

Victoria, by the Grace of GOD, of the United Kingdom of Great Britain and Ireland, Queen, Defender of the Faith.

sgd. *W. B. [unclear]*
Larr

To all to whom these Presents shall come, Greeting

Know Ye, that We, of our Special Grace, Certain Knowledge, and MERE Motion, have given and granted, and by these presents do, for US, our Heirs, and Successors, GIVE and GRANT unto *William Devereux* *Michael Devereux of Ferryland* in our Island of Newfoundland *Three* All that Piece and Parcel of Land situate and being *On the north side*

of Ferryland aforesaid, adjacent and bounded as follows, that is to say, by a line at a point being the South West angle of the land herein described, running thence by James Culletons land North thirty three degrees East four chains and thirty links and seventy five degrees East four chains and forty seven links more or less, thence by L. W. Stevens land South thirteen degrees and five chains more or less, and thence by Farrells land North sixty three degrees and six chains more or less to the
Commencement.

L. S.

W. P. Morris
H. B. A. Esq. Atty. Genl.

And being of the dimensions specified in the diagram delineated on the other side hereof, and containing *two acres*

one Rod and thirty three perches more or less
with the appurtenances, except and reserved, nevertheless, out of this present Grant, to **Us**, Our Heirs and Successors, all Gold and Silver and all Coals and other Minerals, in or under the said Piece or Parcel of Land. To Have and to Hold (except as before excepted) unto the said

William Devereux and Michael Devereux their heirs and assigns under terms and conditions of sections of the Crown Lands Act 1884, as follows: Every such Grant shall be upon the condition, that the grantee shall, within five years from the date of the Grant, cause to be cleared and cultivated ten acres for every one hundred acres comprised in the Grant and in the same proportion for any less quantity. They the said William and Michael Devereux

paying unto **Us**, as the price and consideration of the said Land, the Sum of *One* Dollars *—* Cents, at the time of the enrolling and delivery hereof.

Provided always, and this present Grant is upon the further condition, that the said Lands shall be holden upon, under, and subject to such regulations as are now in force, or which may at any time hereafter be made by Law, for the improvement and cultivation of Lands within Our said Island, and subject to all such Regulations as are now in force, or which may at any time hereafter be made by Law, for making Roads, Sewers, Drains, Canals, Bridges, or other Public Works or Improvements, within Our said Island, or any part thereof, and for subjecting any Lands therein situate, or the owners and occupiers of such Lands, to rates and assessments, or other duties or services, for the purposes aforesaid, or for any of them; And that the said

William Devereux and Michael Devereux

Heirs and Assigns, shall, at all times, peaceably quit and deliver up possession to **Us**, Our Heirs and Successors, of all such parts of the Land aforesaid as may be required for the purposes aforesaid, or any of them, upon receiving such compensation (if any) as by any Law now in force, or hereafter to be made, in that respect, may be provided. And it is further provided that in case the said

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Heirs and Assigns shall make default in the performance of any of the provisions or conditions herein contained, then this Grant shall be null and void and the land hereby *granted* shall revert to **Us**, Our Heirs and Successors.

Given under the Great Seal of Our aforesaid Island of Newfoundland, at St. John's, in Our said Island, this *twenty ninth* day of *August* in the Year of Our Lord One Thousand Eight Hundred and *Eighty ninth* and in the *fifty fourth* Year of Our Reign.

Witness Our trusty and well-beloved *Lieutenant Colonel Sir James A. Brien Knight Commander of the Most Distinguished Order of St. Michael and Saint George, Governor and Commander in Chief* in and over Our said Island of Newfoundland and its Dependencies.

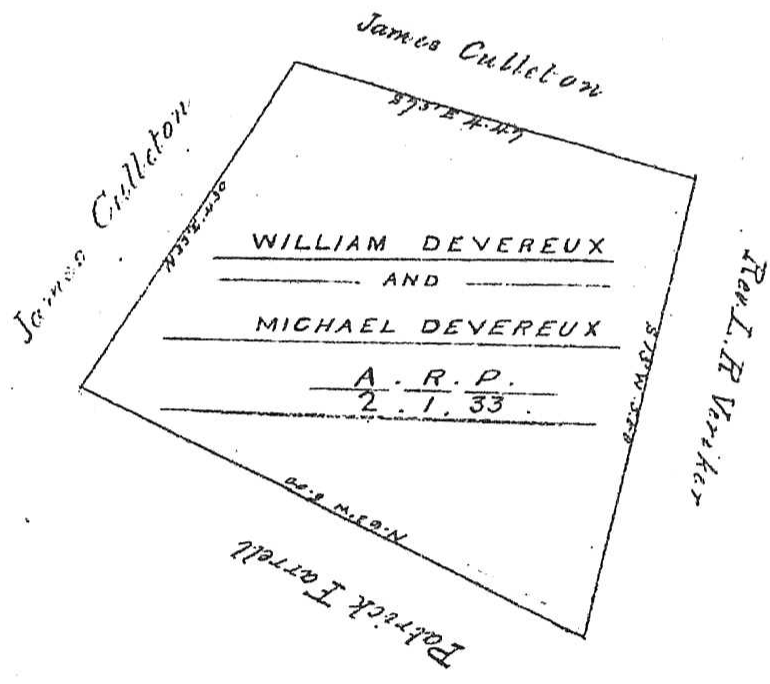
By HIS EXCELLENCY'S COMMAND.

Sgd. C. H. Adams
Pro. Colonial Secretary.

Received, the Day and Year above written, from the within named Grantee, the Sum of *One Dollar* amount of Consideration Money of the Land herein granted.

\$ 1.00

H. M. Surveyor General.



Scale two chains to an inch