

**Deed, DE, New Castle, Bryans and ROBERT MCMURPHY 1771**

THIS INDENTURE made the 21st day of May and the 11th year of the reign of our Sovereign Lord George the third by the grace of God of Great Britain, France and Ireland, King defender of the faith & c., and in the year of Our Lord 1721.

Between **CHARLES BRYAN** and **NATHANIEL BRYAN** both of saint George's hundred in the county of New Castle upon Delaware, Yeoman, of the one part and **ROBERT MCMURPHY** of Appoquinimink hundred in the said County of New Castle, Yeoman, of the other part.

WITNESSETH THAT the said **CHARLES BRYAN** and **NATHANIEL BRYAN** for and in consideration of the sum of £1,100 current and lawful money of the government of the counties of New Castle, Kent, and Sussex upon Delaware them in hand paid by the said **ROBERT MCMURPHY**, at and before the sealing and delivery of these presents, the receipt whereof they do hereby acknowledge and thereof by these presents do a quit and discharge the said **ROBERT MCMURPHY** his executors and administrators have given, granted, aliened, bargained, sold, released, enfeoffed and confirmed and by these presents do give, grant, alien, bargain, sell, release, enfeoff and confirm unto the said **ROBERT MCMURPHY**, his heirs and assigns forever, all that plantation or tract of land called Exeter situated and being on the west side of Delaware River and on the north side of Drawer's Creek in St George's hundred and the county of New Castle aforesaid.

Beginning had a corner Red Oak standing at the head of a small branch; from thence N NW by a line of marked trees 222 perches to a corner marked Hickory standing in the line of **JAMES SMOTHERS**; from thence NW by the **SMOTHERS'** line of marked trees 38 perches to a corner marked White Oak of the said **SMOTHERS**; thence SW by a line of marked trees 100 purchase to a corner Mart Oak; from thence W and by N by a line of marked trees 90 perches to a corner marked Hickory standing by the side of a marsh; thence SW and by W 16 perches to a corner marked Spanish Oak standing at the head of a Bogg Branch; thence down the said branch on the several courses to a corner marked Oak standing at the mouth of a small branch by the main branch of Drawer Creek; from thence NE by a line of marked trees 70 perches to the first mentioned Red Oak.

Containing Within These bounds 256 Acres be the same more or less.

And also a small tract or parcel of land adjoining the above-described plantation called Exeter situated in the hundred and County of New Castle aforesaid.

Beginning at a corner Red Oak of the land before described; running thence by land of **THOMAS NIXON** N 38 degrees E 48 perches to a stone near a marked Black Oak; thence by land of **JOHN VANCE** North 38½ degrees E 27½ perches to a corner of **WILLIAM WHITTET's** land near a marked Hickory; thence by the said **WILLIAM WHITTET's** land N 49 degrees 30 minutes W 105 perches and a half to a small Black Oak sapling by the root of an old corner White Oak standing by land late of **JOHN LANDS**, deceased, N 48 degrees W 61 perches; thence by land family have **JOHN THOMAS'** S 25 degrees E 180 perches to the place of beginning.

Containing 36¼ acres be the same more or less.

TOGETHER ALSO with all and singular the messuages, barns, stables, orchards, gardens, meadows, woods, ways, waters, water courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever, to the same two tracts of

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land belonging or in any wise appertaining and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof and also all the estate, right, title, interest, use, possession, property, claim and demand whatsoever of them the said **CHARLES BRYAN** and **NATHANIEL BRYAN** of, in, to, or out of the premises or any part or parcel there.

TO HAVE AND TO HOLD the said two tracts of land in the whole 290<sup>1</sup>/<sub>4</sub> of an acre, be the same more or less, and all and singular other the premises hereby granted, bargained, and sold or intended to be hereby granted, bargained, and sold with their and every of their rights, members, appurtenances, thereunto belonging or in anywise appertaining to the said **ROBERT MCMURPHY** his heirs and assigns to the only proper use and behoof of the same said **ROBERT MCMURPHY** his heirs and assigns forever of the Chief Lord or Lords of the fee of whom the same premises are holden by the rents and services therefore do and of right accustomed.

AND THE SAID **CHARLES BRYAN** and **NATHANIEL BRYAN** to hear by jointly and severally severally covenant and grant for themselves and their heirs that they, the said **CHARLES BRYAN** and the **NATHANIEL BRYAN**, the said two tracts of land, plantation and premises hereby granted or mentioned to be granted and every part and parcel thereof, with all and singular there and every of their rights, members, and appurtenances unto the said **ROBERT MCMURPHY** and his heirs and assigns and against them the said **CHARLES BRYAN** and **NATHANIEL BRYAN** and their heirs and against all and every other person or persons whatsoever lawfully claiming or to claim the same by and from or under any other person or persons whatsoever shall and will warrant and forever defend by these presents. And further that they the said **CHARLES BRYAN** and **NATHANIEL BRYAN** and their heirs and all and every other person and persons whatsoever having any estate or interest in the premises by, from, or under them or either of them shall and will at all times hereafter upon the reasonable request and at the proper cost and charges in law of the said **ROBERT MCMURPHY** his heirs and assigns do make, execute and acknowledge all and every other reasonable act and acts devices and assurances in the law whatsoever for the further better and more perfect assuring and confirming the premises hereby granted with the appurtenances unto the said **ROBERT MCMURPHY** his heirs and assigns according to the true intent and meaning of these presents.

In testimony whereof the said parties to these presents have interchangeably set their hands and seal the day and year first above written.

**CHARLES BRYAN** {seal}  
**NATHANIEL BRYAN** {seal}

Sealed and delivered in the presence of

**W. BEBBER**  
**JOSEPH BOUCHELLE**  
**THOMAS MCKEAN**  
**JOSEPH BORDEN**

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Witness to the execution hereof by **NATHANIEL BRYAN**

Received this 21st day of May in the year of Our Lord 1771 from **ROBERT MCMURPHY** the sum of £1,100 lawful money of America in the full of the consideration mentioned for the absolute purchase of the two tracts of land Plantation and premises in the above conveyance mentioned.

Witness present

**THOMAS MCREAN**  
**JOSEPH BORDEN**  
**NATHANIEL BRYAN**

New Castle County

Acknowledged in open Court of Common Pleas held at New Castle for the county of New Castle in May term 1771 and testimony whereof I have hereunto affixed the Seal of the said Court.

**THEODORE MAURICE**, prothonotary

Recorded September 5th 1771

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