

This Indenture, made the twenty fifth day of October
in the Year of our Lord One thousand Eight hundred Eight
hundred and twenty three Between David Walcott of the
Town of Palatine in the County of Montgomery & Elizabeth
his wife of the first part and Steven Cogswell of the same
place of the second part Witnesseth, that the said parties
of the first part, for and in Consideration of the Sum of
One hundred & forty dollars Money of Account of the United
States, to them in hand paid by the said party of the second
part the receipt whereof is hereby confessed and acknowledged;
have granted, bargained, sold, remised, released, Willed
and Confirmed; and by these presents do grant, bargain,
sell, remise, release, Will and Confirm unto the said party
of the second part, and to his heirs and Assigns forever,
All that Certain piece or parcel of Land Situate in
the Town of Palatine aforesaid known as Lot Number
Seventeen in the Village of Ephratah Laid down on

A Map made by Philip R. Frey for Henry Mann, of him being one Chorus in front & two Chorus and fifty links in rear. Containing one fourth part of the Acre of Land. Together with all and singular the hereditaments and Appurtenances therunto belonging, or in any wise Appertaining. And the reversions and reversions, remainder and remainders, rents, issues and profits thereof. And all the estates, right, title interest, claim and demand whatsoever of the said party of the first part, either in Law or Equity, of, in and to the above bargained premises. With the said hereditaments and Appurtenances, to have and to hold the said Lands, Tenements, hereditaments, rights and privileges above mentioned, granted and described. And every part and parcel thereof, to the said party of the second part, his heirs and assigns, to the sole and only proper use, benefit and behoof of the said party of the second part, his heirs and assigns forever, and the said parties of the first part, for themselves their, executors and Administrators do Covenant, Grant, bargain, promise and Agree, to and with the said party of the second part, his heirs and assigns, to warrant and defend, the above bargained premises, and every part and parcel thereof now being in the quiet and peaceable possession of the said parties of the second part, Against the said parties of the first part, their heirs, 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 the day and Year first above written David Malcath ^{the} Elizabeth ^{the} Malcath ^{the} Sealed and delivered in presence of Joseph Caldwell Thomas N. Benedict Witnesses for Elizabeth Malcath, State of New York Montgomery County, I do hereby Certify, that on the 25th day of October 1823, personally came before me Thomas N. Benedict Commissioner, and the Act of 24th March 1818 David Malcath and Elizabeth his wife, personally known to me as being the same described in and who subscribed the within Conveyance and who severally Acknowledged that they executed the same as their Act and deed for the uses and purposes therein mentioned and the said Elizabeth being by me examined separate and apart from her said husband Acknowledged that she executed the same of her own free will without any fear threat or Compulsion of her said husband and finding therein no Error

Recorded 13th December 1823
at 266 lock P.M.

Thomas Benedict

of note Let the same be Recorded Thomas A Benedict Comr &c

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