Best 85

TO HAVE AND TO HOLD The above mentioned and described premises with the appurtenances and every part and parcel thereof to the said party of the second part his heirs and
assigns forever. And the said Stephen Van Rensselaer for himself, his heirs, executors, and
administrators doth covenant, grant, bargain, promise and agree to and with the said party of
the second part his heirs and assigns to warrant and forcer to defend the above granted
premises and every part and parcel thereof now being in the quiet and peaceable possession
of the said party of the second part against the said parties of the first part their heir
executors, administrators and assigns and against all and every other person or persons
claiming or to claim the said premises or any part thereof.

IN WITNESS WHEREOF The said parties of the first part have hereunto set their hands and seals he day and year first above written.

Sealed and delivered in the presence of

S.V. Rensselaer.L.S.

Jhhn Q. Wilson

H. Van Rensselaer.L.S.

County of Albanyiss

On this 14th day of April 1845, before me personally appeared th refore named Stephen Van rensselaer and Harriet his wife to me known to be the persons described in and who acknowledged that they executed and delivered the same. And the said Harriet on a private exmination apart from her said husband did further acknowledge that she executed the same freely and without any fear or compulsion of her said husband. Therefore let it be recorded.

John Q. Wilson, Judge of Albany County Courts &

Counsellor at law in the Supreme Court

Recorded June 26th 1845, at 2 hours P.M.

William Mix, Cherk

THIS INDENTURE Made this sixteenth day of June in the year of our Lord one thousand eight hundred and forty five BETWEEN RODMAN L.JOICE one of the Masters in Chancery of the State of New York, residing in the City and County of Albany of the first paid and WOHN MC KOWN of the Town of Guilderland in the County aforesaid of the second part WHEREAS at a Court of Chancery held for the State of New York at the City of Albany on theeleventh day of March one thousand eight hundred and forty five before the Chancellor it was among other things ordered, adjudged and decreed by the said Court in a certain cause then depending in said Court between Peter D.Winne and Ann Maria his wife, Complain ants and John McKown, Catharine Cokely, Edith McKown, William mcKown, John A.McKown, Catharine L.McKown, James McKown, Francis McKown, Jacob McKown, Abel F.McKown, and Hannah Jemima McKown defendants that all and singular the premises mentioned in the bill of complaint in said cause a part whereof are hereinafter mentioned ind Theoretical together with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining should be sold at public auction in the County of Albany and Schoharie where such premises are respectively situated and by and under the direction of one

of the Masters of this Court residing in the County of Albany After such Master had given the public notice of the time and place of sale specified in such order and required by law and the rules and practice of said Court and WHEREAS the said Rodman L. Joice a Master in Chancery residing in said County of Albany and party of the first part to these presents in pursuance of the said order and decree of the Court of Chancery did on the thirteenth day of May in the year one thusand eight hundred and forty five sell at public auction at the public house of John McKown in the Town of Guilderland in the County of Albany the premises mentioned in the said order as being situated in the Town & County last aforesaid after harringgiven public ne notice of the time and place of such sale and a brief description of the said pramises in com formity with the order aforesaid; and WHERBAS at such sale the said premises were struck off to and purchased by the said party of the second part to these presents at and for the sum of Three thousand dollars hat being the highest sum bidden for the same. Now therefore This INDEN-TURE WITNESSETH That the said party of the first part Master in Chancery as aforesald in order to carry into effect thesale so made as aforesaid in hursuance of the said decree of the said Court of Chancery and also by virtue of the statute in such case made and provided, and in consideration of the sum of Three thousand dollars to him to hand paid by the said party of the second part the receipt whereof is hereby confessed and acknowledged the granted, bargained, sold, aliened, released, conveyed and confirmed and by these presents doth grant, bargain, sell, aliem, remise, release, convey and confirm unto the said party of the second part and to his heim and assigns forever,

veyed by Stephen Van rensselaer Esq., to the proprietors of the Van Balls Patent situate,lying and being on the north side of the Normans Exack in the Town of Guilderland in the County of Albany and bounded as follows: Lot number three (3) begins at a stake on the west side of the Normans Kill road at the distance of thirty four links from a pitch pine tree marked number two and three and runs thence north forty degrees west fifty four chains and seventy links; thence north forty eight degrees and fifty seven minutes west nineteen chains and eighty links thence south thirty nine degrees and twenty one minutes east sixty two chains and twenty five links; thence south seventy two degrees east twenty one chains to the place of beginning co ntaining one hundred and thirteen acres of land.

TOGETHER with all and singular the rights, titles, privileges cembers, hereditaments, and appurtenances therento belonging or in anywise appertaining To have and to hold all and singular the above mentioned and described premises unto the said party of the second part his heirs and assigns to the sole & only proper use, benefit and behoof of the said party of the second part his heirs and assigns forever.

IN WITNESS WHEREOF The said party of the first part Master in Chancery as aforesaid has hereunto set his hand and seal the day and yearfirstabove written.

Sealed and delivered in presence of Rodman L.Joice.L.S.

Master in Chancery