

This Indenture Made the Ninth day of March in the
year of our lord one thousand Eight hundred and thirty Between Charles Wad-
-worth and Tryphena his wife of the town of Canajoharie County & County of Mont-
-gomery & State of newyork of the first part and Peter Walrad Jr. of the same place
of the second part Witnesseth that the said parties of the first part for and in con-
-sideration of the sum of Thirteen hundred Dollars Lawful money of the state of
of newyork to them in hand paid by the party of the second part wherewith
the said parties of the first part do hereby declare themselves satisfied & paid
have and by these presents do grant bargain sell alien release convey and
confirm unto the said party of the second part his heirs and assigns all
that certain piece or parcel of land situate lying and being in the town
of Canajoharie in the county of Montgomery in the state of newyork
being one Hundred acres of Land on the south side of and adjoining the
Bowmans Creek Turnpike Road and is a part of Lot number three in a
Patent Granted to Captain William Dick which said one hundred
acres of Land hereby intended to be conveyed is bounded as follows be-
-ginning on the south Bank of Bowmans Creek on the line between
the said lot number three and the lands formerly owned by Benoni
Bullock & now by the party of the second part & runs from thence
north thirteen degrees east four chains to the middle of the turnpike
Road thence easterly as the said Road runs until it comes within fifty.

links of the line or bounds of one acre of land conveyed by said Adsett in His
 life time to John Bowman thence south thirteen degrees west three chains and
 forty links to Bowmans Creek thence Easterly along the southerly bounds of the
 said one Acre of land to a long stone set in the Ground on the south Bank of
 Bowmans Creek in the Easterly boundary line of said lot number three
 thence southerly along the said eastern boundary line so far until a line run
 westerly to the western boundary of the said lot number three parallel to the
 General course of Bowmans Creek through the said lot will include one
 Hundred acres of land thence westerly with a line parallel to the General course
 of the Creek as aforesaid to the said western boundary and from thence to the
 place of beginning Reserving to Him the said Wads worth a lot containing
 one half acre of Land Commencing at the northwest corner of said farm
 running east along the Bowmans Creek road eight rods thence south
 ten rods thence west eight rods thence north ten rods to the place of be-
 ginning and also reserving the water privilege as designed by the arbitra-
 tor in the award in the case of Brewster Conkling & Sylvanus Waffle
 against John Garlock together with all and singular the rights members
 and privileges to the same belonging or in any wise appertaining and the
 reversion & reversions remaindes and remainders rents Issues & profits
 thereof and all the estate right title interest property possession claim &
 demand both in law & equity of the said parties of the first part of in and to the
 same to have and to hold the said tract of land and premises with the appurtenances unto
 the said party of the second part his heirs & assigns to the sole and only proper use benefit
 & behoof for ever and the said parties of the first part do for themselves their heirs execu-
 tors & administrators covenant & agree to and with the party of the second part his
 heirs & assigns that they are the true and lawful owners of the said tract or parcel
 of land & premises with the appurtenances and that they are lawfully seized in
 their own right of a perfect absolute and indefeasible estate of inheritance in fee
 simple of and in all the said premises with the appurtenances and have in them-
 selves good right full power and lawful authority to Grant & convey the same
 in manner aforesaid and also that he the said party of the second part his
 heirs & assigns shall and may forever hereafter peaceably have hold occupy &
 possess the said granted premises free from the hindrance or molestation of
 any person or persons lawfully claiming the same and that they the said

parties of the first part and their heirs the said parcel of land and premises unto
the said party of the second part his heirs and assigns against all claims and de-
mands whatsoever shall and will Warrant and for ever defend by these presents
defend In witness whereof the parties of the first part have hereunto set their
hands and seals the day and year first above written, Charles Wadsworth
Thyphena E Wadsworth Scaled and delivered in presence of Austin
John - Robt Bowman State of New York Montgomery County ss
Robert Bowman one of the commissioners for the county of Montgomery
do certify that on the ninth day of March one thousand eight hundred &
thirty personally appeared before me Charles Wadsworth and Thyphena
his wife to me known to be the persons described within & who executed the
within Instrument who duly acknowledged that they executed the same
and the said Thyphena E Wadsworth being examined by me separate & apart
from her said husband Confessed that she executed the same freely without
any fear threats or compulsion from her said husband I examined the same
find no objection allow the same to be recorded - Robt. Bowman a
Commissioner to take acknowledgements of Deeds &c. Recorded 15th
April 1830 at 4 o'clock P M

A. J. Conner Clerk