

## Whereas the General Court of the Commonwealth of Massachusetts

hath appointed and authorized us the Undersigned a Committee to sell and dispose of the unappropriated Lands in the Counties of York Cumberland Lincoln Hancock and Washington being the Estate of the said Commonwealth and within the same And WHEREAS the said Commonwealth by us Samuel Phillips, Leonard Jarvis, and John Read, on the first day of July in the Year of our Lord one thousand seven hundred and ninety one by certain covenants then by us made on the part of the said Commonwealth did agree to sell and convey certain of said Lands to Henry Jackson and Royal Flint or their legal Representatives upon and for the performance of certain conditions by them on their part stipulated to be performed and the said Jackson and Flint having by their Contracts agreed that William Duer and Henry Knor and their Assigns should become the Representatives of the said Jackson and Flint in the same contracts and agreement And the said Duer and Knor having by their contracts agreed that William Bingham of the city of Philadelphia and State of Pennsylvania should become their Representative in the same purchase And the Covenants made by the said Committee on the part of the said Commonwealth and by the said Jackson and Flint on their own part being given up and cancelled And the said Bingham appearing to purchase the same land

## Now know all Men by these Presents

That the said Commonwealth by Us the said SAMUEL PHILLIPS, LEONARD JARVIS and JOHN READ, the Committee of the same as aforesaid appointed and authorized thereunto as aforesaid for and in consideration of a large and valuable sum of money paid into the Treasury of the said Commonwealth by the said WILLIAM BINGHAM the receipt whereof is hereby acknowledged hath granted bargained and sold released and confirmed to the said WILLIAM BINGHAM his Heirs and Assigns forever AND BY THESE PRESENTS doth give grant bargain and sell release and confirm unto the said WILLIAM BINGHAM his Heirs and Assigns forever

Two certain Tracts or Parcels of Land in the Commonwealth of Massachusetts being Part of the Middle Division of Lottery Townships, containing one hundred & twenty eight Thousand Two hundred & forty Acres - the first of which Tracts lies in the County of Hancock & consists of the Townships, Number thirty two, thirty three & thirty four, each containing Twenty three thousand & forty Acres - the said Tract bounding Easterly on the west Line of Township Number thirty five middle Division being the dividing line of the Counties of Hancock & Washington, Southerly on Townships Number twenty eight, twenty seven & twenty six middle Division, Westerly on a line run by John Peters in the Year One thousand seven hundred & ninety one, Northerly by Townships Number thirty eight thirty nine & forty, middle Division - The second of said Tracts lies in the County of Washington & consists of Townships Number thirty five, thirty six & thirty seven, each containing Twenty three thousand & forty Acres, bounding westerly on the East line of Number thirty four before mentioned, Northerly on Townships Number forty one, forty two & forty three middle Division Easterly on Township Number twenty six of the East Division of Lottery Townships & Southerly on Townships Number thirty one thirty & twenty nine, middle Division, so as to comprehend within the said Boundaries the Quantity of One hundred & thirty eight Thousand Two hundred & forty Acres - The foregoing quantity with the several other tracts lying East of Penobscot River conveyed to the said Bingham by seven other Deeds bearing even date herewith making in the whole exclusive of the lands reserved for Public Lots and for the Proprietors in the Land Lottery One Million of Acres

Reserving to the Adventurers in the Land Lottery their Heirs and Assigns the Lots which they severally drew and to which they are entitled by virtue of an Act of the said Commonwealth passed on the fourteenth day of November in the year of our Lord one thousand seven hundred and eighty-six amounting in the whole to nine thousand ~~two hundred & eighty~~ acres according to a return thereof attested by RUFUS PUTNAM and deposited in the Office of the Secretary of the said Commonwealth referring also four Lots of three hundred and twenty acres each in every Township or Tract of six miles square for the following purposes to wit One for the first settled Minister one for the use of the Ministry one for the use of Schools and one for the future appropriation of the General Court Said lots to average in goodness and situation with the other lots of the respective Townships And also reserving to each of the settlers who settled on the premises before the first day of July one thousand seven hundred and ninety one his Heirs and Assigns forever one hundred acres of Land to be laid out in one lot so as to include such improvements of the said settlers as were made previous to the said first day of July one thousand seven hundred and ninety one and be least injurious to the adjoining Lands And each of the said settlers who settled before the first day of January one thousand seven hundred and eighty four upon paying to the said WILLIAM BINGHAM his Heirs or Assigns five Spanish milled Dollars And every other of said settlers upon paying to the said WILLIAM BINGHAM his Heirs or Assigns a Deed of one hundred acres of the said Land laid out as aforesaid to hold the same in fee The said Deeds to be given in two years from the date hereof provided the settlers shall make payment as aforesaid within that period

TO HAVE AND TO HOLD the same with all and singular the privileges appurtenances and immunities thereof to him the said WILLIAM BINGHAM his Heirs and Assigns forever to his and their only use and benefit And the said Commonwealth doth hereby grant and agree to and with the said WILLIAM BINGHAM his Heirs and Assigns that the foregoing Premises are free of every Incumbrance saving always the reservations herein before expressed and that the same shall be warranted and defended by the said Commonwealth to him the said WILLIAM BINGHAM his Heirs and Assigns forever saving always the reservations aforesaid with the immunity of being free from State Taxes until the first day of July in the year of our Lord one thousand eight hundred and one conformably to a Resolution of the General Court of the said Commonwealth of the twenty-sixth day of March one thousand seven hundred and eighty-eight for that purpose made and provided

## In Testimony

of all which We the said SAMUEL PHILLIPS, LEONARD JARVIS and JOHN READ the Committee aforesaid have hereunto set our Hands and Seals the twenty eighth Day of January in the Year of our Lord one thousand seven hundred and ninety three

Signed Sealed and Delivered }  
in the Presence of

James Sullivan  
David Cobb

Signed Samuel Phillips (S)

Leonard Jarvis (S)

John Read (S)



916  
Copy of Deed No 6 to William  
Bingham (Recorded Deed)  
Executed Jan 28. 1793  
Recorded Page 214 - Vol 2

Boston January 28<sup>th</sup> 1793

"The within Deed is delivered into the hands of Oliver Wendell, Nathaniel Appleton & John Coffin Jones, as an Escrow to be delivered by them or any <sup>two</sup> of them, or the survivor of any two of them, to William Bingham his heirs or certain Attorney, upon his or their producing a Certificate from the Treasurer of the Commonwealth that one hundred & seventy six Settlers were placed on the two Millions of Acres of land (sold by the Commonwealth to the said William Bingham) on or before the first Day of July one thousand seven hundred & ninety eight, & that one hundred & thirty six Settlers were placed on said land before the first Day of July one thousand seven hundred & ninety nine, conformably to certain Articles of Agreement, made July the first, one thousand seven hundred & ninety one, between Samuel Phillips Leonard Jarvis & John Read a Committee for the Sale of Eastern Land of the one part, & Henry Jackson & Royal Flint of the other part, - or that a Deposit has been made to secure such settlement, in conformity to the said Articles. Provided the Deed be delivered this Day to the said Wendell, Appleton & Jones shall have been previously taken up. The above is a true copy of the writing on the cover of the Deed, whereof the within written is a Copy, which writing expresses the Conditions on which the said Deed is to be delivered.

~~Oliver Wendell~~  
Nathl Appleton  
~~John Coffin Jones~~

Recorded in Records of  
Massachusetts Deeds  
Vol. 6. Pages 216 & 24

We the Subscribers do hereby acknowledge that we have this Day received a Deed or Instrument of which the within is a true copy, to be by us applied & delivered at the time & for the purpose mentioned & described on the cover that incloses the same -

Witness our hands at Boston the twenty eighth Day of January in the Year one thousand seven hundred & ninety three - The said Deed being acknowledged before & certified by James Sullivan -

~~Oliver Wendell~~  
Nathl Appleton  
~~John Coffin Jones~~