

18/06/2014  
ROD

Southern District Court  
Vol. 5. - Fol. 423-425

26/01/1880

Know all men by these presents that I Robert  
Carter of St. Johns in the Island of Newfoundland  
Master of Shipping Executor of the last Will and  
Testament of Sarah Carter late of St. Johns aforesaid  
Widow of the late Robert Carter deceased in Consideration  
of the sum of Four hundred and eighty Dollars to me in hand well  
and truly paid by James Carter of Ferryland in the said Island  
Sheriff of the Southern District of Newfoundland at or before the  
sealing hereof the receipt whereof I do hereby acknowledge have  
granted bargained sold aliened and released and by these  
presents Do grant bargain sell alien and release unto the said  
James Carter his Executors Administrators and Assigns one  
undivided third part or Share of and in each and every of the five  
pieces or parcels of land hereinafter described namely First  
one undivided third part or Share of and in all that piece or  
parcel of land and all buildings and erections thereon situate  
and being on the South side of Ferryland aforesaid known as  
'Down's Farm' bounded on the North East by Ferryland Harbor  
on the North West by land in the year eighteen hundred and forty  
eight of the Estate of the late William Carter on the South West by a  
public Road leading to the head and on the South East by land in the  
year eighteen hundred and forty eight ungranted as the same is  
more particularly described in a Grant thereof from the Crown to  
Elizabeth Carter dated the nineteenth day of June 1848 containing  
hundred and forty eight and numbered 723 the whole containing  
seven acres and nine perches more or less and as by reference to the  
diagram delineated on the said Grant will more fully appear  
and of and in all privileges and appurtenances to the same  
belonging or in any wise appertaining and of and in the Reversion  
issues and profits thereof and all the Estate right title and  
interest which I have in the same as such Executor or otherwise  
(the residue of the whole piece of land described in the said Grant  
being now in the possession of the said James Carter) To have and  
to hold the said undivided third part or Share of and in the said  
piece or parcel of land and premises unto the said James Carter  
his Executors Administrators and Assigns for ever. Second one  
undivided third part or Share of and in all that other piece or  
parcel of land situate and being to the South West of the main

Road leading to Ferryland Head in Ferryland aforesaid and  
 the North West side of Coleman's Lane known and distinguished  
 as "Pool Field" and containing two rods and twelve perches  
 or less the last piece of land hereby sold being more particu-  
 larly described in a Grant of the same from the Crown to Elizabeth C.  
 Eliza Woodcombe Robert Carter and James Howe Carter dated  
 the nineteenth day of June eighteen hundred and forty eight  
 numbered 727 and a diagram thereof on the said last named  
 Grant delineated and of and in all buildings and erections  
 thereon and in all ways paths passages waters privileges and  
 appurtenances to the same belonging or appertaining and of  
 and in the rents issues and profits thereof and all the estate  
 right title and interest of her the said Robert Carter Executor  
 aforesaid or otherwise it or to the same (the residue of the said  
 piece or parcel of land described in said Grant being now  
 in the possession of the said James Carter) To have and To  
 hold the said one undivided third part or share of and in the  
 last described piece or parcel of land unto the said James  
 Carter his Executors Administrators and Assigns for ever  
 Third one undivided third part or share of and in all that  
 other piece or parcel of land situate and being on the South  
 side of Ferryland on the South West side of Ferryland  
 Harbor containing two acres and thirty six perches more or  
 less Fourth one undivided third part or share of and in all  
 that other piece of land situate and being on the North East  
 side of a Public Road in Ferryland aforesaid containing forty two  
 perches more or less Fifth one undivided third part or share  
 of and in all that other piece of land separated from the last  
 above described piece of land by the public road above named  
 containing three perches more or less the said <sup>three</sup> last described  
 pieces of land being more particularly described in a Grant  
 of the same from the Crown to the said Elizabeth Carter Eliza  
 Woodcombe Robert Carter and James Howe Carter dated the  
 nineteenth day of June A D eighteen hundred and forty eight  
 numbered 728 and a diagram thereof delineated and of  
 and in all buildings and erections thereon and in all ways paths  
 passages waters privileges and appurtenances to the same  
 belonging or appertaining and of and in the rents issues and

profits thereof and all the estate right title and interest of me  
the said Robert Carter Executor as aforesaid or otherwise in  
or to the same (the residue of the said pieces or parcels of  
land described in said Grant being now in the possession of  
the said James Carter) To have and To hold the said undivided  
third parts or Shares of and in each of the said three last  
described pieces of land premises and appurtenances unto  
the said James Carter his Executors Administrators and Assigns  
for ever And the said Robert Carter Executor as aforesaid for  
himself his Executors and Administrators doth hereby Covenant  
promise and agree to and with the said James Carter his  
Executors Administrators and Assigns that he now hath in  
himself good right full power and lawful authority to grant  
bargain sell alien and release unto him and them the said  
undivided third parts or Shares of and in the said several  
pieces or parcels of land and property above described in  
manner aforesaid and that he and they will at all times  
hereafter at the request cost and charges of the said  
James Carter his Executors Administrators and Assigns  
make do and execute all other further acts deeds matters  
and things to assure to him and them the said undivided third  
parts or Shares of and in the several pieces or parcels  
of land and property above described in manner aforesaid  
In Witness whereof the said parties to these presents have hereunto  
set their hands and seals this twenty fourth day of January  
A D Eighteen hundred and eighty Robert Carter Executor of  
Will of late Sarah Carter (21), signed sealed and delivered  
in presence of Geo M Johnson Supreme Court Notary and  
St. John's Island George M. Johnson of St. John's aforesaid Barrister  
who he the oath and faith that he was present and did see Robert  
Carter the within named Grantor as Executor within named duly  
sign seal and execute the within written Deed Toll on the day of  
the date hereof. Geo M. Johnson sworn before me at St. John's  
aforesaid this 26<sup>th</sup> day of January A D 1880 & J. Wood  
Columb Proved upon the affidavit of George M. Johnson  
January 26<sup>th</sup> A D 1880 at 12 o'clock noon Before me  
S. J. Wood Columb