

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 they will forever warrant and defend against any person whomsoever lawfully claiming the same or any part thereof

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	Norman W. Frost	H.S.
in presence of	Mary E. Frost	L.S.
Chas F. North	Jacob Travis	L.S.
	Hester Ann Travis	L.S.

STATE OF NEW YORK
COUNTY OF ALBANY, SS:

On this 12th day of April in the year one thousand eight hundred and seventy six before me the subscriber personally came Norman W. Frost and Mary E. frost his wife and Jacob Travis and Hester A. Travis his wife to me known to be the same persons described in and who executed the within instrument and severally acknowledged that they executed the same And the said Mary E. Frost and Hester A. travis on a private examination by me apart from their said husbands acknowledged that they executed the same freely and without any fear or compulsion of their said husbands

Chas F. North
Notary Public
Cohoes N.Y.

Recorded April 20th, 1876
at 9:15. A.M.

Wm. E. Hoswell
Clerk

THIS INDENTURE Made this nineteenth day of April in the year of our Lord one thousand eight hundred and seventy six BETWEEN Phebe Ann Jones wife of A.P. Jones of the town of Guilderland and Albany County, N.Y. in her own right party of the first part and Lucy A. Demack of the City & County of Albany, N.y. party of the second part WITNESSETH that the said party of the first part in consideration of the sum of Nine hundred dollars to me duly paid have sold and by these presents does grant and convey to the said party of the second part her heirs and assigns

All that piece or parcel of land situate in the town of Guilderland formerly the tenth ward of the City of Albany and being a part of the land formerly by Christian P. Lagrange to John Archer by deed dated the 14th of December 1863 and recorded in the Albany County Clerk's Office in Book of deeds No. 183 page 206 and conveyed by John Archer to Austin Archer April 17th, 1868 and by Austin Archer to A. Van Meester and by A. Van Meester to Matilda H. Archer by deed dated January 1st, 1869 and recorded in Book of deeds No. 224 page 381 and bounded and described as follows Beginning at a point in the south line of Madison Avenue distant eight chains and twenty five links and three quarters of a link westerly from the point of intersection of the said south line of Madison Avenue with the west line of land now or formerly owned and occupied by Anna Hallenbeck and heretofore known and distinguished as the Cooper line and runs thence southerly twenty three chains parallel with the said Coopers line to the northerly line of the land formerly owned by Christian P. La Grange thence westerly and parallel with the south line of Madison Avenue six chains and fifty two links and one fourth of a link thence northerly and parallel with said Coopers line twenty three chains to the said south line of Madison Avenue thence easterly along the south line of Madison Avenue six chains fifty two and one quarter links to the place of beginning and containing fifteen acres of land more or less being the westerly half of a lot of thirty acres of land conveyed by Matilda H. Archer to Benjamin G Hendrickson by warrantee deed dated August 11th, A.F. 1869 said premises is sold subject to a bond and Mortgage held by Margaret O'Brien

WITH THE APPURTENANCES and all the estate, title, and interest therein of the said party of the first part And the said Phebe Ann Jones does hereby covenant and agree to and with the said party of the second part her heirs and assigns that the premises thus conveyed in the quiet and peaceable possession of the said party of the second part her heirs and assigns and will forever Warrant and defend against any person whomsoever lawfully claiming the same or any part thereof

IN WITNESS WHEREOF the party of the first part has hereunto set her hand and seal the day and year first above written.

Sealed and delivered
in presence of
J.A. McKown
Phebe Ann Jones
L.S.

STATE OF NEW YORK

CITY AND COUNTY OF ALBANY, SS:

On this 19th day of April in the year one thousand eight hundred and seventy six before me the subscriber personally came Phoebe Ann Jones to me known to be the person described in and who executed the within instrument and acknowledged that she executed the same

James A. McKown

Comr. of Deeds

Recorded April 29th 1876

at 10:15. A.M.

Wm. E. Haswell

Clerk

THIS INDENTURE Made this 25th day of March in the year of our Lord one thousand eight hundred and seventy six BETWEEN Andrew S. Draper referee in the action hereinafter mentioned of the City of Albany, N.Y. of the first part and William S. Paddock of the same place of the second part WHEREAS at a special term of the Supreme Court of the State of New York held at the City of Albany on the twenty fifth day of February one thousand eight hundred and seventy six it was among other things ordered adjudged and decreed by the said court in a certain action then pending in the said court between William S. Paddock plaintiff and Sarah H. Rogan Howard Paddock, John Featherly Jr. and Janet D. Featherly his wife Martin A. Watson and Aby Borchall defendant that all and singular the premises described in a mortgage executed by Sarah H. Rogers to Daniel Carey recorded in Albany County Clerk's office in Liber 232 at page 66 and being the same premises mentioned in the complaint in said action and in said judgment described or mentioned thereof as might be sufficient to raise the amount due to the plaintiff for principal interest and costs in said action and which might be sold separately without material injury to the parties interested be sold at public auction according to the course and practice of said court by or under the direction of the said Andrew S. Draper who was appointed a Referee in said action and to whom it was referred by the said order and judgment of the said court among other things to make such sale that the said sale be made in the county where the