

Recorded for and at the Request of Mr John

Jacob Astor this 5<sup>th</sup> day of June 1804

This Indenture made the twentieth day of January in the Year of our Lord one thousand eight hundred and three Between Rufus King of the City of New York in the State of New York but at present residing in the City of London in the United Kingdom of Great Britain and Ireland Esquire and Mary <sup>King</sup> his wife of the first part and John Jacob Astor of the said City of New York Merchant of the second part Witnesseth that the said parties of the first part for an in consideration of the sum of twenty seven thousand and five hundred Dollars of lawful money of the United States to the said Rufus King one of the said parties of the first part in hand well and truly paid by the said party of the second part at or immediately before the Enscaling and delivery of these presents the receipt whereof is hereby acknowledged Have and each of them Hath granted bargained sold aliened enfeoffed conveyed and confirmed and by these presents do and each of them doth clearly and absolutely grant bargain sell alienenfeoff convey and confirm unto the said party of the second part (in his actual possession now being) and to his heirs and assigns forever All that certain Messuage or dwelling house and Lot of ground situate lying and being in the fourth ward of the City of New York aforesaid beginning at the Southly corner of C. C. Rosewells house on the Westly side of Broad Way and running thence South along Broad Way seventy one feet (more or less) to the lot now in possession of Aaron Burr Esquire thence westly along said Aaron Burr's line one hundred and nine feet and nine inches then northerly along the same twenty five feet then westly along the same fifty feet thence Northerly along the lot of ground belonging to Richard Harrison Esquire one hundred feet to Barclay Street thence Easterly along Barclay Street twenty five feet to C. C. Rosewells Lot thence southerly along the same fifty five feet thence Easterly along the same one hundred and thirty six feet and ten Inches to the place of beginning Together with all and singular the Edifices and buildings thereon erected and made and all yards ways passages advantages hereditaments Rights privileges and appurtenances thereunto belonging or in any wise appertaining and the Reversion and Remainder and Remainders Rents Issues and profits thereof and all the Estate Right title and title of dower or thirds and all other property possession claim and demands whatsoever by

Equity of them the said parties of the first part and each of them of in  
 to and out of the same premises and every part thereof with the appurtenances  
 and sold or intended to be with their and every of their appurtenances  
 unto the said party of the second part his heirs and assigns to the only  
 proper use benefit and behoof of the said party of the second part his heirs  
 and assigns forever And the said Rufus King one of the said parties of the  
 first part for himself his heirs Executors and administrators doth by these pre-  
 sents Covenant and agree to and with the said party of the second part his  
 heirs and assigns in manner and form following that is to say that he the  
 said Rufus King now is and stands seized of a good sure perfect and  
 indefeasible Estate of Inheritance in fee simple in severally of in and to the  
 said premises above Described and every part and parcel thereof with their  
 and every of their appurtenances without any manner of Condition proviso  
 limitation of use or uses or trust to alter change exchange determine defeat  
 or evict the same and also that the said Rufus King now has good  
 Right and lawful and absolute Authority in himself to grant bargain and  
 sell the said premises above described and every part and parcel thereof in  
 manner aforesaid and also that the said premises and every part thereof  
 with the appurtenances now are and forever hereafter shall be and remain  
 free and clear and free and clearly exonerated and discharged of and  
 from all former and other grants bargains and sales and of and from  
 all Judgments mortgages covenants agreements charges liens or in-  
 cumbrances whatsoever either in law or equity had made done suffered or  
 committed by any person or persons whomsoever prior to the day of the  
 date of these presents and also that the said party of the second part his  
 heirs and assigns shall and may at all times and forever hereafter have  
 hold occupy possess and enjoy the same premises without any let suit denial  
 disturbance or eviction of them the said parties of the first part or either of  
 them or of any person or persons lawfully claiming or to claim the same pre-  
 mises or any part thereof with the appurtenances And further that the said  
 Rufus King and his heirs at the proper Costs and Charges of the said party  
 of the second part his heirs and assigns shall and will execute and cause  
 and procure to be executed all such other and further Acts deeds and  
 assurances in the Law touching and concerning the same premises as by the  
 said party of the second part his heirs or assigns or his or their Counsel learned  
 in the law may hereafter be reasonably devised advised or required And  
 Lastly that he the said Rufus King and his heirs shall and will

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Warrant and by these presents forever defend the same premises with the  
appurtenances unto the said party of the second part his heirs and assigns  
In witness whereof the parties to these presents have hereunto interchange-  
ably set their hands and seals the day and year first above written. Rufus  
King (S.D.) Mary King (S.D.) Signed Sealed & delivered in presence of  
Jasper H. Livingston, Elyza Livingston of New York, State of New York  
on the 28<sup>th</sup> October 1803 Before me came Rufus King and Mary his  
wife, known to me to be the persons of these names described in and who  
have executed the within deed, both of whom did acknowledge that they  
had executed the same, the said Mary being by me examined privately  
and apart from her husband confessed that she had so executed the same  
freely without any fear or compulsion of her husband there being therein  
no material Erasures or Interlineations saving the word three in the first  
Line written in a Reserve which both granted acknowledging was so  
written before Execution I allow it to be Recorded Thomas Cooper  
in Chancery -

Recorded for and at the Request of M<sup>r</sup>. John Jacob  
Aston this 5<sup>th</sup> day of June 1804

This Indenture made the fifteenth day of April in the Year  
of our Lord one thousand eight hundred and three Between Peter  
Stuyvesant of the City and State of New York Gentleman and Margaret his  
wife of the first part and John Jacob Aston of the City and State aforesaid  
merchant of the second part Witnesseth that the said parties of the  
first part for and in consideration of the sum of Four thousand Two  
Hundred dollars lawful money of the United States to the parties of the  
first part in hand paid by the said party of the second part at and  
before the sealing and delivery of these presents (the receipt and pay-  
ment whereof the said parties of the first part do hereby acknowledge  
and thereof and of every part and parcel thereof do exonerate, acquit  
and discharge the said party of the second part, his heirs Executors  
Administrators and assigns, and every of every of them forever by these  
presents) they the said parties of the first part Have granted, bar-  
gained, sold, released, conveyed and confirmed and by these presents  
Do grant, bargain, sell, release, convey and confirm unto the said  
party of the second part his heirs and assigns forever All  
Set piece or parcel of Land situate lying and being in  
Ward of the City of New York, being Set Number