

IRWIN-MOORE HOUSE
2305 EAST KINGS HIGHWAY, CALN TWP.
CHESTER COUNTY, PENNSYLVANIA

Mary Larkin Dugan

House Histories

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Irwin-Moore House
2305 East King's Highway, Caln Township
Chester County, Pennsylvania

This old "house with the crooked windows" started life about two hundred years ago as the home of a chairmaker. For much of its history it was a small farm.

In 1741 Aaron and Rose Mendenhall bought a house and 246 acres from the Penn Proprietors. The Mendenhalls sold the farm, still about 246 acres, to Thomas and Elizabeth Rossiter in 1764. The Rossiters mortgaged the property, but when they were unable to keep up the payments, it went to Rudolph Zook in 1768. Zook's widow Veronica sold in 1776 to Thomas Vickers Sr., who seven years later sold 20.5 acres to John Foreman, a chairmaker.

In 1811 John Foreman and his wife Elizabeth sold Joseph Peirce a messuage (dwelling) and tract. This is the Irwin-Moore house. Now when was this house built? The 1811 deed says Thomas Vickers "did grant and confirm unto John Foreman a certain messuage, plantation and tract of land." But there's absolutely no mention of a messuage in the 1776 Vickers-Foreman deed. It's possible, though not likely, that the writer of the deed made a mistake in leaving out the messuage, but a check of John Foreman in the tax records for the relevant years shows no evidence of a dwelling until 1799.

1799 log house \$40 log barn \$20

1802 log house \$100 log barn \$25 log shop \$25 (for making chairs, presumably)

1805 stone & log house \$150 log barn & shop \$100

So it appears the house was built around 1798 or 1799 (Foreman does not appear in the 1798 "Glass Tax.") and enlarged between 1802 and 1805.

Former resident Joel Moore tells of a date of 1711 carved in the attic door in the stone house, which also has carved initials. So it may be that the house is much older, but it is not possible to document an earlier date, as far as I can tell.

In 1823 Joseph Peirce sold the place, plus an extra two-acre lot, to Jonathan and Mary Woodward. The Woodwards sold six years later to Joshua Bennett, who around the same time had bought an adjacent 20-acre property, making him the owner of about 42 acres. Bennett apparently got into some sort of difficulties, because in 1832 he turned the whole place over to assignee Gravner Marsh. The next year Marsh sold the three tracts to Thomas and Mary Hall. Although it was not possible to find much information about the owners of this house over the generations, one exception is Thomas Hall, who lived to 101 years. (See Families section.) Born in Philadelphia on a farm near what is now Fairmount Park, Hall began his life when George Washington was president and died in 1896 at the home of his daughter, Mrs. J. Andrew Seltzer, who lived just north of Hall's old house in Caln. Like the house's builder John Foreman, he was a chairmaker and a farmer, spending his working life in Chester and Bucks Counties. The Halls kept the place nine years, selling in 1842 to Joshua M. Spackman. (A sidelight: in 1847 Gravner Marsh purchased the southwestern 13

acres from Spackman and built a house that he and his family used as an Underground Railroad station.)

In 1852 Spackman had to transfer the place to assignee William Windle, who sold the remaining parts of the 42-acre tract to George Irwin. Various Irwins owned the property, of about 29.5 acres, until 1948, nearly a hundred years. Oddly for such long-term residents, there is little information about the Irwins. Edy Kerr, a relative and neighbor, tells a story about those crooked windows: a Mrs. Irwin brought them from Philadelphia by horseback. She'd been told it wasn't possible, but "you didn't tell her she couldn't do something," because that would be a spur to her. Mrs. Kerr also recalled the Irwins' orchard on the property they owned across the road.

In 1948 George and Estella Irwin sold the place, then a little under 19 acres, to Arthur and Elsie Hoopes. The Hoopes sold most of it, including the old orchard, leaving the house on just 20,926 square feet. In 1965 Robert and Barbara Kahler bought the property, selling three years later to James and Margaret Parks. Six months later the Parks sold to Commonwealth Land Title Insurance Co., which in turn sold in 1969 to Joel Moore.

Moore and his wife Verna owned the house for nearly thirty years and took a deep interest in it, restoring and researching it. (See below.) In 1997 they sold the place to Albert and Isabel Whitmore, who still own it, in 2008.

Mary Larkin Dugan

November 2008

The House, described by Joel Moore

The west, older, end of the house is of logs and the east end of stone. The roof is made of pegged beams, numbered with Roman numerals. The house has two rooflines, the east end being higher than the west. The Moores had the roof redone, taking it down to the lath and installing the present roof.

In the west end of the house is a walk-in fireplace with a fully operational beehive oven. The chimney has footholds for climbing. The first-floor fireplace in the east end is also operational, and there are fireplaces on the second floor, too.

The east end had one room on each of its three floors, and at some point there was a stairway, which was apparent when the Moores had the ceiling replastered. Mr. Moore thinks the house may have been a double in the past. Now the only staircase is a winding stair in the west end.

On the front door is an old wooden lock whose key is unfortunately missing.

Beside the garage was a hand-dug, stone-lined well, thirty feet deep and later drilled another thirty feet. It was closed over and covered with a chicken coop. The old barn was on the property next door, and stone from the barnyard is still there, under the grass.

Mr. Moore says there are stories that the house was a bakery at one time, and also may have served as a tollhouse when King's Highway was a toll road.

Deed Descent
 Irwin-Moore House
 2305 East King's Highway, Caln Township
 Chester County, Pennsylvania

Deed book, page Date of Purchase	Grantor, grantee, other information	Acreage Price
<u>Back title from B4, 233:</u>		
Pat. Bk A9, p. 461 5/20/1741	John Penn et al, proprietors, to Aaron Mendenhall, messuage and tract	246 acres 27 perches
9/8/1744	Aaron & Rose Mendenhall to John Mendenhall, same messuage and tract	246 acres 27 perches
9/3/1764	John & Elizabeth Mendenhall to Thomas Rossiter, same messuage and tract	246 acres 27 perches
T, 512 3/11/1768	Thomas & Elizabeth Rossiter to Rudolph Zook, same messuage and tract	246 acres 27 perches
T, 498 7/8/1776	Veronica Zook, widow, to Thomas Vickers Sr., same messuage & tract	246 acres 27 perches
X, 232 7/31/1783	Thomas Vickers to John Foreman, tract of land, no mention of a messuage (dwelling)	20.5 acres £100
R3, 19 9/7/1811	John & Elizabeth Foreman to Joseph Peirce, messuage and tract. (Note: this deed says erroneously that there was a messuage on the tract in X, 232.)	20.5 acres £600
W3, 534 4/12/1823	Joseph Peirce to Jonathan Woodward, two tracts and messuages: 1) 20.5 acres (from R3, 19), 2) 2 acres	\$900.00
B4, 236 3/20/1829	Jonathan & Mary Woodward to Joshua Bennett, two tracts as above	\$850.00
(B4, 233 6/2/1828	William Bailey et al, executors of William Bailey, to Joshua Bennett, messuage and tract	20 acres 2 perches \$510.32)
Misc. Deed Bk. 2, 320 7/20/1832	Joshua F. Bennett to Gravner Marsh, assignee, three tracts, of which #1 ("whereon the buildings stand") was 20.5 acres; 2) 2 acres; 3) 20 acres 2 perches.	
H4, 65 2/26/1833	Gravner Marsh, assignee, to Thomas W. Hall, three tracts as above	\$5,105.00
V4, 458	Thomas W. & Mary Hall to Joshua M. Spackman,	\$2,500.00

1842	three tracts as above	
(E5, 455 1847	Joshua M. Spackman to Gravner Marsh, tract of land, no message, part of V4, 458. This was the tract at the corner of Reeceville Rd. and Kings Highway where Marsh built a house.)	13 acres \$1,625.00
P5, 492 4/1/1852	William Windle, assignee, to George Irwin, all of tract #2 in above deed (2 acres), and part of the first and third lots of land in the same deed, 27 acres 82 perches	
L8, 46 1/13/1874	George & Angelina Irwin to Joanna Irwin, message and two tracts: 1) 2 acres; 2) 27 acres 82 perches	\$3,000.00
L8, 47 1/13/1874	Joanna Irwin to Angelina Irwin, message and two tracts: 1) 2 acres; 2) 27 acres 82 perches	\$3,000.00
F11, 265 11/20/1893	John & Mary C. Wagenseller et al to George A. & Joanna Irwin, message and two tracts. Angelina Irwin had died, leaving husband George and four children: George A., Joanna, Mary C. Wagenseller, and J. Harry Irwin. After their father died, the children sold the property to brother and sister George A. and Joanna.	same as L8, 47 \$1,000.00
R18, 144 6/18/1931	George A. Irwin & Joanna Irwin, to George E. & Estella M. Irwin, two tracts	same as above \$1.00
N23, 314 7/28/1948	George E. & Estella M. Irwin to Arthur J. & Elsie C. Hoopes, message and tract	18.931 acres \$1.00
N36, 752 7/30/1965	Arthur J. & Elsie C. Hoopes to Robert B. & Barbara V. Kahler, tract of land	20,926 square feet \$9,700.00
D38, 274 5/1/1968	Robert B. & Barbara V. Kahler to James S. Parks Jr. & Margaret A. J. Parks, tract of land	20,926 sq. ft. \$14,000.00
O38, 615 11/25/1968	James S. Parks Jr. & Margaret A. J. Parks to Commonwealth Land Title Insurance Co., tract of land	20,926 sq. ft. \$13,248.00
R38, 659 1/7/1969	Commonwealth Land Title Insurance Co. to Joel Arthur Moore, tract of land	20,926 sq. ft. \$14,900.00
N40, 788 3/28/1972	Joel Arthur & Verna Lee Moore to same, tract of land	20,926 sq. ft. \$1.00
4143, 1286 1/22/1997	Joel A. & Verna Lee Moore to Albert L. Whitmore III & Isabel H. Whitmore, tract of land	20,926 sq. ft. \$115,000.00

4 Cattle 14

50

4920

1799

John Fleming, E.C. Distiller

Dols

1 Stone spring house 50

1 Stone Barn 800

50 Acres Valley land 12 p. acre 600

50 Do Hill 9 450

1 Horse 40

2 Cows 15 30

1 Still house 100

1570

John Foreman, chairmaker

Dols

1 Log House 40

1 Ditto Barn 20

20 Acres Hill land 6 120

180

Francis Gardner, Doctor

Dols

1 Stone House 500

2 Log Barns 150

300 Acres Valley Land 17 5100

200 do Hill do 10 2000

4 Horses 40 160

5 Cattle 14 70

7980

Log Barn	100
50 Valley Land	750
50 Hill	400
2 Horses	60
2 Cattle	24

1634 1634

John Fleming

Stone House	250
Stone Barn	300
Stone Still house	100
40 Valley Land	600
60 Hill	480
3 Horses	120
4 Cattle	48

1090 1090

John Fournan Chain Maker 50

Log House	100
Log Barn	25
Log Shop	25
20 Acres Land	160
1 Horse	20
1 Cow	10

390 390

CA

Land Valley	200				
House	200				
Cattle	3920	3920	3158	7	

Jacob Downing					
Stone House	600	600	458	1	
Stone Barn					

Thomas Edge					
Stone House	500				
Stone Barn	200				
Land Valley	1120				
1 House	40				
3 Cattle	30				
	1090	1890	1537	9	

John Edge					
Stone House	400				
Stone Barn	200				
Log Cattle	25				
2 Small Stone Buildings					
Stone House	100				
Stone Wall	150	1275			
	450				
25 Land	10				
Land Valley	2304				
42 Hill	570				
2 Horses	175				
12 Cattle	120				
	4900	4900	3985	9	

John Foreman					
Stone and Log House	150				
Log Barn	100				
20 Land	160				
1 Horse	30				
2 Cattle	20				
Occupation					
Chair Maker	100	560			
	760				

House

Cattle

Stone House

Stone Barn

Land Valley

Hill

Horse

Cattle

Stone House

Stone Barn

Log Barn

Land Valley

Hill

Horse

Cattle

John Hoops

Stone House

Stone Barn

Both House

Stone Barn

Buildings

Land

Stone House

Stone Barn

Log Barn

Log Barn

Land Valley

Hill

Land Valley

Hill

Horse

Cattle

Occupation

Chair Maker

Phila Inquirer Feb 24, 95

MR-9-9-1894

HIS HUNDREDDTH ANNIVERSARY

THOMAS W. HALL WAS BORN WHEN WASHINGTON WAS PRESIDENT OF THIS COUNTRY.

TO CELEBRATE HIS BIRTHDAY

The Aged Man Both Smoked and Chewed Tobacco, But He Has Led a Very Quiet Life—He Glories in a Head of Thick Brown Hair—How to Avoid Baldness.

On the 4th of March, 1795, during Washington's second term as President, and when this infant republic was learning how to stand alone, there was born to Mahlon and Mary Hall a son, whom they named Thomas W. One week from next Tuesday that son will be 100 years old, and the anniversary of the birth of the centenarian will be celebrated by his descendants, with number twelve, and their friends in a fitting manner.

Mr. Hall is now residing with his son, Thomas P. Hall, at Angora. He is small in stature and a little stooped, but there is a glow of health upon his cheeks which indicates that he may enjoy several more years of life. He spends his time contentedly in a com-

fortable rocking chair near a warm stove during the winter months. He walks about the house without assistance, and in pleasant weather enjoys being out of doors. His mother lives to the ripe old age of 90 years, and a brother, John Hall, aged 97, and a sister, Sarah Dickinson, of West Chester, still survives. The brother and sister will join in the celebration on March 4.

Although his whiskers are gray, there is scarcely a gray hair upon the centenarian's head, and he is not bald. He is exceedingly proud of his thick brown hair, and wants other people to understand that he does not wear a wig. "The only way I can account for father's remarkable head of hair," said Henry H. Hall yesterday, "is his custom of standing on his head in the water, as I always called it. Ever since I can remember, it has been his custom when washing in a basin of cold water, to turn his head down and immerse it in the water, holding it there sometimes for five minutes. This occurred whenever he had occasion to wash, and sometimes several times a day."

In his younger days Mr. Hall was a hard worker and a man of great determination. He was born at Fiftieth street and Elm avenue, was educated in the public schools and learned the trade of chair making. He was engaged in the flour and feed business a short time, but spent most of his time in farming in Chester and Bucks counties until he was 74 years old, when he retired from active life.

Word was received in West Chester yesterday of the death of Thomas W. Hall, at the home of his son-in-law, H. A. Seltzer, in Caln, at the advanced age of 101 years. Mr. Hall was the oldest resident of Chester county, and was known by reputation to the majority of the people of this section.

He belonged to a family noted for their longevity. He was born in Philadelphia on March 4, 1795, while Wash-



THOMAS W. HALL.

ington was still President of the United States. His parents then lived in West Philadelphia, upon a farm upon which much of Philadelphia is built.

Mr. Hall's death was not due to any disease; on the contrary death came quietly and peaceably, the machinery of the body having simply stopped.

A brother and sister of the deceased live in West Chester, and though at a very advanced age are still in good health. They are John Hall, aged 99 years, and Sarah Dickinson, aged 94 years.

Five children survive the deceased, Edward W. Hall, Hamorton; Mrs. J. A. Seltzer, Caln; Thomas P. Hall, S. D. Hall and Henry H. Hall, of Philadelphia.

Thomas W. Hall was a member of the Society of Friends, was an honorable gentleman, an upright citizen and a conscientious business man. He lived to a green old age, dying full of the honors of a true life.

CR 9-15-1931 George A. Irwin

George A. Irwin, a well known resident of Caln township, died last evening at his home in his 77th year. He had been ill for about two years from heart trouble which was the cause of his death.

Mr. Irwin had lived in this section all his life and was a farmer by vocation. He never married and is survived by a sister Joanna and a number of nieces and nephews. He attended the Friends Meeting.

The funeral will take place from his late home on Thursday afternoon at 2 o'clock D. S. T. Interment will be made in Brandywine Baptist Cemetery.

M. D. B. MK-3-5-1894

The home of Mrs. J. Adrew Seltzer, in Caln township, was the scene of a happy gathering on Saturday, the occasion being the ninety-ninth birthday anniversary of

her father, Thomas H. Hall. Mr. Hall, who is undoubtedly the oldest resident in Chester county, was in his happiest mood, and judging from the sprightly manner in which he mingled with the assembled company, and his apparent vigorous appearances, is good for some years more on this mundane sphere.

He is the father of five living children, as follows: Edward W. Hall, who lives at Fairville, this county; Thomas P. Hall, who is in the coal business at Angora; Samuel D. Hall, who is at the head of the great coal firm of H. F. Bruner & Co., in Philadelphia; Henry H. Hall, who is in the lumber business at Fifty-second street, Philadelphia, and Martha R., wife of J. Andrew Seltzer, in Caln township, this county, all of whom were present at Saturday's anniversary.

Mr. Hall has spent all his life in the neighborhood of the Quaker City, the house in which he was born still standing on the verge of Fairmount Park. He engaged early in the pursuit of store keeping, but becoming tired of that business, bought a farm in Caln township, and lived upon it for some time, removing afterwards to a farm near Doylestown. Since retiring from active life he has spent his winters with one of his sons in Philadelphia, and his summers with his daughter, Mrs. Seltzer, in Chester county. He is remarkably active and vigorous for one of his years, while his mental faculties are unimpaired. A brother of his, John Hall, of West Chester, is ninety-six years old, while a sister, Mrs. Sarah Dickinson, in her ninety-third year.

CALN TOWNSHIP.

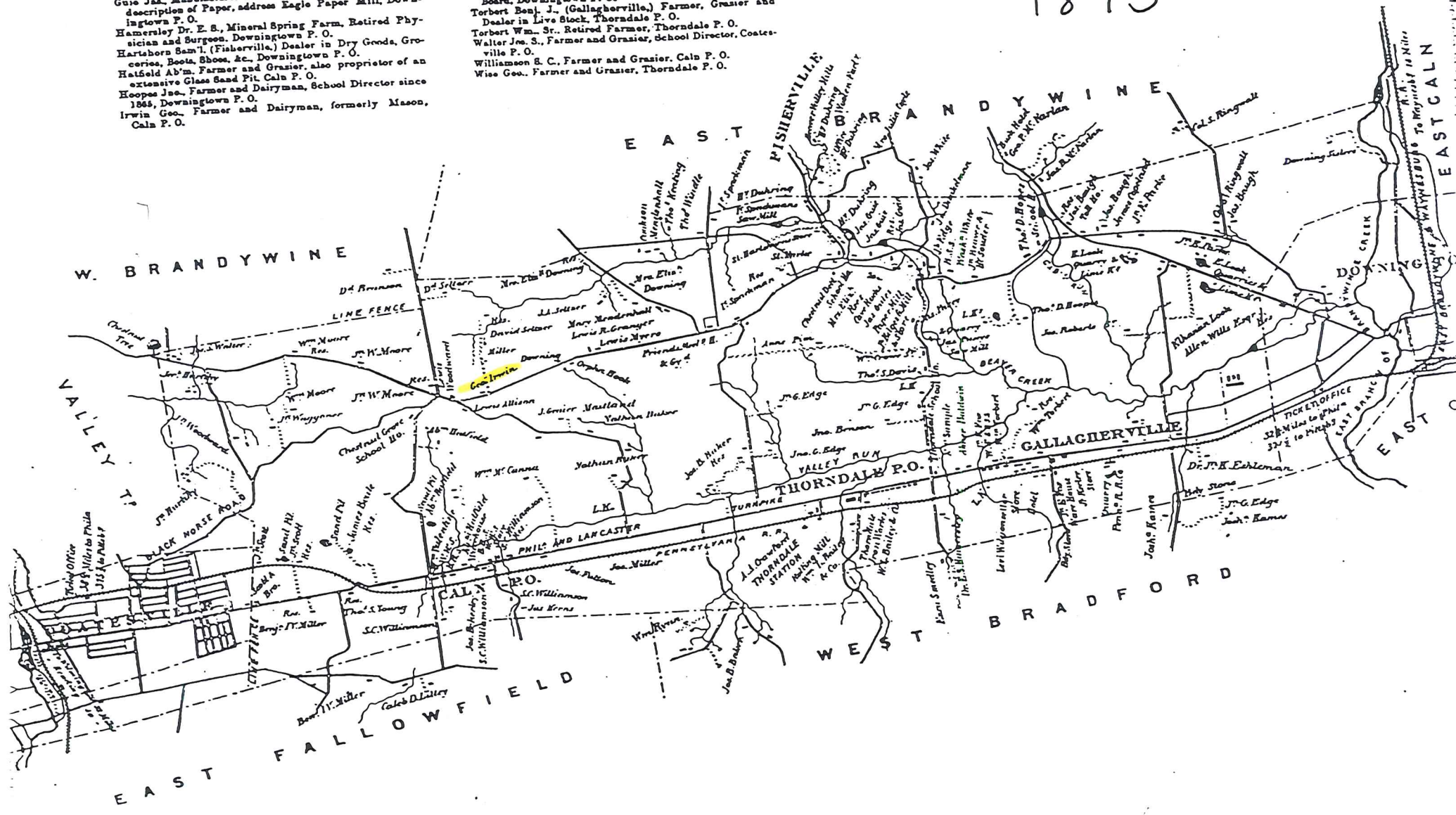
Bally Wm. L. & Co., Manufacturers of Boiler Plate Iron, Thorndale P. O.
 Baker P. B. Farmer and Dairyman, formerly Gen. Supt. Central R. R., Thorndale P. O.
 Baldwin Mrs. Hannah E., Green Bank Farm, Downingtown P. O.
 Baugh Jos., Farmer and Grazier, Downingtown P. O.
 Crowe Wm. Sr., House Carpenter, Cabinet Maker, Sawyer and Chair Bow Manufacturer, Thorndale P. O.
 Davis Aaron, Farmer and Dairyman, Thorndale P. O.
 Edge Jb. V., Merchant Miller, Wholesale and Retail Dealer in Flour, Grain and Feed, Downingtown P. O.
 Guie Jas., Manufacturer and Wholesale Dealer in every description of Paper, address Eagle Paper Mill, Downingtown P. O.
 Hamersley Dr. E. S., Mineral Spring Farm, Retired Physician and Surgeon, Downingtown P. O.
 Hartsborn Saml. (Fisherville), Dealer in Dry Goods, Groceries, Boots, Shoes, &c., Downingtown P. O.
 Hatfield Ab'm. Farmer and Grazier, also proprietor of an extensive Glass Sand Pit, Caln P. O.
 Hoopes Jas., Farmer and Dairyman, School Director since 1868, Downingtown P. O.
 Irwin Geo., Farmer and Dairyman, formerly Mason, Caln P. O.

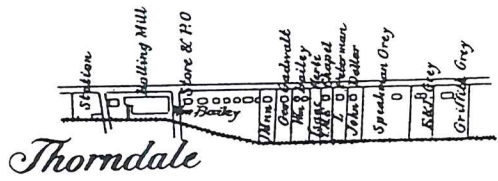
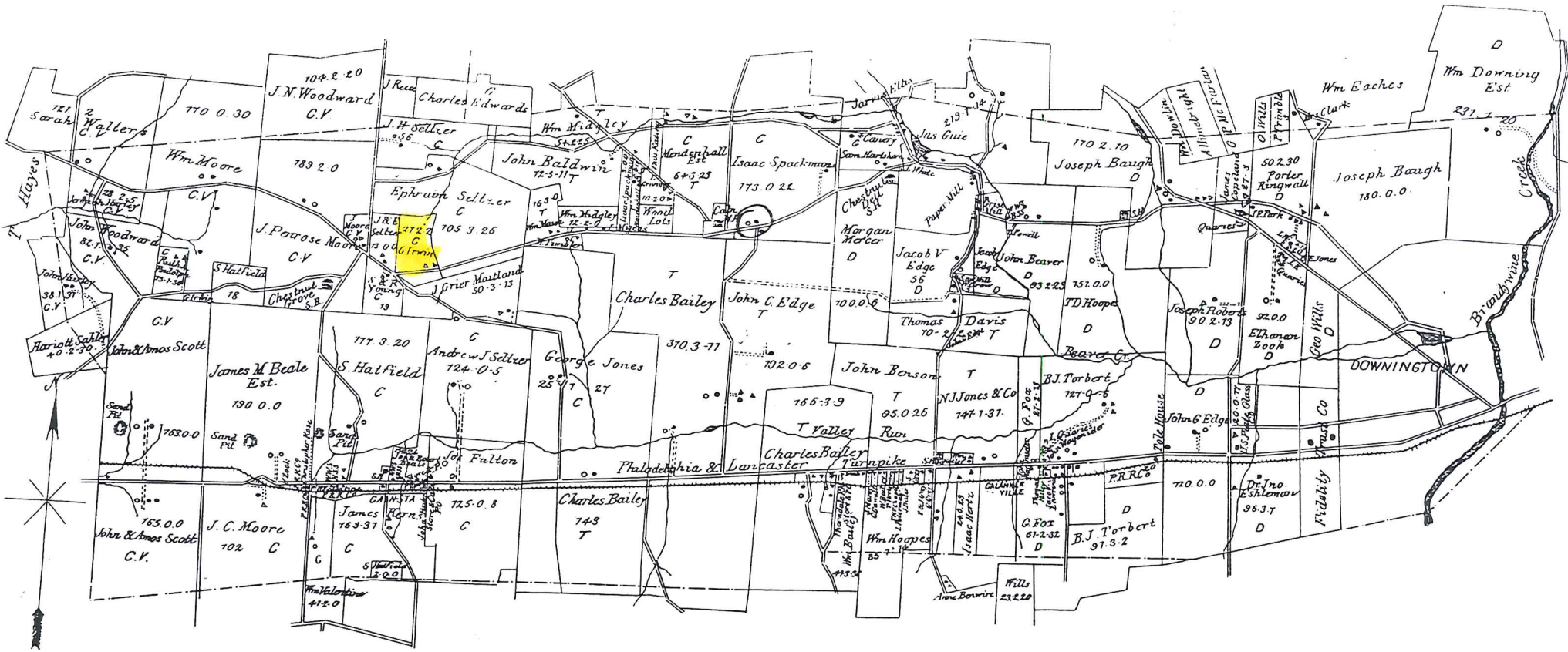
Lyons Dennis, (Gallagherville,) Fashionable Boot and Shoe Maker, Downingtown P. O.
 Mason Wm. F., Farmer and Grazier, Guthrieville P. O.
 Maddenhall Cookson, Farmer, Dairyman and Carpenter, Guthrieville P. O.
 Moore Jas. W., Dairyman and Grazier, Coatesville P. O.
 Moore Wm., Farmer, Dairyman & Grazier, Coatesville P. O.
 Mullen Jas. B., proprietor of the Gallagherville Hotel, Downingtown P. O.
 Sample M. C., Thorndale P. O.
 Beltzer E. L. & J. H., Farmers and Graziers, Caln P. O.
 Beltzer J. And'w., Farmer, Dairyman and Grazier, Thorndale P. O.
 Speakman Amanda, Teacher, Downingtown P. O.
 Speakman Ja., Farmer and Grazier, Secretary of the School Board, Downingtown P. O.
 Torbert Benj. J., (Gallagherville,) Farmer, Grazier and Dealer in Live Stock, Thorndale P. O.
 Torbert Wm. Sr., Retired Farmer, Thorndale P. O.
 Walter Jos. S., Farmer and Grazier, school Director, Coatesville P. O.
 Williamson E. C., Farmer and Grazier, Caln P. O.
 Wise Geo., Farmer and Grazier, Thorndale P. O.

CALN

Scale 2 Inches to One Mile.

1873





Thorndale

We believe this to be an accurate map and it gives us pleasure to affix our official endorsement to affix our official endorsement

The Philadelphia & Lancaster Turnpike

John Reynolds
H. C. James
W. MacFie

County Commissioners

CALN

Scale 100 Feet to the Inch.

- C.V. Cooksville P.O.
- C. Cadr. P.O.
- T. Thorndale P.O.
- G. Guthrieville P.O.
- D. Downingtown P.O.
- Stone House
- Stone Barn & Outbuildings
- Frame House
- Frame Barn or Outbuilding
- Spring House

shall not hold it and his heirs and assigns at all lawfully persons and persons
 who lawfully claiming to claim by from or under him or them or any
 of them, shall and with warrant and for ever defend by these presents In witness
 whereof the said Nathaniel Wallace the party first above named to these presents
 have set his hand and seal Dated the day and year first above written
 Nathaniel Wallace Seal and Delivered in the presence of us
 Wm. Keaff, Sheriff, Sheriff, — George Baker Jun — On the Twelfth day
 of the month of August 1783 before me John Hoag Esquire one of the Justices
 of the County of Chester in Pennsylvania came the above named Nathaniel
 Wallace and acknowledged the above written indenture as his Act and Deed
 and desired the same might be recorded as such which my hand and seal the
 day and year above written — In witness whereof I have Received the day of the
 date of the within written Indenture of and from the within named Nathaniel
 Wallace the sum of Three hundred and fifty pounds lawful money of Pennsyl-
 vania it being the full consideration money within mentioned to be paid some
 day or by me Nathaniel Wallace Witness my hand at signing Wm. Keaff Sheriff
 Recorded September 29th 1783

Deed of Thomas Vickris } His Deed made the Thirtieth
 to John Foreman } day of July in the year of our Lord one Thousand
 seven hundred and eighty Three Between Thomas Vickris of East Caln
 Township and Chester County in Pennsylvania Yeoman of the one
 part and John Foreman of the same Township & place aforesaid
 Chaim maker of the other part Whereas Veronica Lucke Admi-
 nistratrix of all and singular the Goods and Chattels Rights and
 Credits which were of Rudolph Lucke late of East Caln Township County
 of Chester aforesaid Deceased Myself certain Indenture bearing date the
 Eighth day of July in the year of our Lord One Thousand Seven hundred
 and seventy six Dub Grant Bargain sell Alien Enfeoff release and confirm
 for the consideration therein mentioned unto Thomas Vickris party hereto of
 her Tracts or parcels of Land One thereof containing two hundred and forty
 six Acres & twenty seven perches and the usual Allowance for roads &c. The
 other piece containing three Quarters of an Acre be the same more fully by
 the same Indenture recorded in the Office for recording of Deeds for the County
 of Chester in Book T. Vol. 19th page 198 &c. reference being thereunto had
 doth more fully appear Now this Indenture Witnesseth that the said Thomas
 Vickris for and in consideration of the sum of One hundred Pounds Lawful
 Money of Pennsylvania unto him the said Thomas Vickris in hand well
 and truly paid by the said John Foreman at and before the Execution
 hereof the receipt and payment whereof he hereby acknowledges and he
 doth acquit and for ever discharge the said John Foreman his heirs and
 assigns by these presents hath granted bargained sold Alien Enfeoff release
 & confirmed and by these presents doth grant bargain sell Alien Enfeoff
 Release and confirm unto the said John Foreman and to his heirs and
 assigns All that the hereafter described Tract piece or parcel of Land situate
 East Caln Township County of Chester aforesaid

Beginning at a post being a Corner of Other land of St Thomas Vickris & intended
to be granted to Edward Brooks thence by the same North Sixty seven degrees East
Forty perches to a post thence by the same land of Thomas Vickris North Eighteen
Degrees West forty perches and five tenths of a perch to a post and West eighty
perches to a post in the line of John Walkers land thence by the same South Twelve
degrees East seventy one perches to the place of Beginning containing Twenty Acres and
one half of an Acre [being part of the above mentioned Part of Two hundred
and thirty six Acres and two thirds seven perches of Land & following it together
with all and singular the Houses Outhouses Edifices and Buildings thereon
Erected and built Gardens Orchards Woods Underwoods Meadows Marshes
Ways Waters Water Courses Rights Liberties Priviledges Improvements Heredita-
ments and appurtenances, which severall thereof belong or in any wise apper-
taining And the Reversions & reversions remaines and remainders Rents Issues
and profits thereof And all the Estate Right Title Interest use Trust propriety profit
and Claim Demand and whatsoever both at Law or in Equity or otherwise howsoever
of him the said Thomas Vickris of or out of the all or described Twenty Acres
and one half of an Acre of Land hereby granted or intended to be and every part
part thereof And all debts Duties and charges whatsoever whatsoever
Concerning the same or due or payable thereon the same Copies to be had and to have
at the proper Costs and Charges in the law of the said John Vickris his Heirs
and assigns & to have and to hold the said Twenty Acres and one half of an
Acre of Land Hereditaments and premises hereby granted bargained sold or
incient mentioned or intended to be with the appurtenances unto the said
John Vickris his Heirs and assigns & to the only proper use benefit & behoof
of the said John Vickris his Heirs and assigns forever Under and Subject
Nevertheless to a Proportionable Part of the Yearly Duties hereafter to become
due & payable for the same to the Chief Justice of the Chancery And the said
Thomas Vickris for himself his Heirs & assigns doth Covenant grant & agree
to and with the said John Vickris his Heirs and assigns by these presents that
He the said Thomas Vickris and his Heirs and all & every other person or persons
and his & their Heirs any thing having or lawfully claiming in the hereby
granted premises or any part thereof by from and under them shall and will
from time to time and at all times hereafter upon the reasonable request and at
the proper Cost and Charges in Law of the said John Vickris his Heirs & assigns
Make do & Execute or Cause to be made done or executed All & every such just &
other reasonable Act and Acts thing & Things Device & Devices in the Law whoso-
ever for the further better more sure and perfect Granting Conveying & Assigning of all
& singular the above described Twenty Acres & one half of an Acre of Land and preme-
ises with the appurtenances unto the said John Vickris his Heirs and assigns forever
as by him the said John Vickris his Heirs or assigns or his or their Counsel learned
in the Law shall be reasonably devised or advised and required And lastly the said
Thomas Vickris for himself and his Heirs doth further grant that he & they the said Twenty
Acres & one half of an Acre of Land Hereditaments & premises hereby granted with the
Appurtenances unto him the said John Vickris his Heirs & assigns Against him the
said Thomas Vickris & his Heirs and against all others whomsoever lawfully claiming

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purchase
described
ithin name
Gilbertson
the said
of one Dollar

Whea and Edith his wife have hereunto set our hands and seals this thirtieth day of November in the Year of our Lord one Thousand eight hundred and

ministry. }
Sealed and delivered in the presence of us }
Rich^d. Walker, John Smith }
Joseph Rea Seal Edith Rea Seal

Chester County Pa. The thirtieth day of November A.D. 1819. Before me the subscriber one of the justices of the peace in and for the County of Chester aforesaid personally came the above named Samuel Gilbertson and Susan his wife and Joseph Whea and Edith his wife and acknowledge the above written Release as and for their Act and deed and desired it might be recorded as such The said Susan and Edith being separately and apart from their respective husbands by me examined and the contents thereof fully made known unto them declared they voluntarily and of their own free will and accord did seal and as and for their Act and deed deliver said Instruments of Writing without any coercion or compulsion on of their respective husbands My Testimony whereof I have hereunto set my hand and seal the date aforesaid Rich^d Walker Seal
Witness my hand and seal the date aforesaid December 25. 1819.

Seal) This Indenture made the seventh day of the month in the year of our Lord one Thousand eight hundred and eleven Vol^{ts} between John Sherman of the Township of East Galn in the County of Chester and State of Pennsylvania Chaper Maker and Elizabeth his wife of the one part and Joseph Perce of the Township of Sadsbury and the County and State aforesaid Yeoman of the other part Whereas Thomas Vickers by his Indenture duly recorded bearing date the thirty first day of July in the year of our Lord one Thousand seven hundred and eighty three for the consideration therein mentioned did grant and confirm unto John Sherman a certain Messuage Parcel and tract of Land situate in East Galn Township aforesaid containing twenty acres and an half the same being butted and bounded as is herein after described as in and by said recited Indenture recorded in the Office for Recording Deeds in and for the County of Chester in Book X Vol 21st page 232 as reference thereunto being had may fully appear Now this Indenture Witnesseth that the said John Sherman and Elizabeth his wife for and in consideration of

The sum of Six hundred pounds in Lawfull money of the state of New Jersey
 in hand paid by the said Joseph Peice at and before the sealing and delivery
 of these presents the receipt whereof they do hereby acknowledge and therefore do
 acquit and for ever discharge the said Joseph Peice his heirs and assigns by these
 presents have granted bargained sold Aliened enfeofed released and Confirmed
 and by these presents do grant bargain sell Alien enfeof release and Confirm
 unto the said Joseph Peice his heirs and assigns all the aforesaid Messuage Planta-
 tion and tract of Land bounded and described as follows (Beginning) at a post
 being a corner of other lands of the said Thomas Vickers thence by the same
 North sixteen Acres East forty perches to a post thence by other lands of Thomas
 Vickers North eighteen Acres West forty perches and an half to a post and West
 eighty perches to a post in the line of John Walkers land thence by the same post
 South to a post by the Arncaster Road thence by the same South fifty two
 Acres in that South one hundred to the place of beginning containing Twenty Acres
 more or less of one half of an acre both the same more or less within the moles and bounds there-
 of together with all the Houses Buildings Gardens Orchards Woods meadows Ways
 Waters Water courses rights liberties privileges Honorificaments and Appurtenances what-
 soever and the Tenants Uses and Profits thereof and all the Estate right title and
 Interest whatsoever of them the said John Foreman and Elizabeth his Wife of in or to
 the aforesaid Messuage Twenty Acres and one half a acre of Land and true Copies of
 all Deeds Writings and Writings thereunto belonging to had and taken at the last
 and Chiefes of the said Joseph Peice his heirs and assigns To have and to hold
 the said Twenty Acres and one half a acre of Land and the premises hereby granted
 with the Appurtenances unto the said Joseph Peice and his heirs to the only pro-
 per uses and behoof of him the said Joseph Peice his heirs and assigns for ever
 And the said John Foreman and his heirs the said Twenty and half a acre of
 Land and premises hereby granted and released covenanted so to be and every
 part thereof with the Appurtenances unto the said Joseph Peice his heirs and
 assigns Against them the said John Foreman and Elizabeth his Wife and their
 heirs and against all and every other person and persons whomsoever lawfully claiming
 or to claim by them or under him them or any of them or under any former owners
 or possessors of them and will garant and for ever defend by these presents
 In Witness whereof the said John Foreman and Elizabeth his Wife have to this
 present Instrument set their hands and seals the day and year first above Written
 Sealed and delivered in the presence of us
 Robert Miller William Bailey
 John Foreman (seal)
 Elizabeth Foreman (seal)

Received the day of the above date of the within named Joseph Peice the full
 Consideration money before mentioned £ 600. 0. 0. John Foreman Witness

the said Caleb Jones lawful heirs and their assigns & to their only proper use benefit and behoof the heirs and assigns of the said Caleb Jones forever And the said Griffith Griffith and Mary his wife for themselves and their heirs the said above mentioned and described two lots of land above mentioned and described hereditaments and premises hereby granted or mentioned or intended to be with the appurtenances unto the said John Grant and Sarah Jones in trust for the heirs of Caleb Jones and to their heirs and assigns against them the said Griffith Griffith and Mary his wife and their heirs and assigns all and every other person or persons whomsoever lawfully claiming or to claim by or from him her them or any of them I shall and will warrant and forever defend by these presents In witness whereof they have hereunto set their hands and seals this day and of the above written

Griffith Griffith
Mary Griffith

Sealed and delivered in the presence of

of Nathaniel Nichener Judge of the Peace for said County & one of the Justices of the Peace in and for said County came the within named Griffith Griffith and Mary his wife and do acknowledge the within written Indenture to be their act and deed and desired the same might be recorded as such the said Mary being of full age and by me examined agreeably to law did say she voluntarily consented thereto In testimony whereof I have hereunto set my hand and seal the thirtieth day of August A.D. 1893 Recorded May 5 1894

Griffith Griffith
Mary Griffith
Joseph Pierce
Jonathan Woodward

Seal
Joseph Pierce
Jonathan Woodward

This Indenture

Made the twelfth day of the fourth month in the year of our Lord one thousand eight hundred and twenty three Between Joseph Pierce of the township of Birmingham in the County of Delaware and State of Pennsylvania of the one part and Jonathan Woodward of the township of East Calm in the County of Chester and State aforesaid of the other part Witnesseth that the said Joseph Pierce for and in consideration of the sum of nine hundred dollars good and lawful money of the United States of America to him in hand paid by the said Jonathan Woodward at or before the execution hereof the receipt whereof he the said Joseph Pierce doth hereby acknowledge and thereof acquit exonerate and forever discharge him the said Jonathan Woodward his heirs and assigns by these presents hath granted bargained sold aliened enfeoffed released and confirmed and by these presents doth grant bargain sell alien enfeoff release and confirm to to him the said Jonathan Woodward and to his heirs and to his assigns forever all those two following described messuages tenements or lots of Grounds the one situate lying and being in the township of East Calm aforesaid and butted and bounded as follows to wit Beginning at a post being a corner thence by land formerly of Thomas Vickers North sixty seven degrees East forty perches to a post thence by other land of the said Thomas Vickers North Eighteen degrees East forty perches and an half to a post and west eighty perches to a post in the line of land late of John Walker thence by the same South Twelve perches to a post by the eastern road thence by the same South fifty ten degrees East seventy one perches to a post beginning containing twenty acres and an half by the same more or less

same lot of land which John Freeman and Elizabeth his wife by their Indenture bearing date the first
 month in the year of our Lord one thousand eight hundred and eleven granted and confirmed for
 the consideration therein mentioned unto the said Joseph Pierce and to his heirs and assigns forever
 as in and by the said recited Indenture Recorded in the office for recording of Deeds in and for the
 County of Chester in Book A 3 vol 65 page 19 may more fully and at large appear [The other ten-
 ment or lot of Ground, situate lying and being in Eastham Township of said and bounded as fol-
 lows to wit Beginning at a marked Hickory tree thence by land of Seymour Coates North four degrees
 west eleven perches and four tenths to a stone thence by the residue of the tract of which this is a part
 South eighty five degrees west twenty eight perches to a stone thence by land of John Lawrence South
 four degrees East eleven perches and four tenths to a stone thence by land of Mary Candace North
 eighty five degrees East twenty eight perches to the place of beginning two Acres more or less sit-
 being the same lot of lands which Thomas Vicks and Gemina his wife by their Indenture bear-
 ing date the twenty sixth day of the eleventh month in the year of our Lord one thousand
 eight hundred and seventeen granted and confirmed for the consideration therein men-
 tioned unto the said Joseph Pierce and to his heirs and assigns forever as in and by the
 said recited Indenture reference being thereunto had now or at any future time when
 desired will or may more fully and at large appear] Together with all and singular
 the buildings improvements way woods waters water courses rights liberties privileges
 hereditaments and appurtenances whatsoever to the two described lots of land above
 mentioned belonging or in any wise appertaining and the reversions and remain-
 ders rents issues and profits thereof also all the estate right title interest property
 claim and demand whatsoever of him the said Joseph Pierce and his heirs of in
 to or out of the same To have and to hold the above described tenements or lots of land
 hereditaments and premises hereby granted or mentioned and intended to be
 be with the appurtenances to him the said Jonathan Woodward his heirs and
 assigns To be only proper use benefit and behoof of him the said Jonathan Wood-
 ward his heirs and assigns forever and the said Joseph Pierce for himself his
 heirs Executors and Administrators doth covenant promise and grant to and
 with the said Jonathan Woodward his heirs and assigns by these presents
 that he the said Joseph Pierce his heirs Executors and Administrators the a-
 bove described tenements or lots of land hereby granted or mentioned and in-
 tended to be with the appurtenances unto him the said Jonathan Wood-
 ward his heirs and assigns and against him the said Joseph Pierce and his
 heirs and against all and every person whomsoever lawfull claiming or to
 claim the same by from or him them or any of them shall and will warrant
 and forever defend. In testimony whereof the party first above named hath to these
 presents set his hand and seal on the day and in the year first above written
 sealed and delivered in the presence of

Joseph Pierce *(Seal)*

Received on the day of the above date
 of Jonathan Woodward the sum of nine
 hundred dollars being the considera-
 tion money in full in the above Indent-

(Note) The erasure in the nineteenth line
 from the top and the words "reference being
 thereunto had now or at any future time when
 desired will or" nor made in the writing of the

my hand and seal this second day of June in the year of our Lord one thousand eight hundred and twenty eight. Sam^r Miller ^{Clau^r} Recorded March 30. 1829

Jonathan Woodward ^{Esq} & wife
to
Joshua Bennett - -

This Indenture made the twentieth day of March in the year of our Lord one thousand eight hundred and twenty nine between Jonathan Woodward of the Township of East Calm and County of Chester and State of Pennsylvania yeoman and Mary his wife of the one part and Joshua Bennett of the aforesaid Township County and State, Potter of the other part; Witnesseth that the said Jonathan Woodward and Mary his wife for and in consideration of the sum of Eight Hundred and fifty Dollars good and lawful money of the United States to them in hand paid by Joshua Bennett at or before the sealing and delivery hereof the receipt whereof they do hereby acknowledge and thereof acquit and forever discharge the said Joshua Bennett his heirs Executors and Administrators by these presents have granted bargain'd sold alien'd enfeoff'd released and confirmed and by these presents do grant bargain sell alien enfeoff release and confirm unto the said Joshua Bennett and to his heirs and assigns All those two following described Messuages Tenements or Lots of Ground the one situate lying and being in the Township of East Calm aforesaid, and bounded as follows, to wit, Beginning at a post being a corner thence by land formerly of Thomas Vickers North sixty ^{seven} degrees East forty perches to a post thence by other land of the said Thomas Vickers North eight degrees West forty perches and an half to a post and West eighty perches to a post in the line of land late of John Walker thence by the same South twelve perches to a post by the Lancaster Road thence by the same South fifty two degrees East seventy one perches to the place of Beginning containing two and an half by the same more or less: The other Tenement or Lot of Ground situate lying and being in East Calm Township aforesaid & bounded as follows, to wit: Beginning at a marked Hickory tree thence by land of Seymour Coates North four degrees West eleven perches and four tenths to a stone thence by the residue of the tract of which this ~~was~~ a part South eighty five degrees West twenty eight perches to a stone, thence by land of John Lawrence South four degrees eleven perches and four tenths to a stone thence by land of Mary Gardner North eighty five degrees East twenty eight perches to the place of Beginning containing two acres be the same more or less. Those two Lots of land aforesaid described being the same two Lots of land which Joseph Peirce by his Indenture bearing date the twelfth of the fourth month in the year of our Lord one thousand eight hundred and twenty three granted and confirmed for the consideration therein mentioned unto the said Jonathan Woodward and to his heirs and assigns forever, as in and by the said recited Indenture Recorded in the Office for Recording of Deeds in and for the County of Chester in Book W³ Vol. 69 - page 534 - may more fully and at large appear. Together with all and singular the Buildings Improvements ways woods water courses rights liberties privileges hereditaments and appurtenances whatsoever to the two described Lots of land above mentioned belonging or in any wise appertaining and the reversions and remainders rents issues and profits thereof: also all the Estate right title Interest property claim and demands whatsoever of them the said Jonathan Woodward and Mary his wife and their heirs of in to or out of the same: - To have and to hold the above described Tenements or Lots of land hereditaments & premises hereby granted or mentioned or intended so to be with the appurtenances to him the said Joshua Bennett his heirs and assigns To the only proper use benefit and behoof of him the said Joshua Bennett his heirs and assigns forever ~~and the said~~ And the said Jonathan Woodward for himself heirs Executors and Administrators doth covenant

him (him or any, of them shall and will warrant and forever defend by these presents. In
 Witness whereof the said parties have hereunto set their hands and seals on the day and in
 the year aforesaid above written. Thomas Becker, ~~Sealed~~ Peninnah Becker, ~~Sealed~~ Sealed and
 delivered in the presence of Robert Miller Jesse Becker: Received on the day, of the date
 of the above Indenture of the above named Joseph Price, the sum of one hundred dollars
 Lawful money of the United States of America, the consideration money above mentioned
 Witness my hand. Thos. Becker. Witness present at signing, Robert Miller Jesse Becker
 (Hester County, Va). We it is remembered that on the twenty sixth day of December in the
 year of our Lord 1817 Thomas Becker and Peninnah his wife came personally before me the sub-
 scriber one of the Justices of the Peace for the County of Chester and acknowledged the aforesaid
 Indenture to be their act and deed and desired it might be recorded as such, the said Peninnah
 being of full age by me separately examined and the contents thereof made known to her did
 declare that she did voluntarily seal and deliver the said Indenture as her act and deed
 without any coercion of her husband. In Testimony whereof I have hereunto set my hand
 and seal. Robert Miller ~~Sealed~~ Recorded March 30. 1829

Deeds
 William Bailey et al vs Joshua Bennett
 This Indenture made the second day of June in
 the year of our Lord one thousand eight hundred &
 twenty eight Between William Bailey of the City of
 Philadelphia and Richard Bailey of the township of
 East Caln in the County of Chester and State of Penn-
 sylvania Executor to the Last Will and Testament of William Bailey late of East
 Caln township deceased of the one part and Joshua Bennett of the said township of
 East Caln of the other part. Whereas the Honourable John Penn, Thomas Penn & Richard
 Penn late proprietors and Governors of the Commonwealth of Pennsylvania by their
 patent duly executed bearing date the twentieth day of May in the year of our

24 - Lords one thousand seven hundred and forty one did for the consideration therein mentioned grant and confirm unto Aaron Mendenhall and to his heirs and assigns forever a certain Messuage plantation or tract of land situate in the township of East Caln aforesaid and said to contain two hundred and forty six acres and twenty seven perches and the allowance of six acres in every hundred for roads and public highways as in and by said Patent recorded in the office for recording of Deeds for the City and County of Philadelphia in Patent Book A voly page 461, reference being thereunto had more fully and at large appears and Whereas Aaron Mendenhall and Rose his wife by their Indenture bearing date the eighth day of September in the year of our Lords one thousand seven hundred and forty four and duly executed did for the consideration therein mentioned grant and confirm unto the said John Mendenhall and to his heirs and assigns forever a certain Messuage Tenement or tract of land hereditaments and appurtenances thereunto belonging, it being the same Messuage or tract of land which was granted and confirmed to the said Aaron Mendenhall as above mentioned as in & by said cited Indenture reference being thereunto had ^{more} fully and at large appears, And Whereas John Mendenhall and Elizabeth his wife by their Indenture duly executed under hand and seal and bearing date the third of the ninth month in the year of our Lords one thousand seven hundred & sixty four did for the consideration therein mentioned grant and confirm unto Thomas Roper and to his heirs and assigns forever a certain Messuage plantation or tract of land situate in the township of East Caln aforesaid containing two hundred and forty six acres and twenty seven perches and the allowance of six percent for roads it being the same tract of land above mentioned as in & by said Indenture reference being thereunto had ^{more} fully and at large appears, And Whereas Thomas Roper and Elizabeth his wife by their Indenture duly executed under hand and seal dated the eleventh day of March in the year of our Lords one thousand seven hundred and sixty eight did for the consideration therein mentioned grant and confirm a certain Messuage tenement or tract of land situate in the township of East Caln aforesaid containing two hundred and forty six acres and twenty seven perches and the allowance of six percent for roads to Rudolph Cook and to his heirs and assigns forever as in and by said Indenture recorded in the office for recording of Deeds in and for the County of Chester in Book D voly page 512 reference being thereunto had ^{more} fully and at large appears, And Veronica Cook Administratrix to all and singular the goods and chattles rights and credits which were of the Estate of Rudolph Cook deceased the same whose name is above by her Indenture duly executed under hand and seal bearing date the eighth day of July in the year of our Lords one thousand seven hundred and seventy six granted and confirmed unto Thomas Baker and to his heirs and assigns forever a certain tract of land and improvements situate in the township of East Caln aforesaid containing two hundred and forty six acres and twenty seven perches and the allowance of six percent for roads it being the same tract of land above mentioned as by reference to the deed now remaining upon Record in the Office at West Chester for the County of Chester in Book D voly page 108

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upon a grant and assignment unto me said Baron Arundell under the Great Seal of England
forever a certain Messuage Tenement or Tract of Land, hereditaments and appurtenances
thereunto belonging, it being the same Messuage or Tract of Land which was
granted and confirmed to the said Aaron Mendenhall as above mentioned, as in &
by said recited Indenture reference being thereunto had ^{more} fully and at
large appears, And Whereas John Mendenhall and Elizabeth his wife by their
Indenture duly executed under hands and seal and bearing date the thirtieth
of the ninth month in the year of our Lord one thousand seven hundred & sixty
four, did for the consideration therein mentioned grant and confirm unto
Thomas Rofiter and to his heirs and assigns forever a certain Messuage Planta-
tion or Tract of Land situate in the township of East Caln aforesaid containing
Two hundred and forty six acres and twenty seven perches and the allowance of six
percent for roads, it being the same Tract of Land above mentioned, as in &
by said Indenture reference being thereunto had ^{more} fully and at large
appear, And Whereas Thomas Rofiter and Elizabeth his wife by their Inden-
ture duly executed under hands and seal dated the eleventh day of March in
the year of our Lord one thousand seven hundred and sixty eight, did for the
consideration therein mentioned grant & confirm a certain Messuage Tenement or
Tract of Land situate in the township of East Caln aforesaid containing two
hundred and forty six acres and twenty seven perches and the allowance of six per
cent for roads to Rudolph Cook and to his heirs and assigns forever as in and
by said Indenture recorded in the office for recording of Deeds in and for the County
of Wiltshire in Book D. vol 49 page 512 reference being thereunto had ^{more} fully
and at large appear, And Veronica Cook Administratrix to all and singular
the goods and Chattles rights and credits which were of the Estate of Rudolph
Cook deceased the same whose name is above by her Indenture duly executed
under hands and seal bearing date the eighth day of July in the year of our Lords
one thousand seven hundred and seventy six granted & confirmed unto Thomas Bickers
and to his heirs and assigns forever a certain Tract of Land and improvements situate
in the township of East Caln aforesaid containing two hundred and forty six
acres and twenty seven perches and the allowance of six per cent for roads it
being the same Tract of Land above mentioned, as by reference to the deed now
remaining upon Record in the office at Westchester for the County of Wiltshire in
Book D. vol 49 page 498, ^{more} fully and at large appear, And Whereas Thomas
Bickers by Indenture duly executed under hands and seal and bearing date the
seventeenth day of the twelfth month in the year of Lord one thousand seven
hundred and eighty four for the consideration therein granted and confirmed
unto William Bailey and to his heirs and assigns forever a certain Messuage Ten-
ement or Tract of Land situate in the township of East Caln aforesaid and con-
taining one hundred and twenty three acres and forty nine perches being a part of
the above mentioned Two hundred and forty six acres and twenty seven perches
of Land and allowance of six percent for roads as by reference to said Inden-
ture recorded in the office for recording of Deeds in Wiltchester for the County of

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Chester in Book 14, fol 23 page 379 may more fully, and at large appear. And Whereas Thomas
Bailey by indentured deed, executed and bearing date the seventh day, of October in the year
of our Lord one thousand eight hundred and twenty, did for the consideration therein
mentioned grant and confirm unto William Bailey, unto his heirs and assigns forever a certain
messuage of lot of ground situate in East Caln township aforesaid and containing, six acres
and seven half, and sixteen perches it being a part of the five hundred and forty six acres above
recited by a reference to the deed made by Thomas Bailey and recorded in the office for recording
deeds at West Chester for the county of Chester in Book 13, fol 66 page 389 may more fully, and
at large appear. And the said William Bailey, he do therof recieve in his dominions as of his own
and in a part of the five hundred and forty six acres, and seven perches and all other
of six per cent for accords died having first made his will and testament in writing, which
being duly proved is now remained on the files of the office in the probate of wills and
granting of Letters of administration at West Chester for the county of Chester. In the said
will are the words marked as a quotation to wit "I in my will and I here by, order and deed
that all the residue of my personal effects with all my plantation and lots of lands lying
being in the said township of East Caln in the said County of Chester adjoining lands of
Robert Miller James Huskins John Huskins and others, containing one hundred twenty three
acres or thereabouts be the same more or less, be sold for the best price or prices that may be
had for the same and for that purpose I do hereby, authorize and empower my Executor hereinafter
named to sign seal and acknowledge all such deeds or deeds as may be necessary for granting and convey-
ing the same". In witness whereof I do hereby certify that the said William Bailey, Richard Bailey,
for and in consideration of the sum of five hundred and ten dollars and thirty two cents good
and lawful money of the United States to them or one of them in hand paid by the said
Joshua Bennett at or before the execution hereof the receipt whereof they do hereby acknowledge
and that of a quit conscience and forever discharged, the said Joshua Bennett his heirs and assigns
by these presents have granted bargained sold conveyed released and confirmed, and by these
presents do and each of them doth grant bargain sell convey release and confirm to the said
Joshua Bennett unto his heirs and assigns forever all that messuage tenement a tract of
lands situate in the township of East Caln and bounded and described as follows to wit beginning
at a stone a corner of Jonathan Woodwards land thence by the same South easterly five and an
half degrees West fifty eight perches and four tenths of a perch to a stone and South four perches and
half degrees East twenty six perches and seven tenths of a perch to a stone in the East Lancaster
road and along the same North fifty eight degrees and a half West twenty four perches to a stone thence
along a road by lands of James Huskins North five degrees and three quarters West fifty one per-
ches and five tenths to a stone thence by the same land of the said William Bailey thence North
Eighty nine degrees East fifty eight perches and seven tenths to a stone and North sixty seven
degrees and an half East nine perches and two tenths to a stone and North seventy five degrees
East eleven perches and eight tenths to a stone thence along the west side of a lane South six
degrees West twenty seven perches to a hiplar tree and South fifteen degrees East thirteen per-
ches and three tenths to the place of beginning containing twenty acres less or more
the same more or less a part of the tract of land patented as above under the
patent first above recited, together with all and singular other the buildings improvements
ways woods waters water courses rights liberties privileges hereditaments and appurtenances
whatsoever therunto belonging or in any wise appertaining and the reversions and remainders
unto fees and profits thereof. Also all the estate right title interest property claim demand
whatsoever of them the William Bailey and Richard Bailey and their heirs in law or equity
or otherwise howsoever of in to or out of the same to have and to hold the above described
messuage tenement a lot of twenty acres and two perches of lands hereditaments premises hereby
granted or mentioned and intended so to be with the appurtenances to him the said Joshua
Bennett his heirs and assigns to the only proper use benefit and behoof of him the said
Joshua Bennett his heirs and assigns forever in the same right that the said William Bailey
in his lifetime held the same and in and for no better right In Witness whereof the parties
first above named to these presents have interchangeably set their hands and seals on the day and in the
year first above written. William Bailey Richard Bailey Sealed & Delivered

or becoming due on book account or otherwise. TO HAVE AND TO HOLD all the property hereby assigned or intended so to be, to him the said Jesse Kerns his heirs, executors, administrators & assigns. IN TRUST Nevertheless that the said Jesse Kerns will as soon as convenient, either at public or private sale, make sale and dispose of the said Real estate and convey the same to the purchaser or purchasers thereof in fee simple, and that he will sell and dispose of all the personal property as soon as conveniently may be and dispose of the proceeds arising from the sales of said real & personal property in the manner and order following to wit; - That he will first pay all costs & expences incident to the carrying of this Assignment into full effect including compensation to the Assignee. That he will secondly pay off and discharge all liens entered in the Court of Common Pleas of Chester County or elsewhere against the said Real Estate, prior to the date of these presents or bearing even date herewith. Thirdly-that if of the proceeds of said sales of said real and personal property there should be anything remaining after paying as is directed immediately preceding, he will then pay off and discharge in full the claims of the following named creditors in the order in which their names are written.-- Jesse Kerns, Abraham James, Robert Mercer & Francis Hickman partners in trade, John Pierce, Daniel Buckwalter & Richard Evans; but if there shall not be sufficient to discharge the full amount of the claims of the last named creditors then to pay off said creditors in full in the order in which they are named so far as the fund will extend. That if there should be any fund remaining after having paid off and discharged as is directed hereinbefore he will then after giving timely notice of the time and place at which he will receive proof of their respective debts, pay off and discharge all the debts due to the remainder of his creditors,-the whole amount of said debts if there shall be sufficient therefor,-but if not sufficient, he will make a pro rata distribution, to each, according to the amount of his or her debt.-- And the better to enable the said Jesse Kerns, his executors, administrators & assigns to execute the purposes of this trust the sd John Hoopes has constituted and appointed and by these presents does constitute and appoint the said Jesse Kern's his Exrs, Adms, & assigns to be his true & lawful attorney in his own name & in the name of the said John Hoopes as occasion may require to ask demand sue for recover and receive all and every the debts & sums of money hereby assigned and sufficient discharges & receipts therefor to give and generally to do and transact all such acts matters & things as may be necessary for the due execution of this Trust according to the true intent & meaning of these presents, hereby ratifying & confirming all that the said Attorney shall lawfully do by virtue hereof IN TESTIMONY WHEREOF the said John Hoopes & Mary Ann, his wife, have hereunto set their hands and seals the day & year before written.

John Hoopes. (SEAL)
 Mary Ann Hoopes. (SEAL)

Sealed and delivered in the presence of:-
 J. D. Pettit;- Wm. Newlin.
 Chester County, ss:-

Be it remembered that on the sixth day of July A. D. 1832 before the subscriber one of the Justices of the Peace in and for said County came the aforementioned John Hoopes & Mary Ann, his wife and acknowledged the foregoing Indenture of Assignment to be their act & deed and as such desired the same might be recorded according to Law. The said Mary Ann, being of full age and by me duly examined separate & apart from her said husband and the contents thereof being first made known to her declared that she did voluntarily and of her own free will & accord seal and as her act & deed deliver the said Indenture without any coercion or compulsion of her said husband. IN TESTIMONY WHEREOF I have hereunto set my hand & seal the day & year above written.

Wm. Newlin. (SEAL)

Recorded July 23, 1832.

ASSIGNMENT	:	THIS INDENTURE Made the twentieth day of July in the year of our Lord one
JOSHUA F. BENNETT	:	thousand eight hundred and thirty two BETWEEN Joshua Bennett of the township of
IO	:	East Cain, County of Chester and State of Pennsylvania Yeoman of the one part;
GRAVANER MARSH	:	AND Graver Marsh of the Township, County and State aforesaid of the other part
	:	WITNESSETH that the said Joshua Bennett in consideration of the Trusts, Con-
	:	ditions & agreement hereinafter declared and expressed and of the sum of one dol-
	:	lar by the said
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Gravener Marsh to him in hand paid the receipt whereof is hereby acknowledge, hath granted, bargained, sold, assigned, released, conveyed and confirmed and by these presents do grant, bargain, sell, alien, assign, release convey and confirm unto the said Gravener Marsh and to the heirs, executors & administrators and assigns of the said Gravener Marsh, A certain messuage, plantation and tract of land in East Caln Township in the County of Chester aforesaid bounded by land of Richard Baily, William Harry, & Mary Gardner & others Containing about forty two___ be the same more or less. And all and singular the goods & chattels furniture & effects whatsoever named in a Schedule hereunto annexed and all other the goods and chattlesstock furniture & effects of the said Joshua Bennett whatsoever and wheresoever the same may be found altho not named or expressed in the said Schedule, and also all and singular the debts and sums of money due owing & payable to the said Joshua Bennett whether by Judgment Mortgage Bond Note Book Account or otherwise howsoever altho not expressed or contained in the annexed list TOGETHER with all other the real & personal estate of the said Joshua Bennett or to which he is in any manner entitled in law or equity in possession reversion or remainder, with the right, privilege and appurtenances to the same or any part thereof belonging. TO HAVE AND TO HOLD the said estate real & personal hereby granted, assigned and conveyed or intended so to be with the appurtenances unto the said Gravener Marsh and to the executors, administrators and assigns of the said Gravener Marsh upon the special trust & confidence following that is to say that the said Trustee shall as soon as conveniently may be make sale of the said Estate Real and personal and convert the same into cash and collect the said debts and sums of money now due and payable to the said Joshua Bennett and after paying and discharging the necessary expences of executing this Trust shall pay and satisfy to each of the creditors of the said Joshua Bennett without any distinction or preference on account of the nature of the debt or of the security for the same the amount of the respective debts & claims if the proceeds of such sales and collections will extend to pay and satisfy the same but if not that then the said Trustee shall pay and satisfy the said Creditors a rateable proportion of their said debts & Claims according to the same, and that if after paying and satisfying the said Creditor there shall be an overplus beyond the amount of said debts then upon this further trust & confidence that the said Trustee will pay such overplus to the said Joshua Bennett his executors, administrators & assigns. AND THIS INDENTURE further witnesseth that the said Joshua Bennett hath made ordained constituted & appointed and by these presents doth make ordain constitute & appoint the said Gravener Marsh and the heirs Executors & administrators of the said Gravener Marsh his true and lawful Attorney and Attorney irrevocable in his name or otherwise to ask demand sue for recover and receive the several debts and sums of money aforesaid due & payable to him and upon receipt thereof good & sufficient acquittances & discharges to make execute & deliver and the same debts at their pleasure to compound compromise or release and one or more Attornies under him to appoint & constitute and the same at pleasure to remove and replace giving and granting to the said Attornies or Attorney full and ample power to do and perform whatsoever hemight lawfully do were he personally present ratifying and confirming whatsoever the said Attornies or Attorney shall lawfully do in the premises by virtue hereof. IN WITNESS WHEREOF the parties to these presents has interchangeably set his hand and seal hereunto the day and year first above written.

Joshua F. Bennett. (SEAL)

Sealed and delivered in the presence of:-
 John M. Mullin;- Christian Reel.
 Chester County, ss:-

BE IT KNOWN that on the twentieth day of July Anno Domini 1832 before me the subscriber one of the Justices of the Peace in and for the said County of Chester personally came the above named Joshua Bennett & acknowledged the foregoing Instrument of Writing to be his act and Deed and desired that the same might be recorded as such according to law. IN TESTIMONY WHEREOF I have hereunto set my hand and seal the day and year above written

John M. Mullin. (SEAL)

Recorded July 25, 1832.

BILL OF SALE :
 THOMAS DAVIS :
 TO :
 BENJN & ISAAC DAVIS :

KNOW ALL MEN BY THESE PRESENTS, That I, Thomas Davis of Uwchlan Township and County of Chester and State of Pennsylvania in consideration of nine hundred dollars to me in hand paid by Benjamin Davis and Isaac Davis of the same place, at and before the sealing and delivery hereof of these presents the receipt whereof I do hereby acknowledge have granted, bargained, sold and confirmed and by these presents do grant, bargain, sell and confirm unto the said Benjamin Davis and Isaac Davis all the goods house stuff and implements of household and other goods & chattles and likewise all the stock in the paper mill whatsoever, mentioned in the schedule hereunto annexed now remaining & being in possession

(recorded July 21, 1833)

Amesbury 1833

H4, 65

1833

+ Deed

Grover Albin of New York

Thomas Hall

This Indenture Made the twenty sixth day of February in the year of our Lord one thousand eight hundred and thirty three Between Grover Albin of the township of East Caln in the County of Chester and State of Pennsylvania of the one part and Thomas Hall of the township of East Caln aforesaid of the other part Witnesseth that Grover Albin for and in consideration of five thousand dollars one hundred and five dollars lawful money of the United States of America to him in hand paid by the said Thomas Hall at and before the sealing and delivery hereof the receipt whereof he doth here by acknowledge and thereof acquit and forever discharge the said Thomas Hall his heirs Executors and Administrators by these presents has granted bargained sold aliened infected released and confirmed unto by these presents do grant bargain sell alien infected release and confirm unto the said Thomas Hall and to his heirs and assigns three certain tracts pieces or parcels of land situate lying and being in the township of East Caln aforesaid the first tract whereon the building land begins at a post being a corner thence by land formerly of Thomas Eickers North sixty seven degrees East forty perches to a post thence by other land of the said Thomas Eickers North eighteen degrees West forty perches and an half to a post and West eighty perches to a post in a line of land late of John Walker thence by the same South twelve perches to a post by the Lancaster Road thence by the same South fifty two degrees East seventy one perches to the place of beginning containing twenty acres and a half be the same more or less The second tract begins at a marked hickory tree thence by land of Seymour Coates North four degrees West eleven perches and four tenths to a stone thence by the residue of the tract of which this is a part South Eighty five degrees West twenty eight perches to a stone thence by land of John Lawrence South forty four degrees East eleven perches and four tenths to a stone thence by lands of Mary Gardner North Eighty five degrees East twenty eight perches to the place of beginning containing two acres of land be the same more or less those two Lots of land being the same which George Har Woodward and Mary his Wife by their indenture bearing date the twenty eighth day of March Anno Domini 1824 granted and confirmed for the consideration therein mentioned unto the said Joshua J. Bennett his heirs and assigns forever as in and by the said recited indenture recorded in the office for the County of Chester in Book B4 fol 74 page 286 may more fully and at large appear] The third tract

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Begins at a stone a corner of the first mentioned tract thence by the same ~~line~~ ^{line} ~~to a stone~~ ^{to a stone} and south ~~four~~ ^{four} ~~and~~ ^{and} ~~an~~ ^{an} ~~half~~ ^{half} ~~West~~ ^{West} ~~fifty~~ ^{fifty} ~~eight~~ ^{eight} ~~perches~~ ^{perches} ~~and~~ ^{and} ~~four~~ ^{four} ~~tenths~~ ^{tenths} ~~to a stone~~ ^{to a stone} and south ~~four~~ ^{four} ~~and~~ ^{and} ~~an~~ ^{an} ~~half~~ ^{half} ~~East~~ ^{East} ~~twenty~~ ^{twenty} ~~six~~ ^{six} ~~perches~~ ^{perches} ~~and~~ ^{and} ~~seven~~ ^{seven} ~~tenths~~ ^{tenths} ~~to a stone~~ ^{to a stone} in the old Lancaster road
 and along the same North fifty eight degrees and an half West twenty four perches to a stone
 thence along a road by land of James Huskins North two degrees and three quarters West
 fifty one perches and five tenths to a stone thence by land late of William Bailey dec'd North
 eighty nine degrees East fifty eight perches and four tenths to a stone and North fifty seven degrees
 and an half East nine perches and two tenths to a stone and North seventy four degrees East
 eleven perches and eight tenths to a stone thence along the west side of a line South six
 degrees West twenty seven perches to a poplar tree and South fifteen degrees East thirteen
 perches and three tenths to the place of beginning Containing twenty acres and two perches
 (be the same more or less). It being the same tract of land which William Bailey and
 Richard Bailey Executors of the last Will and testament of William Bailey dec'd by
 their Indenture bearing date the second day of June Anno Domini 1828 granted and confirmed
 for the consideration therein mentioned unto the said Joshua F. Bennett his heirs and
 assigns forever as in and by the said recited indenture recorded in the records Office
 at West Chester for the County of Chester in Deed Book B 4 fol 74 page 233 may at
 large appear. And the said Joshua F. Bennett by his deed of Assignment bearing date the
 twentieth day of July Anno Domini 1832 granted and confirmed for the consideration and trust
 therein mentioned unto the said Greenow Marsh his heirs and ^{assigns} forever among other things the
 three above mentioned and described tracts of land as and by the said recited deed or
 indenture recorded in the ^{office for} recording of Miscellaneous deeds in and for the County of Chester
 in Miscellaneous Deed Book No 2 page 320 reference therunto had fully appears Together
 with all and singular the houses building gardens orchards woods meadows ways
 waters water courses rights liberties privileges hereditaments and appurtenances whatsoever
 therunto belonging to the above then to the said three above described tracts or parcel of land
 belonging or in anywise appertaining and the reversions and remainders rents issues and profits
 thereof. And also all the estate right title interest use possession property claim and demands
 whatsoever as well at Law as in equity or otherwise now or hereafter of them the said Greenow Marsh
 of in to or out of the same to have and to hold the said three above described tracts pieces or
 tracts of land hereditaments and appurtenances unto the said Joshua F. Bennett his heirs and assigns forever

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with all and singular the houses building gardens, Orchards, woods, Meadows, ways
waters water courses rights liberties privileges hereditaments and appurtenances whatsoever
thereunto belonging to the above three to the said three above described tracts or parcel of land
belonging, or in anywise appertaining, and the reversions and remainders rents issues and profits
thereof. And also all the estate right title interest use possession property claim and demand
whosoever as well at Law as in equity or otherwise howsoever of them the said Grawner Marsh
of in to, or out of the same, do have, and to hold the said three above described tracts pieces or
tracts of land hereditaments and premises hereby granted or mentioned or intended, so to be with
the appurtenances unto the said Thomas Hall his heirs and assigns to the only proper use and behoof
of the said Thomas Hall his heirs and assigns forever and the said Grawner Marsh doth covenant
promise grant and agree to and with the said Thomas Hall his heirs and assigns by these presents
that he the said Grawner Marsh hath not done committed or willingly suffered to be done or committed
any act matter or thing whatsoever whereby the three tracts of land aforesaid or any part
thereof is or shall or may be impeached charged or impeached in title charge or estate
or otherwise howsoever; In Witness whereof I have hereunto set my hand and seal dated
the day and year first above written Grawner Marsh *(S)* Sealed and delivered in the
presence us Francis Armstrong Thomas S. Valentini.

Chester County Pa. Personally came before me the subscriber one of the Justices of the
peace in and for the County of Chester Grawner Marsh and acknowledged the above
written indenture to be his act and deed in due form of Law and desired the same
as such might be recorded as such In testimony whereof I have hereunto set my hand and
seal the twenty sixth day February A.D. eighteen hundred and thirty three Thomas S. Valentini *(S)*

(Recorded July 4, 1883)

Deed
Joseph Walton & Wife
to
Robert Young

This Indenture made the fifteenth day of the seventh Month in the
year of our Lord one thousand eight hundred and thirty three Between
Joseph Walton of the City of Philadelphia in the State of Pennsylvania
and Abi his Wife of the one part, and Robert Young of the township
of East Fallsdale in the County of Chester and State aforesaid of the
other part Witnesseth that the said Joseph Walton and Abi his Wife for and in
consideration of the sum of Four Thousand seven hundred and eighty dollars lawfully

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(Recorded. May 2. 1842)

Deed

Chris Fingerhite

Thomas W. Hall
Joshua H. Spackman

Made the day of _____
in the year of our Lords one thousand eight hundred and forty two
Between Thomas W. Hall and Mary Hall of the Township of
East Calio in the County of Chester and State of Pennsylvania
of the one part and Joshua H. Spackman of the Township of

East Calio of the other part. Witnesseth That the said Thomas W. Hall and
Mary Hall his wife for and in Consideration of the sum of Twenty five hundred
Dollars Lawful Money of the United States of America to him in hand paid by the
said Joshua H. Spackman at and before the enscaling and delivery hereof the
receipt whereof he doth hereby acknowledge and thereof acquit and forever discharge
the said Joshua H. Spackman his heirs Executors and administrators by these
presents has granted bargained sold aliened enfeoffed Released and Confirmed
and by these presents do grant bargain sell alien enfeoff Release and confirm
unto the said Joshua H. Spackman his heirs and assigns Three Certain tracts
pieces or parcels of Land situated Lying and being in the Township of East Calio
aforesaid the first Tract whereon are the buildings bounded as follows. Beginning
at a post being a corner thence by Land formerly of Thomas Wickers North sixty seven degrees
East fifty perches to a post thence by other Land of the said Thomas Wickers North
Eighteen degrees West forty perches and a half to a post thence West Eighty perches to
a post in a line of Land late of John Walker thence by the same South twelve perches
to a post by the Lancaster Road thence by the Road same South fifty two degrees East
Seventy one perches to the place of Beginning. Containing Twenty Acres and a half
(be the same more or less) The boundary of the second Tract Begins at a marked Hickory
Tree thence by Land of Symon Coates North four degrees West eleven perches and four
tenths to a stone thence by the residue of the Tract of which this is a part South Eighty
five degrees West twenty eight perches to a stone thence by Land of John Lawrence South
four degrees East eleven perches and four tenths to a stone thence by Land of Mary
Gardner North Eighty five degrees East twenty eight perches to the place of Beginning
Containing Six Acres of Land (be the same more or less) this and the former being
the same conveyed by Jonathan Woodward and wife to Joshua F. Bennett his heirs
and assigns by Indenture bearing date March twenty eighth A.D. 1829 and Recorded
in the Recorder's Office of Chester County in Book D. 4 Vol. 74 page 256 as Reference
being thereunto had may more fully appear. The Boundary of the third Tract Begins
at a stone a corner of the first mentioned Tract thence by the same South Eighty five
degrees and a half West fifty eight Perches and four tenths to a stone South four
degrees and a half East twenty six perches and seven tenths to a stone in the Old
Lancaster Road and along the same North fifty eight degrees and a half West
twenty four perches to a stone thence along a Road by Land of Samuel
North two degrees and three quarters West fifty one perches and a half
by Land late of Millard Daily (de'd) North Eighty three degrees East five
and four tenths to a stone and North Sixty two degrees and a half

to a stone
fifty-eight p-
east nine per-

and ten tenths to a stone and North Seventy five degrees East & seven perches and eight tenths to a
 line thence along the West side of a line South Sixty degrees West twenty seven perches to a point
 and North fifteen degrees East thirteen perches and three tenths to the place of Beginning Containing
 twenty Acres and two perches of Land be the same More or less being the same Tract of Land which
 William Parry and Richard Parry Executors of the Last Will and Testament of William Parry
 late by Indenture bearing date the second day of June Anno domini 1828 did grant Convey and
 Confirm for the consideration therein mentioned unto the aforementioned Joshua F. Bennett his
 heirs and assigns and Recorded in the Records Office of Chester County in Deed Book D 4
 Vol 74 Page 235 as Reference being had therunto with full effect. And the said Joshua F.
 Bennett by his Deed of Assignment dated the twentieth day of July Anno domini 1832 granted
 and Confirmed for the consideration and trusts therein mentioned unto Garrison Knapp
 his heirs and assigns forever. Among other things the three above mentioned and described
 tracts of Land as in and by said Deed of Assignment of Indenture as recorded in the
 Records Office of Chester County in Miscellaneous Deed Book No 3 page 220 and
 Conveyed and Confirmed by Garrison Knapp said Assignee to Thomas M. Hall by Deed
 dated Feb 26. A.D. 1833. and Recorded in the Records Office of Chester County in Deed
 Book No 4 Vol 80 page 65. To wit with all and singular the houses buildings Gardens Orchards
 woods meadows ways waters water courses Rights Liberties Privileges hereditaments and
 appurtenances whatsoever to the said three above described Tracts or parcels of Land belonging
 or in any wise appertaining. And the Reversions and remainders and issues and profits
 thereof. And also all the estate Right title Interest use possession property claim and
 demand whatsoever as well at Law as in Equity or otherwise howsoever then the said
 Thomas M. Hall and Mary Hall of unto or out of the same. It shall and he hold the said
 three above described Tracts Pieces or parcels of Land hereditamentally and permanently unto
 or mentioned or intended to be with the appurtenances unto the said Joshua F. Bennett
 his heirs and assigns to the only Proper use benefit and behoof of the said Joshua F. Bennett
 his heirs and assigns forever. And the said Thomas M. Hall and Mary his wife for themselves
 their heirs Executors and administrators do Covenant Promise Grant and agree to and with
 the said Joshua F. Bennett his heirs and assigns by these presents that they the said
 Thomas M. Hall and Mary his wife and their heirs the above described three Tracts or parcels
 of Land hereditamentally and premises hereby granted and received or mentioned or intended
 to be with the appurtenances unto the said Joshua F. Bennett his heirs and assigns
 against them the said Thomas M. Hall and Mary his wife and their heirs and against all
 and every other person or persons whomsoever Lawfully Claiming or to Claim the same in any
 Part thereof by Force or under him her them or any or either of them shall and Well Maintain
 and forever defend by these presents. In Witness whereof the said parties to these presents
 have interchangeably set their hands and seals the day and Year above written.

Sealed and delivered in presence of us
 Thomas M. Hall
 Mary Hall
 David Selitzer

changingly set their hands and seals the day and Year first above written
Signed and delivered in the presence of
Henry Fleming, Elias Williams

Abi C. Carr

Chester County Pa. Be it remembered that on the first day of April
in the Year of Our Lord One thousand eight hundred and fifty two before
the undersigned One of the Justices of the Peace for the County aforesaid personally
appeared the above named Abi C. Carr and acknowledged the foregoing Indenture
to be hers act and deed and desired the same as such to be recorded according
to law Witness my hand and seal the day and Year aforesaid

Henry Fleming

Recorded April 11th A.D. 1852



Said
William Knudtson
to
George J. Minin

This Indenture made the first day of April
in the Year of Our Lord One thousand eight hundred
and fifty two Between William Knudtson (Agent
of Joshua K. Speakman) of the One part and George
J. Minin of the Township of East Caln in the County of
Chester and State of Pennsylvania of the other part

Whereas Thomas H. Hase and Mary his wife did by their Indenture bearing
date the 25th day of February A.D. 1842 for the Consideration therein mentioned grant and
convey unto the said Joshua K. Speakman a certain Messuage and three tracts
of land (two of which are adjoining each other) situate in the Township of East Caln
aforesaid in fee and in and by the said recited Indenture duly executed and
recorded in the Recorder's Office of Chester County in Deed Book V 4 Vol 93 page
455 appears By force and virtue of which said recited Indenture or of some
other good Conveyances and assurances in the law duly made and executed
the said Joshua K. Speakman became lawfully seized in his demesne as of
fee of and in the above described Messuage and three tracts of land with
the appurtenances and being in part so thereof seized as aforesaid the said
Joshua K. Speakman did by Voluntary Deed of assignment bearing date the
twenty third day of December A.D. 1851 assign and convey all his free
Estate unto the said William Knudtson in trust to sell and convey the same

and apply the monies arising therefrom as in the said assignment directed as in and by
 the same Recorded in the Records Office of Charles County in Miscellaneous Book
 No. 7 page 478. Reference thereto being had with more fully and at large appears in the
 Indenture Witnesseth That the said William Smith for and in consideration of the
 sum of sixteen hundred and twenty five dollars to him in hand paid by the said
 George Fivins at and before the making and delivering thereof the receipt and
 payment whereof he doth hereby acknowledge and thereof acquit and for ever
 discharge the said George Fivins his heirs Executors and Administrators by these
 presents have granted bargained sold aliened released and confirmed and
 by these presents By virtue of the powers and authorities to him given by the
 said Deed of Assignment and pursuant to the directions thereof do give and bargain
 sell alien release and confirm unto the said George Fivins his heirs and
 assigns the whole of the second Lot as described in the Deed of the said
 Thomas W. Yeatts and wife to Joshua H. Speakman said Lot or tract of land
 is situate lying and being in the said Township of East Hope and bounded
 and bounded as follows viz Beginning at a marked Hickory Tree thence by
 said formerly of Seymour Coates North four degrees west eleven perches and
 four tenths to a stone thence by the residue of the tract of which this is a part
 south eighty five degrees west twenty eight perches to a stone thence by land formerly
 of John Lawrence South four degrees East eleven perches and four tenths to a stone
 thence by land late of Mary Gardner North eighty five degrees East twenty eight per-
 ches to the place of beginning containing two acres of land be the same more or less
 with the appurtenances And a part of each of the first and third Lots of land
 as described in said Deed from the said Thomas W. Yeatts and wife to Joshua H.
 Speakman is situate lying and being in the said Township of East Hope
 and bounded and bounded as follows viz Beginning at a stone a corner of
 land late of Gravina Marsh thence by the same South two degrees East
 seventy two perches and five tenths to a stone or a line of land of Sarah
 Atkins thence by the same South fifty two degrees East thirty perches
 and five tenths to a corner thence by land formerly of Thomas Pickens
 South sixty seven degrees East forty perches to a post thence by the same
 North eighteen degrees west forty perches and five tenths to a corner on the

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thence by the late late of Mary Gardner North eighty five degrees East twenty eight perches to the place of beginning containing two acres of land to the same north or top with the appurtenances. And a part of each of the first and third lots of land as described in Deeds from the said Thomas K. Have and top to Joshua K. Speakman is situate lying and being in the said Township of East town and bounded and bounded as follows: Beginning at a stone a corner of land late of Gravina Marsh thence by the same South two degrees East seventy two perches and five tenths to a stone in a line of land of Sarah Aikens thence by the same South fifty two degrees East thirty perches and five tenths to a corner thence by the same of Thomas Crocker South sixty seven degrees East forty perches to a post thence by the same North eighteen degrees West forty perches and five tenths to a corner on the west side of a lane thence by the same North fifteen degrees West thirteen perches and three tenths to a poplar tree on the West side of said lane thence by the same North six degrees East twenty seven perches to a stone a corner of David Sutzers land thence by the same the three following courses and distances South seventy five degrees West eleven perches and eight tenths to a stone South sixty seven degrees and half West nine perches and two tenths to a stone South eighty nine degrees West twenty four perches and eight tenths to the place of beginning containing twenty seven acres and eighty two perches of land with the appurtenances Together with all and singular the Houses out houses buildings Censures Stables woods ways water water Courses rights liberties privileges Hereditaments and appurtenances whatsoever therunto belonging or in any wise appertaining and the reversions and remainders rents issues and profits thereof and also all the estate right title Interest property claim and demand whatsoever of the said Joshua K. Speakman to the two tracts of land above described at and immediately before the time of this agreement of us to or out of the same To have and to hold the said two described tracts or parcels of land containing together twenty nine acres and eighty two perches Hereditaments and premises hereby granted or mentioned or intended to be with the appurtenances unto the said George Plowm his heirs and assigns forever. And the said William Threlkeld doth Covenant promise Grant and agree to and with the said George Plowm his heirs and assigns by these presents

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George
his wife
Joanna
na Jurin

This Indenture,

made the Thirtieth day
in the year of our Lord One Thousand Eight Hundred and Twenty four
between George Jurin and Angelina Jurin his wife of Calm township Chester County
Pennsylvania of the one part and Joanna Jurin of the same place of the other part

of the other part. Witnesseth, that the said Parties of the first part
for, and in consideration of the sum of Three thousand dollars
lawful money of the United States of America, unto them well and truly paid by the said
Party of the second part at and before the sealing and delivery of these presents, the receipt whereof, is hereby
acknowledged have granted, bargained, sold, aliened, enfeoffed, released and confirmed, and by these presents
do grant, bargain, sell, alien, enfeoff, release and confirm unto the said Party of the second part her
Heirs and Assigns,

All that certain Messuage and two tracts of land situate in the township of Calm aforesaid (formerly East Calm) bounded and described as follows to wit: The first Beginning at a marked hickory tree thence by land of Abram Hoatfield north four degrees west eleven perches and four tenths to a stone thence south eighty five degrees west twenty eight perches to a stone thence by land of John Scott south four degrees east eleven perches and four tenths to a stone thence by same north eighty five degrees east twenty eight perches to the place of beginning. Containing Two acres of land more or less, and the second tract. Beginning at a stone a corner of G. ymes Reinters land thence by the same south two degrees east seventy two perches and five tenths to a stone in line of Lewis Allison's land thence by the same south fifty two degrees east thirty perches and five tenths to a corner thence by land of David Feltzer south sixty seven degrees east forty perches to a post thence by the same north eighteen degrees west forty perches and five tenths to a corner on the west side of a lane thence by the same north fifteen degrees west thirteen perches and three tenths to a poplar tree on the west side of said lane thence by the same north six degrees east twenty seven perches to a stone a corner of David Feltzers land thence by the same as follows with seventy five degrees west eleven perches and eight tenths to a stone south sixty seven degrees and a half west nine perches and two tenths to a stone south eighty nine degrees west twenty four perches and eight tenths to the place of beginning. Containing twenty seven acres and eighty two perches of land with the appurtenances. Being the same premises Wm Windle assignee &c by deed dated April 1, 1852 recorded in Deed Book P5 vol: 112 page 492 conveyed to George Jurin in fee.

Joanna Irwin
do
Angolina Irwin

This Indenture, made the Thirtieth

in the year of our Lord One Thousand Eight Hundred and Seventy four
between Joanna Irwin of the Township of Calm County of Chester and State of Pennsylvania
of the one part. And Angelina Irwin wife of George Irwin of the same place of the other part.

Witnesseth, that the said Party of the first part
for, and in consideration of the sum of Three thousand dollars
lawful money of the United States of America, unto her well and truly paid by the said
Party of the second part at and before the sealing and delivery of these presents, the receipt whereof, is hereby
acknowledged hath granted, bargained, sold, aliened, enfeoffed, released and confirmed, and by these presents
doth grant, bargain, sell, alien, enfeoff, release and confirm unto the said Angelina Irwin her

Heirs and Assigns,

All that certain Messuage and two tracts of land situate in the Township of Calm of aforesaid (formerly East Calm) bounded
and described as follows viz: The first Beginning at a marked hickory tree thence by land of Abram Redfield
north four degrees west eleven perches and four tenths to a stone thence south eighty five degrees west twenty eight
perches to a stone thence by land of John Scott south four degrees east eleven perches and four tenths to a stone thence
by the same north eighty five degrees east twenty eight perches to the place of beginning containing Two acres of land
more or less. And the second Tract Beginning at a stone a corner of Cyrus Painters land thence by the same
south two degrees east seventy two perches and five tenths to a stone in the line of Lewis Allison's land thence
by the same south fifty two degrees east thirty perches and five tenths to a corner thence by land of David
Seltzer south sixty seven degrees east forty perches to a post thence by the same north eighteen degrees west
forty perches and five tenths to a corner on the west side of a lane thence by the same north fifteen degrees
west thirteen perches and three tenths to a poplar tree on the west side of said lane thence by the same
north six degrees east twenty seven perches to a stone a corner of David Seltzers land thence by the same
as follows south seventy five degrees west eleven perches and eight tenths to a stone south sixty seven degrees
and a half west nine perches and two tenths to a stone south eighty nine degrees west twenty four perches
and eight tenths to the place of beginning containing Twenty seven acres and eighty two perches more or
less with the appurtenances. Being the same premises George Irwin wife by deed dated Jan 1874
executed and delivered immediately before the execution of this deed conveyed to the said Joanna
Irwin in fee

And the said Annie M. Cowan Executrix &c as aforesaid doth by these presents covenant promise and agree to
 and with the said Benjamin F. Vandure his heirs and assigns that she the said Annie M. Cowan Executrix &c
 doth and hath not done committed or knowingly or willingly suffered to be done or committed any act
 matter or thing whatsoever whereby the premises hereby granted or any part thereof shall or may be im-
 peded charged or incumbered in title charge estate or otherwise howsoever. In Witness Whereof the said Annie
 M. Cowan Executrix &c as aforesaid hath hereunto set her hand and seal the day and year first above written.
 Witness & subscribed in the presence of
 Wm. S. Dalton. J. Cyrus Kern.

Annie M. Cowan.
 Executrix &c of Richard
 F. Cowan deceased

265
 1893

Received the day of the date of the above Indenture of the above named Benjamin F.
 Vandure the sum of one thousand eight hundred and fifty dollars being the full consideration money therein mentioned
 It is recd at opening.

Annie M. Cowan
 Executrix &c.

Wm. S. Dalton J. Cyrus Kern.
 State of Pennsylvania }
 County of Chester }

On the Twelfth day of December Anno Domini 1893 before me the
 Notary Public for the Commonwealth of Pennsylvania residing in the Borough of Wyford in said
 State and County personally appeared the above named Annie M. Cowan Executrix of the last Will and
 Testament of Richard F. Cowan deceased and in due form of law acknowledged the above Indenture to be
 her act and deed and desired the same might be recorded as such. Witness my hand and Notarial seal
 this 12th day of December 1893.

J. Cyrus Kern
 Notary Public

Notarial
 seal

Recorded Dec. 14, 1893.

John Hagensteller & W. St. al.
 Do
 George A. Swin et. al.

This Indenture made the Twelfth day of November
 in the year of our Lord one thousand eight hundred and ninety-three
 Between John Hagensteller and Mary C. his wife of Caln Township
 J. Harry Swin and Laura his wife of East Brandywine Township
 of the first part and George A. Swin and Joanna Swin of Caln
 Township of the second part and all of Chester County and State of
 Pennsylvania. Whereas Angelina Swin late of Caln Township Chester
 County Pennsylvania by force and virtue of a will good conveyance and assurance in the law duly had and executed
 became in his lifetime lawfully seized in her demesne of two separate tracts of land hereinafter described siting
 at and being in Caln Township aforesaid containing twenty-nine acres and eighty-two perches of land. And by
 her will devised as aforesaid said tract being as heirs to survive her her husband, George Swin and four
 children viz: George A. Swin, Joanna Swin, Mary C. Swin since intermarried to John Hagensteller and
 J. Harry Swin. That George Swin the husband is now deceased and the said children desire to close the
 estate. Now this Indenture Witnesseth that the said John Hagensteller and Mary C. his wife and J. Harry
 Swin and Laura his wife for and in consideration of the sum of one thousand dollars lawful money of
 the United States to them well and truly paid by the said George A. Swin and Joanna Swin at and before
 the sealing and delivery hereof which is hereby acknowledged have granted bargain sold aliened
 released and confirmed and by these presents grant bargain sell alien release and confirm unto the
 said George A. Swin and Joanna Swin all the undivided half interest of her two tracts of land before
 mentioned and more particularly described as follows to wit: One tract of land containing one acre and
 land of J. G. Gilbert & Co. West from degree and distance

County Pennsylvania by force and virtue of a will good conveyance and assurance in the law duly had and executed
 became in his lifetime lawfully seized in her demesne of two separate tracts of land hereinafter described siting
 at and being in Caln Township aforesaid containing twenty-nine acres and eighty-two perches of land. And by
 her will devised as aforesaid said tract being as heirs to survive her her husband, George Swin and four
 children viz: George A. Swin, Joanna Swin, Mary C. Swin since intermarried to John Hagensteller and
 J. Harry Swin. That George Swin the husband is now deceased and the said children desire to close the
 estate. Now this Indenture Witnesseth that the said John Hagensteller and Mary C. his wife and J. Harry
 Swin and Laura his wife for and in consideration of the sum of one thousand dollars lawful money of
 the United States to them well and truly paid by the said George A. Swin and Joanna Swin at and before
 the sealing and delivery hereof which is hereby acknowledged have granted bargain sold aliened
 released and confirmed and by these presents grant bargain sell alien release and confirm unto the
 said George A. Swin and Joanna Swin all the undivided half interest of her two tracts of land before
 mentioned and more particularly described as follows to wit: One tract of land containing one acre and
 land of J. G. Gilbert & Co. West from degree and distance

Gilbert Hatfield N 4 W 11 AP

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56

five degrees West twenty-eight perches to a stone thence by land of James Scott South four degrees East seven
 perches and four tenths to a stone thence by the same North eighty five degrees East twenty perches to the place of
 beginning. Containing two acres and more or less. No 2. Beginning at a stone a corner of Susan Woodward's land
 thence by the same South two degrees East seventy-two perches and five tenths to a corner thence by land of Ephraim
 land thence by the same South fifty-two degrees East thirty perches and five tenths to a corner thence by land of Ephraim
 b. Seltzer South sixty-seven degrees East forty perches to a post and by the same North eighteen degrees West thirty
 perches and five tenths to a corner on the West side of a lane thence by the same North fifteen degrees West thirteen
 perches and three tenths to a poplar tree on the West side of said lane thence by the same North six degrees West
 twenty-seven perches to a stone a corner of said Ephraim b. Seltzer's land thence by the same as follows South
 seventy-five degrees West eleven perches and eight tenths to a stone North sixty-seven and a half degrees West nine
 perches and two tenths to a stone South eighty nine degrees West twenty-four perches and eight tenths to the place
 of beginning. Containing twenty-seven acres and eighty two perches more or less. Being the same properties which
 Joanna Swin by her Indenture dated January the Fifteenth A.D. 1874 and recorded in the Recorder's Office of
 Christi County in Deed Book 68, Vol. 63 page 47 for the consideration therein mentioned granted and conveyed
 to the said Angeline Swin her heirs and assigns forever. Together with all and singular the buildings improvements
 woods ways rights liberties privileges hereditaments and appurtenances to the same belonging or in anywise apper-
 taining and the residue and remainders and remainders rents issues and profits thereof and of
 every part and parcel thereof. And also all the estate right title interest property possession claim and
 demand whatsoever both in law and equity of the said parties of the first part of in and to the said pre-
 mises with the appurtenances. To have and to hold the said premises with all and singular the appurtenances
 thereto appertaining unto the said parties of the second part their heirs and assigns to the only proper use
 benefit and behoof of the said parties of the second part their heirs and assigns forever. And the said John
 Hagensteller & J. Barry Swin for themselves their heirs executor and administrators do by these presents
 covenant grant and agree to and with the said parties of the second part their heirs and assigns forever that
 the the said John Hagensteller & J. Barry Swin and their heirs all and singular the hereditaments and
 appurtenances hereunto devised and granted or mentioned and intended so to be with the appurtenances
 unto the said parties of the second part their heirs and assigns against them the said Jno. Hagensteller and
 J. Barry Swin and their heirs and assigns against all and every other person or persons whomsoever lawfully
 claiming or to claim the same or any part thereof by from or under them or any of them shall and will
 by these presents warrant and forever defend. In Witness Whereof the said parties of the first part to
 these presents have hereunto set their hands and seals. Dated the day and year first above written.

Signed sealed & delivered in the presence of

the words "the undivided half interest" are intended for signing.

Laura A. Johnson. J. C. Johnson

John Hagensteller.
 Mary Hagensteller.
 J. C. Swin.
 Laura C. Swin.

Received the day of the date of the above Indenture of the above named George A. Swin and
 Joanna Swin one thousand dollars the consideration herein mentioned in full.
 \$1000.00

State of Pennsylvania }
 County of Chester } S. S.

On the Twentieth day of November Anno Domini 1893 before me the undersigned
 Justice of the Peace in and for the said County and State aforesaid personally appeared the above named
 John Hagensteller and Mary C. his wife and J. Barry Swin and Laura C. his wife and in due form of law

DEED

This Indenture,

Made the Eighteenth day of June

GEORGE A. IRWIN ET AL
TO
GEORGE E. IRWIN & WIFE

in the year of our Lord, one thousand nine hundred and Thirty one.
BETWEEN George A. Irwin, unmarried and Joanna Irwin, unmarried, of the Township of Caln, County of Chester and State of Pennsylvania, parties of the first part, AND George E. Irwin and Estella M. Irwin, husband and wife, of the City of Coatesville, County and State aforesaid, parties

of the second part: *Henceforth*, That the said part *ies* of the first part, for and in consideration of the sum of One dollar

lawful money of the United States of America, well and truly paid by the said part *ies* of the second part to the said part *ies* of the first part at and before the executing and delivery of these presents, the receipt whereof is hereby acknowledged, *have* granted, bargained, sold, aliened, enfeoffed, released, conveyed and confirmed, and by these presents *do* grant, bargain, sell, alien, enfeoff, release, convey and confirm unto the said part *ies* of the second part *their* heirs and assigns.

ALL THOSE TWO CERTAIN tracts of land situate in the Township of Caln, County of Chester and State of Pennsylvania, more particularly described as follows:- BEGINNING at a marked hickory tree; thence by land now or late of J. Gilbert Hatfield North four degrees west eleven perches and four tenths to a stone; thence south eighty five degrees west twenty eight perches to a stone; thence by land now or late of Amos Scott south four degrees east eleven perches and four tenths to a stone; thence by the same north eighty five degrees east twenty perches to the place of beginning. CONTAINING two acres of land, be the same more or less. Tract No. 2 BEGINNING at a stone a corner of land now or late of Susan Woodward; thence by the same south two degrees east seventy two perches and five tenths to a stone in line of land now or late of David B. Umstead; thence by the same south fifty two degrees east thirty perches and five tenths to a corner; thence by land now or late of Ephraim L. Seltzer south sixty seven degrees east forty perches to a post, and by the same north eighteen degrees west forty perches and five tenths to a corner on the west side of a lane; thence by the same north fifteen degrees west thirteen perches and three tenths to a Poplar Tree on the west side of said land; thence by the same north six degrees west twenty seven perches to a stone a corner of land now or late of Ephraim L. Seltzer; thence by the same as follows: South seventy five degrees west eleven perches and eight tenths to a stone, south sixty seven and a half degrees west nine perches and two tenths to a stone, south eighty nine degrees west twenty four perches and eight tenths to the place of beginning. CONTAINING twenty seven acres and eighty two perches of land, be the same more or less. BEING the same parcels of land which Joanna Irwin by her Indenture dated January 15, 1874, and Recorded in the Office for Recording of Deeds in and for Chester County, Pa., in Deed Book L-B, Vol. 183, Page 47, granted and conveyed unto Angeline Irwin, her heirs and assigns forever. And the said Angeline Irwin being so thereof seized died Intestate leaving to survive her husband, George Irwin and four children, to wit: George A. Irwin, Joanna Irwin, Mary C. Irwin, intermarried with John Wagenseller and J. Harry Irwin. George Irwin, husband of the said Angeline Irwin, died intestate on or about The said Mary C. Wagenseller (formerly Mary C. Irwin) and John Wagenseller, her husband and J. Harry Irwin and Laura Irwin, his wife, by their deed dated November 20, 1893, and Recorded in the Office for Recording of Deeds in and for Chester County, Pa., in Deed Book F-11, Vol. 253, Page 265, granted and conveyed all their undivided interest in and to the above described parcels of land to George A. Irwin and Joanna Irwin, children of the said Angeline Irwin, who thereby became seized of the said premises as tenants in common. Excepting and reserving thereout certain lots or parcels of the above described premises heretofore sold by the Grantors and conveyed respectively to Albert C. Kimes by deed dated ___ 1925, and Recorded in the Office for Recording of Deeds in and for Chester County, Pa., in Deed Book R-16, Vol. 389, Page 441; to Howard T. Gill and wife, by deed dated June 10, 1929, and Recorded as aforesaid in Deed Book I-18, Vol. 431, page 87; to Simson B. Jamison and wife, by deed dated July 23, 1929, and recorded as aforesaid in Deed Book B-18, Vol. 424, Page 498; to Thomas Howard Scott and wife, by deed dated September 26, 1929, and Recorded as aforesaid in Deed Book I-18, Vol. 431, Page 517.

TW
19957

This Indenture, Made the

— 27th — day of — July — in the year of our Lord
one thousand nine hundred and — sixty-five —

Between ARTHUR J. HOOPES and ELSIE C. HOOPES, his wife, of Caln Township, Chester County, Pennsylvania, parties of the first part,

A N D

WALTER R. KAHLER and BARBARA V. KAHLER, his wife, of Caln Township, Chester County, Pennsylvania, parties

of the second part: **Witnesseth,** That the said parties — of the first part, for and in consideration of the sum of — Ninety-seven Hundred Dollars (\$9,700.00) —

lawful money of the United States of America, well and truly paid by the said parties — of the second part to the said parties — of the first part, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, — have — granted, bargained, sold, aliened, enfeoffed, released, conveyed and confirmed and by these presents — do — grant, bargain, sell, alien, enfeoff, release, convey and confirm unto the said parties — of the second part, — their heirs — and assigns — as tenants by and to parties —

SOME CERTAIN tract of land, situate in the Township of Caln, County of Chester, Commonwealth of Pennsylvania, designated as lot number one of Kings Way Development —

BEGINNING at a point in the center line of Kings Highway, a corner of lands belonging to Ernest Pyles; thence along the center line of Kings Highway South seventy-seven degrees, fifty-five minutes and thirty seconds West (S. 77-55'-30" W.) one hundred twenty feet (120.0') to a point, a corner of lot number two; thence by lot number two North eleven degrees and forty-seven minutes West (N. 11-47' W.) two hundred eight and eighty-four hundredths feet (208.84') to a corner of lot number two and in line of lot number three; thence by lot number three, North eighty-three degrees and forty-eight minutes East (N. 83-48' E.) eighty-five and ninety-one hundredths feet (85.91') to a corner of lot number three and in line of lands of Ernest Pyles; thence by said land South twenty-one degrees thirty-four minutes and thirty seconds East (S. 21-34'-30"E.) two hundred ^{two} and eighty-three hundredths feet (202.83') to the first mentioned point and place of beginning: —

CONTAINING twenty thousand nine hundred and twenty-six square feet of land more or less. —

BEING part of the same premises which George E. Irwin, et. ux., by deed dated July 26, 1948, and recorded in the Recorder of Deeds Office

C-343-350-A

21-54201 N

of Chester County in Deed Book N-23, page 314, granted and conveyed into the parties of the first part hereto in fee.

Together with all and singular, the buildings, improvements, woods, ways, rights, liberties, privileges, hereditaments and appurtenances, to the same belonging, or in any wise appertaining, and the reversion and reversions; remainder and remainders, rents, issues, and profits thereof, and of every part and parcel thereof: And also, all the estate, right, title, interest, property, possession, claim and demand whatsoever, both in law and equity, of the said part-ies of the first part, of, in, and to the said premises, with the appurtenances:

137.7

To have and to hold the said premises, with all and singular the appurtenances unto the said part-ies of the second part, their heirs and assigns, to the only proper use, benefit and behoof of the said part-ies of the second part, their heirs and assigns forever,

PAID TO AN THE TAX
PARTY 9/12/11
Jacob B. Hoff

And the said parties of the first part, for themselves, their heirs, executors and administrators, do by these presents, covenant, grant and agree, to and with the said part-ies of the second part, their heirs and assigns forever, that they the said parties of the first part, their heirs, all and singular the hereditaments and premises herein above described and granted, or mentioned and intended so to be, with the appurtenances, unto the said part-ies of the second part, their heirs and assigns, against them the said parties of the first part, their

heirs, and against all and every other person or persons, whomsoever lawfully claiming or to claim the same or any part thereof, by, from or under him, her, them or any of them **SHALL and WILL** by these presents **WARRANT and forever DEFEND.**

In witness whereof, the said part-ies of the first part to these presents have hereunto set their hands and seals. Dated the day and year first above written.

Signed, Sealed and Delivered }
IN THE PRESENCE OF US

James C. Jamison
Cathy E. Jamison

Arthur J. Hoopes
Elsie C. Hoopes



This Deed, made this first day of May 1968.

Between ROBERT B. KAHLER and BARBARA V. KAHLER, husband and wife, _____

(hereinafter called the "Grantors"),

of the one part, and JAMES S. PARKS, JR. and MARGARET A. J. PARKS, husband and wife _____

(hereinafter called the "Grantees"), of the other part.

Witnesseth That in consideration of Fourteen Thousand (\$14,000.00) Dollars,

in hand paid, the receipt whereof is hereby acknowledged, the said Grantors do hereby grant and convey unto the said Grantees, their heirs _____ and assigns, _____

ALL THAT CERTAIN tract of land, situate in the Township of Cain, County of Chester, Commonwealth of Pennsylvania, designated as Lot Number One of Kings Way Development. _____

BEGINNING at a point in the center line of Kings Highway, a corner of lands belonging to Ernest Pyles; thence along the center line of Kings Highway South seventy-seven degrees fifty-five minutes and thirty seconds West (S. 77-55'-30" W.) one hundred twenty feet (120.0') to a point, a corner of Lot Number Two; thence by Lot Number Two North eleven degrees and forty-seven minutes West (N. 11-47' W.) two hundred eight and eighty-four hundredths feet (208.84') to a corner of Lot Number Two and in line of Lot Number Three; thence by Lot Number Three, North eighty-three degrees and forty-eight minutes East (N. 83-48' E.) eighty-five and ninety-one hundredths feet (85.91') to a corner of Lot Number Three and in line of lands of Ernest Pyles; thence by said land South twenty-one degrees thirty-four minutes and thirty seconds East (S. 21-34'-30" E.) Two hundred two and eighty-three hundredths feet (202.83') to the first mentioned point and place of beginning. _____

CONTAINING twenty thousand nine hundred and twenty-six square feet of land, more or less. _____

BEING the same premises which Arthur J. Hoopes and Elsie C. Hoopes, his wife, by deed dated July 30, 1965 and of record in the Office for Recording of Deeds in and for Chester County, Pennsylvania, in Deed Book N-36, page 752 &c.; granted and conveyed unto Robert B. Kahler and Barbara V. Kahler, his wife, parties of the first part hereto, in fee. _____

A. J. HOOPES & WIFE

REAL ESTATE TRANSFER TAX
PAID ON \$ 14000.00

Jesse B. Gruff

Dep. Clk

Dec 16 10 AM '68

This Indenture ^{OF DEEDS} **Made the** 25th day of

November in the year of our Lord one thousand nine hundred and sixty eight (1968)

Between JAMES S. PARKS, JR. and MARGARET A. L. PARKS, his wife, _____

(hereinafter called the Grantors), of the one part, and

COMMONWEALTH LAND TITLE INSURANCE COMPANY, a Pennsylvania Corporation,

(hereinafter called the Grantee), of the other part,

Witnesseth That the said Grantors _____ for and in consideration of the sum of

Thirteen Thousand Two Hundred Forty-eight Dollars (\$13,248.00) _____ lawful money of the United States of America, unto them well and truly paid by the said Grantee, at or before the sealing and delivery hereof, the receipt whereof is hereby acknowledged, have granted, bargained and sold, released and confirmed, and by these presents do grant, bargain and

sell, release and confirm unto the said Grantee, its successors _____ and assigns, _____

ALL THAT CERTAIN tract of land, situate in the Township of Cain, County of Chester, Commonwealth of Pennsylvania, designated as Lot Number One of Kings Way Development, _____

BEGINNING at a point in the center line of Kings Highway, a corner of lands belonging to Ernest Pyles; thence along the center line of Kings Highway South Seventy-seven degrees Fifty-five minutes and Thirty seconds West One Hundred Twenty feet to a point, a corner of Lot Number Two; thence by Lot Number Two North Eleven degrees and Forty-seven minutes West Two Hundred Eight and Eighty-four One-hundredths feet to a corner of Lot Number Two and in line of Lot Number Three; thence by Lot Number Three, North Eighty-three degrees and Forty-eight minutes East Eighty-five and Ninety-one One-hundredths feet to a corner of Lot Number Three and in line of lands of Ernest Pyles; thence by said land South Twenty-one degrees Thirty-four minutes and Thirty seconds East Two Hundred Two and Eighty-three One-hundredths feet to the first mentioned point and place of beginning. _____

CONTAINING Twenty Thousand Nine Hundred and Twenty-six square feet of land, more or less. _____

BEING the same premises which Robert B. Kahler and Barbara V. Kahler, his wife, by Indenture dated the First day of May A. D. 1968 and recorded the Third day of May A. D. 1968 in Chester County in the Office for the Recording of Deeds in Deed Book

TR 147745-02

D-18 page 274 &c, granted and conveyed unto James S. Parks, Jr. and Margaret A. J. Parks, his wife, in fee. —



132.48



REAL ESTATE TRANSFER TAX,
PAID ON \$ 1324.00

Jesse B. Griff
Don Coll

Together with all and singular the improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any wise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest property, claim and demand whatsoever of them

the said Grantors, as well at law as in equity, of, in, and to the same.

To have and to hold the said lot or piece of ground, hereditaments and premises hereby granted, or mentioned, and intended so to be, with the appurtenances, unto the said Grantee, its successors and assigns, to and for the only proper use and behoof of the said Grantee, its successors and assigns forever.

And the said Grantors, for themselves, their

heirs, executors and administrators do covenant, promise and agree, to and with the said Grantee, its successors and assigns, by these presents, that they, the said Grantors, their heirs, all and singular the hereditaments and premises hereby granted or mentioned and intended so to be, with the appurtenances, unto the said Grantee, its successors and assigns, against them, the said Grantors, their

heirs, and against all and every person and persons whomsoever lawfully claiming or to claim the same or any part thereof, by, from or under him, her, them, or any of them, shall and will

No. 750-B CORPORATION DEED

MAR 6 12 08 PM '69

Printed for and Sold by John C. Clark Co., 1326 Walnut St., Phila.

This Indenture RECORDED OF DEEDS CHESTER CO. PA. Made the ^{7th}

day of January
hundred and sixty-nine (1969)

in the year of our Lord one thousand nine

Between COMMONWEALTH LAND
TITLE INSURANCE COMPANY, a Pennsylvania Corporation

(hereinafter called the Grantor), of the one part, and

JOEL ARTHUR MOORE

(hereinafter called the Grantee), of the other part,

Witnesseth,

That the said Grantor

for and in consideration of the sum of

FOURTEEN THOUSAND NINE HUNDRED DOLLARS (\$14, 900. 00)

lawful

money of the United States of America, unto it, well and truly paid by the said Grantee, at or before the sealing and delivery, hereof, the receipt whereof is hereby acknowledged, hath granted, bargained and sold, aliened, enfeoffed, released and confirmed, and by these presents doth grant, bargain and sell, alien, enfeoff, release and confirm unto the said Grantee, his heirs and assigns,

ALL THAT CERTAIN tract of land. SITUATE in the Township of Cain, County of Chester, Commonwealth of Pennsylvania, designated as Lot Number 1 of Kings Way Development.

BEGINNING at a point in the center line of Kings Highway, a corner of lands belonging to Ernest Pyles; thence along the center line of Kings Highway South Seventy-seven degrees Fifty-five minutes and Thirty seconds West One Hundred Twenty feet to a point, a corner of Lot Number 2, thence by Lot Number 2 North Eleven degrees and Forty-seven minutes West Two Hundred Eight and Eighty-four One-hundredths feet to a corner of Lot Number 2 and in line of Lot Number 3, thence by Lot Number 3, North Eighty-three degrees Forty-eight minutes East Eighty-five and Ninety-one One-hundredths feet to a corner of Lot Number 3 and in line of lands of Ernest Pyles; thence by said land South Twenty-one degrees Thirty-four minutes and Thirty seconds East Two Hundred Two and Eighty-three One-hundredths feet to the first mentioned point and place of beginning.

CONTAINING 20, 926 square feet of land, more or less,

BEING the same premises which James S. Parks Jr. and Margaret A. J. Parks, his

wife, by Indenture dated the 25th day of November, A.D. 1969, and recorded at Chester County, Penna., in the Office for the Recording of Deeds in Deed Book # 0-38 page 615 &c., granted and conveyed unto Commonwealth Land Title Insurance Company, a Pennsylvania Corporation.

Together with all and singular the Improvements, Ways, Streets, Alleys, Passages, Waters, Water-courses, Rights, Liberties, Privileges, Hereditaments and Appurtenances, whatsoever thereunto belonging, or in any wise appertaining, and the Reversions and Remainders, Rents, Issues and Profits thereof; and all the Estate, Right, Title, Interest, Property, Claim and Demand whatsoever of it, the said Grantor in law as in equity, or otherwise howsoever, of, in, and to the same and every part thereof.

To have and to hold the said lot or piece of ground

Hereditaments and Premises hereby granted, or mentioned and intended so to be, with the Appurtenances, unto the said Grantee, his heirs and Assigns, to and for the only proper use and behoof of the said Grantee, his heirs and Assigns, forever.

And the said Grantor, for itself, its successors do th by

these presents, covenant, grant and agree, to and with the said Grantee, his heirs and Assigns, that it the said Grantor, its successors all and singular the

Hereditaments and Premises herein above described and granted, or mentioned and intended so to be, with the Appurtenances, unto the said Grantee, his heirs and Assigns, against it the said Grantor, its successors and against all and every Person or Persons whomsoever lawfully claiming or to claim the same or any part thereof, by, from or under it, there or any of them, shall and will WARRANT and forever DEFEND,

In Witness Whereof the said Grantor hath caused these presents to be duly executed dated the day and year first above-written.

Sealed and Delivered
IN THE PRESENCE OF US:

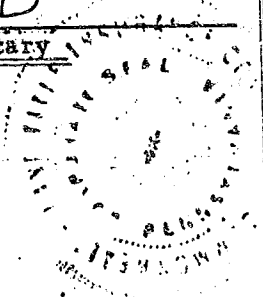
[Signature]
REAL ESTATE TRANSFER TAX
PAID ON \$ 114,909.00
Jesse B. Guff
Dep. Clk

wew
COMMONWEALTH LAND TITLE
INSURANCE COMPANY

By *[Signature]*
Vice President

Attest *[Signature]*
Secretary

R 38 660



AFFIDAVIT FILED

This Deed, made this 28th day of March 1972.

Between, JOEL ARTHUR MOORE and VERNA LEE MOORE, husband and wife, of the Township of Cain, County of Chester, Penna. (hereinafter called the "Grantors").

of the one part, and JOEL ARTHUR MOORE and VERNA LEE MOORE, husband and wife, (hereinafter called the "Grantees"), of the other part.

Witnesseth. That in consideration of one (\$1.00) Dollars, in hand paid, the receipt whereof is hereby acknowledged, the said Grantors do hereby grant and convey unto the said Grantees, their heirs and assigns as Tenants By The Entireties

ALL THAT CERTAIN tract of land, SITUATE in the Township of Cain, County of Chester, Commonwealth of Pennsylvania, designated as Lot Number 1 of Kings Way Development.

BEGINNING at a point in the center line of Kings Highway, a corner of lands belonging to Ernest Pyles; thence along the center line of Kings Highway South Seventy-seven degrees Fifty-five minutes and Thirty seconds West One Hundred Twenty feet to a point, a corner of Lot Number 2, thence by Lot Number 2 North Eleven degrees and Forty-seven minutes West Two Hundred Eight and Eighty-four One-hundredths feet to a corner of Lot Number 2 and in line of Lot Number 3, thence by Lot Number 3, North Eighty-three degrees Forty-eight minutes East Eighty-five and Ninety-one One-hundredths feet to a corner of Lot Number 3 and in line of lands of Ernest Pyles; thence by said land South Twenty-one degrees Thirty-four minutes and Thirty seconds East Two Hundred Two and Eighty-three One-hundredths feet to the first mentioned point and place of beginning.

CONTAINING 20,926 square feet of land, more or less.

BEING the same premises which the Commonwealth Land Title Insurance Company, a Pennsylvania Corporation, by its deed dated the 7th day of January, A. D. 1969 and recorded in the Office of the Recorder of Deeds in and for Chester County, Pennsylvania in Deed Book R-38, page 659 &c., granted and conveyed unto Joel Arthur Moore, one of the Grantors herein. And the said Joel Arthur Moore has since intermarried with the said Verna Lee Moore, the other Grantor herein.

3/4
CW

RETURN TO

Bill Burgoyne
FATICO 1997-2

This Indenture, Made the 22nd day of
January in the year of one thousand nine hundred and ninety seven (1997)

Between

Joel A. Moore and Verna Lee Moore

(hereinafter called the Grantors), of the one part, and

Albert L. Whitmore, III and Isabel H. Whitmore

(hereinafter called the Grantees), of the other part,

Witnesseth That the said Grantors

for and in consideration of the sum of
lawful

(\$115,000.00)

money of the United States of America, unto them well and truly paid by the said Grantees, at or before the sealing and delivery hereof, the receipt whereof is hereby acknowledged, granted, bargained and sold, released and confirmed, and by these presents do grant, bargain and sell, release and confirm unto the said Grantees, as tenants by the entirety, their heirs and assigns,

ALL THAT CERTAIN tract of land, situate in the Township of Caln, County of Chester, Commonwealth of Pennsylvania, designated as Lot Number 1 of Kings Way Development.

BEGINNING to a point in the center line of Kings Highway South seventy-seven degrees fifty-five minutes and thirty seconds West One hundred twenty feet to a point, a corner of Lot number 2; thence by Lot Number 2 North eleven degrees and forty seven minutes West two hundred Eight and Eighty-four One hundredths feet to a corner of Lot Number 2 and in line of Lot Number 3; thence by Lot Number 3, North eighty-three degrees forty-eight minutes East eighty-five and ninety-one one hundredths feet to a corner of Lot number 3 and in line of lands of Ernest Pyles; thence by said land South twenty-one degrees thirty-four minutes and thirty seconds East two hundred two and Eighty-three One-hundredths feet to the first mentioned point and place of beginning.

CONTAINING 20,026 square feet of land more or less.

BEING the same premises which Joel Arthur Moore and Verna Lee Moore, by Deed recorded 4/11/1972 in Chester County, Deed Book N-40, page 788, conveyed unto Joel Arthur Moore and Verna Lee Moore, in fee.