

This Indenture made the Eighteenth day of January in the Year of our Lord one thousand eight hundred and twenty three Between Peter Mahad and Mary Catharine, his wife of the Town of Canajoharie, County of

Montgomery State of New York of the first part, and Peter Malard Jr. of the same
 place of the second part, Witnesseth, that the said parties of the first part, for
 in consideration of the sum of Twelve hundred Dollars Lawful Money of the State
 of New York to us in hand paid by the said party of the second part, the receipt
 whereof is hereby Confessed and acknowledged, hath granted, bargained, sold, re-
 leased, released, aliened and confirmed: and by these presents, do grant, bargain, s-
 nounce, release, alien and confirm unto the said party of the second part, in ^{his} actual
 possession now being, and to his heirs and assigns for ever, all that certain lot of
 land situate lying and being in the said County of Montgomery in the town of
 Canajoharie on both sides of a Brook called Browns Hill being part of a tract
 two thousand acres parcel of sixteen thousand acres granted unto William De
 Frederick Morris & others, which lot of land is known and distinguished by num-
 ber six and lying at a marked spruce pine tree standing in the middle line in the
 division between lot number five and lot number six and runs thence south
 sixty four Chains and fifty links thence south sixty seven degrees west eleven Chain
 and fifty links, thence north sixty one Chains to the middle line to a small, marked map
 tree, thence forward the same Course Eighteen Chains and thirty links thence north sixteen
 degrees and fifteen minutes east forty four Chains, thence south twenty two degrees
 east nine Chains and twenty five links thence south sixteen degrees fifteen minutes
 west thirty eight Chains and twenty five links and thence south to the place where
 it first began, ^{containing} one hundred and twenty five acres, which description and bound-
 aries are taken from release for the same premises from Morris Schrat and Maria
 his wife unto Hendrick Dieffenhoff bearing date the eleventh day of October one
 thousand seven hundred and sixty nine, excepting and reserving out of the fo-
 regoing premises above conveyed during my natural life all that part of said lot
 of land aforesaid which lays on the north ^{4th} side of the new public Highway
 running east & west which part of said lot we reserve during our natural life
 for us to enjoy the same as we did before conveyed and after our decease
 to belong to the said Peter Malard Jr. as conveyed. Together with all and singular
 the incidents and appurtenances thereto ^{then} belonging, or in any wise appertaining,

the hereditaments and appurtenances thereto belonging, or in any wise affecting,
and the reversing and reversing, remainder and remainders, rents, issues and profits
of thereof, and all the estate, 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 hereditaments and appurtenances. To have and
to hold the said above mentioned and described premises, 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, for
ever and the said party of the first part, for themselves their heirs, executors
and administrators, do Covenant, grant, bargain, promise and agree, to and with
the said party of the second part, his heirs, and assigns, the above bargained premises,
in the quiet and peaceable possession of the said party of the second part, his heirs
and assigns, against all and every person or persons, lawfully claiming or to claim,
the whole or any part of the above mentioned and described premises, well
for ever warrant and defend. In testimony whereof, the parties of these presents
have hereunto interchangeably set their hands and seals.

Your first above written. Peter Wabrad ^(S^{er}) signed, sealed and deliv-
in the presence of J. P. Bellinger, James Wabrad, Montgomery County
He it remembered that on the thirtieth day of January in the Year of our
one thousand eight hundred and twenty three personally, came before Robt.
Browman one of the Commissioners to acknowledge Deeds &c. in and for the
County, Peter Wabrad, the said Peter Wabrad well known to me who acknow-
to me that he executed the within Instrument as his free will and act of
his purposes therein mentioned and I having examined the same and
finding no material alteration, allow the same to be recorded Robt. B.
-man one of the Commissioners to acknowledge Deeds &c. Recorded this
day of April 1823-

Henry G. Yates Clerk.