

00366

PHI/00366/U/D/O  
 Fairfax co., VA Land Records  
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 FHL SLC Film 0031294 item 2

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[Pg 385 bottom 1/3rd]

THIS INDENTURE made the first day of April Anno Domini one thousand seven hundred and forty eighth Between George Gregg of the county of Fairfax in the Colony of Virginia, Yeoman of the one part and James Philips of Christiana hundred in New Castle County upon Delaware, Yeoman of the other part WITNESSETH that the said George Gregg for and in consideration of five Shillings Sterling money to him in hand paid by the said James Philips the receipt whereof he doth hereby acknowledge Hath bargained and sold and by these presents doth bargain and sell unto the said James Philips all and Singular that tract or parcel of Land Situate lying and being in the County of Fairfax aforesaid on the South fork of the beaver dam branch of Goose Creek and bounded as followeth to wit: Beginning at three birch trees by the S<sup>o</sup> fork of the beaver dam branch of Goose Creek being the beginning corner of Lovele Jackson's Land and extending thence with Jackson's line North 180 poles to a Red Oak by a droin corner to the said Jackson house,

[Pg 386 top]

West 340 poles to two black oaks thence South 240 poles to two black oaks and a hiccory thence So 45<sup>o</sup> E. 80 poles to two Small Oaks near a Ledge of Rocks thence No. 84<sup>o</sup> E. 470 poles to four small Sycamores by the West side of the Beaverdam branch near Lovele Jackson's house thence with Lovele Jackson's courses up the said branch. No. 58<sup>o</sup> W. 80 poles No. 42<sup>o</sup> W. 20 poles No. 78<sup>o</sup> W. 66 poles So. 78<sup>o</sup> W. 30 poles to the first Station containing Six hundred and Sixteen acres together with all the houses, orchard, buildings and Edifices and all other appurtenances to the same belonging and the reversion and reversions Remainder and Remainders, Rents, Issues and Profits of the same To have and to hold the same with the appurtenances unto the said James Philips his Executors and Administrators from the date hereof for and during the Term of one whole year from thence next ensueing and fully to be compleat and ended. Yielding and Paying therefore the Rent of one Ear of Indian corn on or before the first day of November if the same be demanded to the intent that by virtue hereof and of the Statute for Transferring Uses into possession the said James Philips may be in the actual possession of the premises and be enabled to accept of a grant of the reversion and Inheritance thereof to him and his heirs and assigns forever. IN WITNESS whereof the said George Gregg hath hereunto set his hand and seal the day and year first above written

Sealed and Delivered in the  
 Presence of us, the above  
 mentioned five Shilling being

George GREGG (Seal)

first paid.

Samuel Harris Sam. S. Dunstan David Harris

At a Court held for Fairfax County September the 20th 1748  
& George Gregg acknowledged this Lease to James Philips to be  
his act and Deed and was admitted to record.

s/John Graham

[Pg 386 bottom 1/3rd]

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THIS INDENTURE made the second day of April A Domini one thousand seven hundred and forty eight Between George Gregg of the County of Fairfax in the colony of [Virginia], yeoman and Elizabeth his wife of the one part and James Philips of Christiana hundred in New Castle County upon Delaware, Yeoman of the other part. Whereas there is a certain tract or parcel of Land situate lying and being in the county of Fairfax aforesaid on the South fork of the Beaver Dam branch of Goose Creek and bounded as followeth viz. Beginning at three Birch trees by the So. fork of the Beaver dam branch of Goose Creek being the beginning corner of Lovele Jacksons Land and extending thence with Jackson's line north one hundred and eighty poles to a red oak by a droin corner to the said Jackson thence West three hundred and forty poles to two black oaks thence south two hundred and forty poles to two black oaks and a hickory thence So. 45° E. eighty poles to two small oaks near a ledge of rocks thence No. 84° E. four hundred and seventy poles to four small sycamores by the west side of the Beaver Dam branch near Lovelle Jacksons house thence with the said Lovelle Jacksons courses up the said branch No. 58° W. Eighty poles

[Pg 387 top]

No. 42° W. twenty poles No. 78° W sixty six poles So 78° W thirty poles to the first station containing six hundred and sixteen acres And Whereas the same was surveyed for ~~Elizabeth~~ Elizabeth Hamby the now wife of the said George Gregg and was granted to the said George Gregg his heirs and assigns forever by good sufficient patten from the proprietor of the Northern Neck in Virginia, bearing date at the said office the twenty third day of June A. Domini one thousand seven hundred and forty four and registered in the said office in Book F Folo. 176 under certain rents reservations and exceptions in the said Grant expressed as by the said patten more fully and at large appears. NOW this Indenture Witnesseth that the said George Gregg and Elizabeth his wife for and in consideration of the Sum of Sixty pounds current money of Virginia to the said George Gregg in hand paid by the said James Philips the receipt whereof the said George Gregg doth hereby acknowledge and thereof and of every part thereof doth acquit and discharge the said James Philips his heirs and assigns by these presents. HATH granted bargained sold aliened enfeoffed released and confirmed and by these presents DOTH bargain sell alien Enfeoff release and confirm unto the said James Philips in his actual possession and seizure now being by Virtue of one Indenture of Bargain and Sale thereof to him

made by the said George Gregg for the term of one year bearing date the day before the date of these presents and made between the said George Gregg of the one part and the said James Philips of the other part and by Virtue of the Statute for Transferring into possession and his heirs and assigns all and singular the said Six hundred and Sixteen acres of Land Situate bounded and being as is above set forth and described Together with all the houses barns buildings Orchards Gardens Ways Waters Water courses Woods Meadows Cripples Swamps Fishings Fowlings Hawkings Huntings Rights Liberties privileges Improvements advantages hereditaments and appurtenances with the Rents Issues and Profits of the same. To have and to hold the said six hundred and sixteen acres of Land hereditaments and premises hereby granted alienated released or confirmed or mentioned and intended to be granted and released with the appurtenances unto the said James Philips his heirs and assigns to the only proper use and behoof of him the said James Philips his heirs and assigns forever and or the yearly Quitrents due or hereafter to become due to the chief Lord of the Fee thereof and the said George Gregg and Elizabeth his wife and their heirs the said Six hundred and Sixteen Acres of Land hereditaments and premises hereby granted and released or mentioned and intended to be granted with the appurtenances unto the said James Philips his heirs and assigns against him the said George Gregg and Elizabeth his wife and their heirs and against all and every other person or persons whatsoever claiming or to claim by from or under them shall and will warrant and forever defend by these presents under the Rents Reservations and exceptions aforesaid and that free and clear and freely and clearly acquitted and discharged of and from all and all manner of former and other Gifts grants bargains Sales Leases Mortgages Indentures Dowrys Wills Entails Annuities Rents Arrearages of Rents and Incumbrances whatsoever the Quit rents and reservations before mentioned only excepted and the said George Gregg and Elizabeth his wife for themselves their heirs Executors and

[Pg 388 top]

Administrators doth covenant promise grant and agree to and with the said James Phillips [sic] his heirs and Assigns that he the said James Phillips [sic] his heirs and assigns shall and lawfully may from time to time and at all times forever heretofore freely quietly and peaceably stand hold use occupy possess and enjoy the said Six hundred and Sixteen acres of Land hereditaments and premises hereby granted and released or mentioned and intended to be granted and released with the appurtenances and receive the Rents Issues and Profits thereof under the aforementioned Rents Reservations and exceptions without the Lawful let Suit Trouble Interruption or denial of him the said George Gregg or Elizabeth his Wife or their heirs or from any other person or persons whatsoever by from or under them or any of them and that the said George Gregg and Elizabeth his wife and their heirs shall and will at any time or times hereafter upon the request and charge in

the Law of the said James Phillips [sic] his heirs or assigns  
make or execute or acknowledge or cause so to be all and  
every such further Act and Acts Deed and Deeds Device or  
Devices in the Law for the further and better assurance and  
confirmation of the said Six hundred and Sixteen acres of  
Land hereditaments and premises hereby granted and released  
or mentioned and intended to be granted and released with the  
appurtenances under the Rents reservations and exceptions  
aforesaid unto the said James Phillips [sic] his heirs and  
assigns as by him or them or his or their counsel learned in  
the Law shall be reasonably devised advised or required  
provided that the warranty exceed not what is herein  
expressed. In Witness whereof the George Gregg and Elizabeth  
his wife hath hereunto set their hands and Seals the day and  
year first above written. George Gregg (Seal)  
Sealed and delivered in the presence Elizabeth Gregg (Seal)  
of us. Samuel Harris Junr., Samuel Dunstan, David Harris

Received this Second day of April A.D. 1748 of the within  
mentioned James Philips [sic] the within mentioned Sum of  
Sixty pounds current money of Virginia, being the  
consideration for the Lands and premises within mentioned and  
Specified I say received by me. George Gregg

Witness: Samuel Harris, Jnr.  
Samuel Dunkin, David Harris

At Court held for Fairfax County September the 20th 1748  
This Deed of release from George Gregg and Elizabeth his wife  
to James Phillips [sic] together with the receipt endorsed  
were by the said George Gregg acknowledged to be his Act and  
Deed and the same were admitted to record.

John Graham