

S. H. Magazine St.

**THIS INDENTURE**

Made this Thirteenth day of February in the year of our Lord one thousand eight hundred and seventy seven.

**BETWEEN**

Eliza Kerins and James Kerins her husband both of the City & County of Albany and State of New York parties of the first part and Charles A. Derison of same place party of the second part.

**WITNESSETH**

That the said parties of the first part in consideration of the sum of Twelve Hundred & Ninety dollars Dollars to them duly paid have sold and by these Presents do grant and convey to the said party of the second part his heirs and assigns **ALL** that certain lot piece or parcel of land lying & being in the City & County of Albany Bounded & described as follows to wit Beginning at a stake standing in the West line of Magazine Street and at the Northern line of Madison Avenue and run thence along the Northern side of Madison Avenue westerly sixteen (16) chains to the most southerly corner of lot No. 2 thence along the Easterly line of lot No. 2 Northern and parallel with Magazine Street ten (10) chains and seventy five links thence parallel with Madison Avenue sixteen chains to the West line of Magazine St. thence along the same to the place of Beginning ten (10) chains and seventy five (75) links (containing) Sixteen (16) acres and two tenths (2/10) of an acre together with the Building and appurtenances And being same premises conveyed to said Eliza Kerins by said Charles A. Derison and Wife on the First Day of October 1873. This conveyance is made however subject to a certain Mortgage executed by said Charles A. Derison for the sum of One Thousand Dollars and Interest thereon also subject to the Taxes The parties of first part are to give possession of said parcel on the first day of April 1877.

**WITH THE APPURTENANCES**

and all the estate title and interest therein of the said parties of the first part And the said Eliza Kerins doth hereby covenant and agree to and with the said party of the second part his heirs and assigns that the premises thus conveyed in the quiet and peaceable possession of the said party of the second part his heirs and assigns that he will forever Harass and Defend against any persons whomsoever lawfully claiming the same or any part thereof except as above set forth.

**IN WITNESS WHEREOF**

the parties of the first part have hereunto set their hands and seals the day and year first above written.

Sealed and Delivered  
in Presence of  
the word Ten and figure  
inserted on 29<sup>th</sup> line first  
page before execution

Eliza Kerins L.S.  
James <sup>her</sup> Kerins L.S.  
Mark

Wm R White Jr  
State of New York }  
City & County of Albany } p.

On this Thirteenth day of February in the year one thousand eight hundred and seventy seven before me the subscriber personally came Eliza Kerins and James Kerins her husband to me known to be the same persons described in and who executed the within instrument and several acknowledged that they executed the same and the said Eliza Kerins on a private examination by me apart from her said husband acknowledged that she executed the same freely and without any fear or compulsion of her said husband.

Wm R. White Jr  
Com of Deeds

Recorded May 23. 1877

at 2<sup>15</sup> P.M.  
J. S. Baiwell  
Clerk

Lot So Clinton Ave.

**THIS INDENTURE** Made this Twenty Third day of May in the year of our Lord one thousand eight hundred and seventy seven, **BETWEEN** Fannie C. Seymour of Albany City and County State of New York of the first part and Walter C. Many, Charles C. Bullock and William V. Many of the second part.

**WITNESSETH** That the said party of the first part in consideration of the sum of Five Thousand and Five Hundred Dollars to her duly paid has sold and by these Presents does grant and convey to the said party of the second part her heirs and assigns **ALL** the Northerly half of all that certain lot piece or parcel of land which was conveyed by William Cassidy Special Guardian to Thomas M. Carby and George Martin by deed dated September 24<sup>th</sup> 1871 and which was Recorded in Albany County Clerk's Office January 9<sup>th</sup> 1872 in Book No. 247 of Deeds on page 193 re and which is situated in the said City of Albany and is bounded and described as follows commencing at a point on the South side of Clinton Avenue about One