufficiently repaired amended maintained Sustained
Upheld and kept up as aforesaid And Lastly the said Bayliffs for themselves and their Successors for the time being Do Covenant promise and grant unto the
said William Duke his Executors Administrators and Assigns by these presents that he the said William Duke his Executors Administrators or Assigns paying the said Yearly
rent and performing all other the Covenants and Agreements herein before mentioned on his and their parts to be paid done and performed shall and Lawfully may quietly and
peaceably have hold Occupy possess and enjoy the said Demised Cottage or Tenement with their and every the Appurtenances thereunto belonging or in any wise appertaining
for and During the aforesaid Term of ffourscore and Nineteen Years without the dongall Claim or Demand of the said Bayliffs or their Successors or any other person or
persons whatsoever In WITNESS whereof to one part of these Indentures to remain with the said William Duke the said Bayliffs have sett their hands and caused
the Common Seal of the said Burrough to be putt, and to the other part thereof to remain with the said Bayliff the said William Duke hath sett his hand and seal the Day and
Year first above Written.