

~~Howley B Rogers~~

~~April 17 - 1948~~

~~James Town - N.Y.~~

~~Chautauque County Historical Society~~

TRIAL CLAIMS
to
WESTERN NEW YORK

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THE MASSACHUSETTS PRE-EMPTION.

Land settlement in Western New York, often referred to in history as the Genesee County, began about 1790. Before the Revolution the powerful Iroquois Confederacy had prevented settlement by either the French or the English in much of what is now New York State. England, to preserve peace with the Iroquois, had recognized a "Property Line" which restricted the Province of New York to little more than the Hudson Valley.

Altho the Iroquois were on the losing side in the war, the newly formed government of the United States recognized the Indian title to the land, and provided that it could only be acquired by treaty made under Federal and State supervision. However the Iroquois were weakened by the war, the former English colonies had need for expansion, and soon the Indian lands were taken over, and the Indians confined to small reservations or moved on to Canada.

Settlement, however, awaited the establishment of State boundaries, as well as the Indian treaties. Both Massachusetts and New York laid claim to much of what is now New York State. The claims arose from conflicting colonial charters, and were settled by Federal action. In Hartford, Conn. Dec. 16, 1786, "commissioners appointed by the parties" agreed as to these conflicting claims, that the State of New York should have sovereignty, and that the State of Massachusetts be given the pre-emption title, or right of first purchase from the Indians, to some six million acres of land comprising the entire western end of New York State, except for a mile strip along the Niagara River to be held by the State of New York. This area, the "Massachusetts Pre-emption," was to begin at a pre-emption line to run south to north across the State, from a point on the border 82 miles from its departure from the Delaware River. This point is now at the line between Steuben and Chemung Counties. The award also included the "Boston Ten Townships" in present Broome and Tioga Counties.

The claims of two other States were also concerned with the boundaries of New York. Pennsylvania desired, and was awarded, a frontage on Lake Erie as a port of entry. The Pennsylvania triangle might otherwise have been part of New York. Connecticut, whose northern boundary was supposed to be on the same parallel as the southern boundary of New York, 42° , had given up claim to land awarded to Pennsylvania. It was found that the New York-Pennsylvania boundary was $2\frac{1}{3}$ miles south of 42° , and this strip, 220 miles

long, Connecticut laid claim to. That State gave the title to Jeremiah Halsey and Edward Ward who formed the Connecticut Land Company. The area was called the "Connecticut Gore." The Land Company is said to have been offered \$300,000.00 for it. Suit was brought against the State of New York, but the claim was finally disallowed through the agency of the Federal Government.

The Massachusetts Pre-emption in its entirety was purchased from Massachusetts by Phelps and Gorham, who secured the Indian title to about two million acres next to the pre-emption line and were then obliged to let the balance revert to Massachusetts. Their tract became known as the Phelps and Gorham Purchase. The rest of the Pre-emption was purchased by Robert Morris who kept for himself a twelve mile strip next to Phelps and Gorham, and sold the rest to the Holland Land Company. Morris' strip became known as the Morris Reserve, and the western tract as the Holland Purchase. Morris was to secure the Indian title to both the Reserve and the Holland Purchase.

The proprietors of these large tracts were mainly groups of individual or corporate investors, sometimes acting individually, but often as associates. Little effort will be made here to identify the holdings of individuals or separate companies within the proprietary groups. Of the men who were prominent in the purchase and re-sale of the tracts, the names of many are preserved in place names in the Pre-emption, such as Phelps, Gorham, Pulteney, Hornby, Williamson, Leicester, Rochester, Cameron, Troop, Morris, LeRoy, Cazenovia, Busti, Ellicott, Otto, Evans and others. The names of the Dutch proprietors were given to streets in Buffalo but evidently such names as Von Staphorst and Vollenhoven proved too alien. New Amsterdam did not survive as a name for Buffalo, and Batavia remains the only important place name imported by the Holland Land Company Dutch.

The sale of such large tracts to private interests for colonization was part of the general practice of the times. It was much later that the Government sold land directly to settlers, or gave it to them as a reward for bringing it into use. However the large proprietors in general failed to make large profits. The Indian treaties and the surveys added to the first cost, and the hoped for quick sales by the township had to be abandoned for the more expensive retail sale to individual settlers.

Treaties were made at meetings lasting for days, with speech making through interpreters and presents and entertainment for the Indians, all at the expense of the purchaser. When an agreement was made, there was usually a down payment and an annual payment to be made "forever." The proprietors

also found it necessary to deal with the Lessee Companies," two groups who had secured a long term lease on the Indian lands. This was a circumvention of the treaty requirements of Government, but had to be reckoned with. The Lessees played a part in the politics of the time and once threatened a division of the State of New York.

As to the surveys, the boundaries of the large tracts had to be established and after that the land was laid out, in general, in townships six miles square. The townships were numbered south to north in ranges numbered east to west, separately in each tract, particularly the Phelps-Gorham and Holland Purchases. Townships were divided into lots, usually three quarters of a mile square, and these into farms. Counties and towns as they now exist were erected gradually at later dates but for topographic or other reasons the present town lines do not always coincide with the township lines of the original surveys. County lines bear little relation to the lines of the three great tracts, and Wayne and Yates include some land not in the Pre-emption. Ontario County once included all the Pre-emption and later Genesee included the Morris Reserve and the Holland Purchase.

As to the sale of land at retail, early prices were often a dollar and a quarter an acre, cash, more on credit. The highest average price in later years probably did not exceed five dollars. Contracts or "articles" covered purchase on a four to six year basis. Seven percent interest was charged, and at the end of a contract period, renewal was sometimes made with reduction of capital and interest charges. Settlers without money for a down payment were in some cases assigned land on a "book entry," with a contract later if the settler succeeded in establishing himself. Farms in older parts were sometimes taken in exchange for wild lands. Returns from retail sales were secured slowly and at considerable expense.

Although the proprietors were in general lenient, there was much trouble between proprietor and settler. This was due in part to the proprietors of some tracts being aliens. Toward the end of the colonization period, near riots occurred in Steuben and Genesee Counties, and in Chautauqua settlers demolished the land office at Mayville except for an old stone vault still standing. The "Dutch Hill War" in Cattaraugus was an aftermath of the land company days.

The larger proprietors, in varying degree, helped to build roads, churches and schoolhouses, and encouraged building of the Erie Canal. The years of most active settlement covered the period from 1800 to 1830, although the affairs of the land companies were not settled until much later. Most of the settlers came from eastern New York and New England, some from Pennsylvania, and but few from the older countries of Europe direct.

THE PHELPS AND GORHAM PURCHASE

The dispute between New York and Massachusetts having been settled, a number of persons mainly from Massachusetts made offers to that State, and in 1788 purchased all the land in the Pre-emption, subject to securing the Indian title. They agreed to pay a million dollars in the public paper of Massachusetts, then selling at an 80% discount. The group was headed by Oliver Leicester Phelps and Nathaniel Gorham. Phelps, a veteran of quartermaster service in the Revolution, was the active head. Gorham was a wealthy merchant of Boston.

After the purchase, Phelps set out at once for Western New York. He had arranged for Col. Hugh Maxwell to survey the pre-emption line, and for William Walker to act as local agent, with a land office at Canandaigua. Gen. Israel Chapin and Gideon Granger were early associates. Phelps' first activity was to make a treaty with the Senecas whose lands alone of the Iroquois were now left. After some difficulty he met them at Buffalo Creek and arranged to purchase title to about two million acres, a strip next to the pre-emption line, extending from the Pennsylvania border to Lake Ontario. The western line of this tract ran straight north from the Pennsylvania border to the confluence of the Canaseraga Creek and Genesee River, thence northeastwardly along the River to a point beyond Avon, then twelve miles straight west. From there it was to run to Lake Ontario, staying twelve miles from the River. In the mistaken idea that the River ran straight north, the line was at first so run, and later changed to a northeasterly direction. The area between the two lines became known as the Triangle, and was later a part of the Morris Reserve. The Senecas had not intended to give up land west of the River, but did so on the plea that it was needed for a mill site at the falls of the Genesee, now Rochester. The Senecas thought that the "Mill Site Tract" proved surprisingly large for the purpose.

The sale of land proceeded from the office at Canandaigua, both at wholesale and retail. The wholesales were mostly to associates at about cost prices. Then in 1789 Phelps and Gorham encountered financial difficulties. The public paper of Massachusetts had been guaranteed by the Federal Government and gone to par, making it impossible for Phelps and Gorham to make payment as promised. As a result, the Indian lands west of Phelps and Gorham reverted to the State of Massachusetts, and a million acres within the Phelps and Gorham Purchase were sold to a group of English capitalists known as the London Associates, or, more commonly the Pulteney Estate. The latter sale had been arranged by Robert Morris.

This change did not end Phelps' activities however. He continued to handle his own business from Canandaigua until his death in 1809. Besides his interest in the original purchase he was later interested in some of the Holland Company's land, and also larger speculative enterprises such as the Georgia Land Co. His standing is indicated by his being a Member of Congress. Like many others he was at one time wealthy but suffered reverses. Eventually the State of Connecticut acquired some of his holdings as an investment of school funds. After his death Gideon Granger and Jesse Hawley settled his estate, and reported that no one who had bought land of him suffered loss of money or title.

When the Pulteney sale was made, Robert Morris had arranged for completion of the survey of their lands. This included a resurvey of the pre-emption line, which had been in doubt as to being run as intended. It developed that the line veered off to the west soon after leaving the Pennsylvania border. A true north and south line was now run, and the two lines are known as the old and new pre-emption lines. They can be traced in part in the town lines of today. The area between the two lines was called the "Gore," and contained 84,000 acres. Both Geneva and Sodus are located in the Gore.

The pre-emption line was not run correctly at first, it was claimed, due to the influence of the owners of the 16,000 acre Reed and Ryckman Patent, who were connected with the Lesees. The State had given title to this and other properties on the west side of Seneca Lake, believing them not to be in the Pre-emption, and the old pre-emption line kept to the west of them. The other properties included some Military Grants, and the property of Jemima Wilkinson, the "Universal Friend," head of a religious colony that had made settlement before the arrival of Phelps and Gorham. This property included parts of the present towns of Milo and Starkey, and later the town of Jerusalem. Evidently this title was not in dispute, but the other grants or patents were relocated on land not within the Pre-emption.

The owners of the Pulteney Estate were Sir William Pulteney, John Hornby and Patrick Colquhoun. Their manager was Chas. Williamson. A Scotchman by birth, as a Captain in the British Army he had been a prisoner in Boston during the entire war. Returning now to this country, he became a citizen, and had an important part in the affairs of this State, including that of Assemblyman.

Williamson's policy was to build roads and town sites and improve navigation in an effort to bring in settlers. He built stores, saw mills and hotels. In this respect,

his policy was different from other colonizers. Considering the southern part of the Estate to depend on Baltimore and other markets to the south, he founded Bath as a shipping point by water, and planned to improve the river. He spent money for a road in Pennsylvania, giving access to the Estate, and maintained a mail route over it. Arkport also was made use of as a shipping point for produce of the tract. Many settlers came in from Pennsylvania due to his efforts.

In the northern part of the Estate, he sought to use the Canadian market, and built Sodus as a port, and also established Lyons and built up Geneva. At Williamsburg, now Groveland, Williamson promoted races, a fair, and a model farm. Here he and the English Associates brought in a colony of Germans who were poorly chosen, and made trouble, moving on later to Canada. At Caledonia he located a colony of Scotch that has been highly successful. The enterprises at Williamsburg were given up, 12,000 acres there, and the hundred acre tract at the falls of the Genesee being sold to Col. Wm. Fitzhugh, Col. Nathaniel Rochester, and Maj. Chas. Carroll. Williamson's policy of spending to attract settlers required so great an outlay of funds that he was recalled, and ended his days in Scotland. Among those in charge of the interests of the Estate after Williamson were Col. Troop, Charles Cameron, John Johnstone and John Grieg. Apparently the Pulteney interest was divided from the others during this latter period.

Also operating within the Phelps-Gorham area, and interested in lands of both Phelps-Gorham and the Pulteney Estate. They sold as owners or agents much of the land in the present counties of Monroe and Livingston. They were from the early days, and still continue to be, large land owners in the County of Livingston.

were the Hadsworths

THE MORRIS RESERVE.

Robert Morris, the financier of the Revolution, purchased from the State of Massachusetts the land which Phelps and Gorham had to relinquish, including the entire end of the State west of Phelps-Gorham except for the mile strip along the Niagara River. Morris divided the area into five tracts of about 800,000 acres each. No. 1, next to Phelps-Gorham, he attempted to hold for an increase in land values and it became known as the Morris Reserve. Tracts 4 and 5, the most westerly, were contracted to Cazenove, the agent in America for the Holland Land Co., on December 13, 1792. Tracts 2 and 3 were sold by Morris Jr., then in Europe, direct to the Holland Land Co. on Dec. 28, 1792. These four tracts comprise the Holland Purchase.

Morris was to deal with the Senecas to secure title to both the Reserve and the Holland Purchase, but because of the unsettled state of Indian affairs he was greatly delayed. Not until after Wayne's victory over the western Indians in 1795 was he able to meet them for a treaty, finally held at Big Tree, near Geneseo, in 1797. At that time the title to all the area was secured, except for a number of Indian reservations, the size and general location of which were then agreed on. Several of the reservations have been done away with since that time while several are still in existence.

Meanwhile Morris was having financial difficulties. The Holland Land Company, to protect their own interests, made loans to Morris to keep him from debtor's prison, and were obliged to finance the treaty and have their own agents take active part in it, contrary to Government requirements. Morris' financial difficulties also led him to delay giving title to the Holland Company. In the agreement as to the two most western tracts, it was provided that, under certain conditions, a payment made to Morris by the Holland Land Co. could be considered a mortgage in their favor. Morris attempted to invoke this clause for himself and retain the title. Others of Morris' creditors, learning of this and of certain steps in proving title which had been neglected, secured judgments against him in an effort to secure some of the land. Parts of the Morris Reserve became involved, and a complicated legal battle followed. The Holland Land Co. was represented by Alexander Hamilton, David Ogden and others, while Aaron Burr was among opposing counsel.

The controversy was resolved by the courts in favor of the Holland Land Co. who were thus able to retain their title. As to the Morris Reserve, title was assured to the purchasers of certain tracts previously sold, and the balance of the Reserve apportioned to his "honorary creditors." Hamilton, Ogden and Thomas Cooper were to inspect the various deeds, and assure full acreage at the expense of the "honorary creditors". These legal difficulties being disposed of

and the Indian title secured, Joseph Ellicott, assisted by Adam Hoops, began the survey of the Holland Purchase and parts of the Morris Reserve. The survey included the Indian Reservations, located in both of the tracts.

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THE HOLLAND PURCHASE

The Holland Purchase of three million acres, largest of the three great tracts in the Pre-emption, includes all that end of the State from the vicinity of Batavia west, except the mile strip along the Niagara River held by the State of New York. It was held in part by the Dutch bankers individually, in part by certain of them acting together. They had speculated in moneys of the new Governments of the United States and some of the States, and had their own representative, Theophilus Cazenove, in Philadelphia, seat of the national Government. During the fever of land speculation following the Revolution, Cazenove induced the Dutch Bankers to invest heavily in wild land. They were able to pay for it outright, instead of depending on re-sale to get the purchase money. However, they hoped for a quick turnover that did not materialize, and were many years in liquidating. Cazenove was recalled before settlement began, and was succeeded by Paul Busti, an Italian, who managed affairs during most active settlement. His successor, John J. Vanderkemp, wound up the affairs of the Company in America.

Records of the Holland Land Company's activities are preserved in several places, notably in Amsterdam, where they were studied by Evans, and at the Buffalo Historical Society. The Society has learned that the records in Amsterdam are still intact after World War II. The holdings of the Holland Land Company in America included, in addition to the Holland Purchase of Western New York, two tracts of around a hundred thousand acres each in central New York, a million and a half acres in Pennsylvania, and a thousand shares of the Pennsylvania Population Company, representing seven hundred thousand acres. The smaller areas in central New York were moderately successful. Jan Linklaen was in charge at Cazenovia, and Gerrit Boon at Oldenbarnevelt, now Trenton. The Company bought the site of Utica to develop a port for shipping the produce of the areas by water. The Pennsylvania venture lost money due to difficulties of locating lands and securing title under the laws of that State.

In Western New York the survey, begun by Ellicott in 1798, required two seasons to reach a stage where land sales could begin. Ellicott had contracted for supplies to be sent in via the Mohawk River to a depot near Stafford. He entered the woods in the spring of 1799 with a party of 130 men to begin running the eastern boundary of the Holland Purchase, called a "transit meridian." The most advanced surveying instruments of the time were used, and for this important line a forty foot strip of forest had to be cleared to per-

mit astronomical observations. Ellicott declared afterwards that the line had been run "with all human accuracy, with the result that it would not vary three feet from truth itself." He had "adopted" his own standard foot as a unit of measurement, and had metal rulers made to attach to each field notebook. Stone markers were set up every mile. Intended to run straight north from the Pennsylvania border, the line was made to jog westward in what is now the town of Stafford, in order to protect the acreage of the "Connecticut", a tract within the Morris Reserve.

This eastern transit meridian gave its name to the Transit Bridge over the Genesee in Allegany County. Another transit meridian, separating tracts two and three from tracts four and five passed near the present locations of Salamanca and Lockport, and gave its name to the Transit Road. This line and others created sub-divisions of the Holland Purchase, some of which were used as the basis for "negotiations," that is, the sale of shares to the Dutch public. The survey resulted in fifteen ranges of townships, the ranges numbered east to west, the townships south to north in each range. Because of the distances involved, the ranges could not all be six miles wide as planned. Between the two principal meridians, ranges 1, 2, 5, and 6 were six miles wide and ranges three and four, four miles, total 32 miles. Between the western meridian and the state line to the west ranges eight to fifteen inclusive were six miles wide, range seven slightly less than six, and a "ribbon" called the Willink strip or ribbon, a mile wide, between ranges 6 and 7.

During this preliminary period the Dutch were busy at Albany trying to secure legislation permitting aliens to acquire and hold land, their holdings so far being in the name of trustees. In this attempt they were aided by the English Pulteney Estate owners and others who desired to find a European market for land. Among the latter was Aaron Burr, who had contracted to buy 100,000 acres of the Holland Land Company. As it turned out Burr was never able to take over this land, but he was a member of the legislature and helped in securing passage of a bill.

The act which was passed after several attempts provided that for a period of three years aliens might acquire land and hold it thereafter, but could not sell it to aliens or lease it. As, after these three years, they could not re-acquire land which had left their possession, they gave title only in full payment. As land ownership was necessary to vote, it was found desirable to modify the law, which was accomplished in 1819, giving more settlers the franchise.

After the two seasons required for the survey, the sale of lands on the Purchase was begun in 1800. The Company first considered the selection of an agent, and in this connection plans for management of the enterprise were submitted by Charles Williamson of the Pulteney Estate, Thomas Morris, a son of Robert Morris, James Wadsworth and Ellicott, Linklaen and Boon, who were in the employ of the Company, Ellicott being chosen. Busti had succeeded to the general agency in Philadelphia and he and Ellicott under him administered the affairs of the Purchase for more than twenty years, subject to the final decisions of the Dutch bankers. Busti, unlike Cazenove, was conservative and conscious of the vulnerable position of his alien employers. Ellicott was an able and practical product of frontier life, well qualified except in his later years to deal with the settlers and their problems. When Ellicott was retired in 1821 Jacob E. Otto became agent and he in turn was succeeded by Evans in 1827.

Ellicott, during the first season, began the sale of land from an inn at Clarence Hollow east of Buffalo but thereafter headquarters were at Batavia. Sub-agents were appointed at Mayville in Chautauqua County in 1810, at Ellicottville in Cattaraugus in 1818, and at Buffalo in 1826. Over the succeeding years the greater part of the Purchase was sold at retail to individual settlers through these several offices.

As to the purchasers at wholesale, they were in general less successful than the Company, and had to give up the lands. Among them were Adam Hoops on 20,000 acres at Olean, the McMahons at Westfield and Ripley, and Oliver Phelps and Lemuel Chipman in townships 9 of Ranges 3 and 4. Sales to various religious groups were attempted with little success. The Tonawanda swamp was sold to an Albany group. An attempt to turn the entire purchase over to the State of New York was considered at one time.

As to internal improvements in the Purchase, the policy of the Company in the main was to leave this to settlers. However some land was donated for school and Church purposes, and at Batavia and Buffalo two Churches were given financial aid. Roads were built by the Company, or at least a strip of land was cleared and used as a road until it became a public highway. The Company appeared little interested in the development of Buffalo harbor, but encouraged the construction of the Erie Canal. They suggested a route through the Tonawanda swamp, expecting improved drainage would increase the land values, and offered the State alternate lots on each side of the proposed route. When a different route was finally chosen they decided to give the State 100,000 acres of poor land in southern Cattaraugus.

Efforts to improve live stock were made during the administration of Vanderkemp who succeeded Busti in 1824. An English bull, Comet, and two Saxony sheep, no doubt rams, were brought to Batavia and Comet was taken on tour through several counties. Also during this period, to aid the settlers, "payment in kind," principally in cattle and wheat, was given a considerable trial. Neither was very successful, although many cattle were taken in payment and driven to Philadelphia and other markets.

The years following the war of 1812 were comparatively prosperous and many settlers came in. In 1819 however, hard times returned and agitation against the Land Company began. This is sometimes referred to as the Agrarian Movement. It continued until the Company was forced out of the Purchase in 1835-36. In the beginning it was partly political due to the active part Ellicott had taken in political affairs. Buffalo was usually the center of the agitation, and it was here that the Company was vulnerable, due to its indifference to the development of the harbor, and the reserving of many city lots by the Company or Ellicott for speculative reasons.

One object of the Movement was an attack on the Company's title. This was taken to court and the Company was upheld. Attack was also made on the State law exempting aliens from the road tax. The law was changed without serious opposition from the Company, as it's justice was realized, but it made expenses somewhat more burdensome. The culmination came in 1833 in a law to tax debts on the land owed to non-residents, with much discretion in the hands of local assessors. The Company began at once re-writing contracts requiring the settler to pay the tax, and still further ill will was created.

Finally, in 1835, the Company disposed of its unsold lands, its mortgages and contracts, to local landlords who initiated more severe measures for collection and brought on the "riots." The unsold and reverted lands in Allegany and Cattaraugus and the towns of China and Java in Genesee (now Wyoming) were sold to Nicholas Devereaux and others, who continued an agency at Ellicottville. Here nearly half a million acres were sold for a dollar an acre. The unsold lands in Genesee, Wayne, Niagara and Erie were sold at two dollars to Jacob LeRoy and Herman Redfield representing the Farmers' Loan and Trust Co. Here the unsold lands were small in area, but the sale included contracts and mortgages. In Chautauqua, Trumbull Cary and George Lay of Batavia took over the unsold lands at two and three dollars. Other smaller sales of land and mortgages had been made.

When news of the transfer to local landlords got around on the Purchase, meetings were held and protests made. Leading citizens took part, such as Elial T. Foote, a physician of Jamestown, who headed a delegation to Batavia. The protests in Chautauqua came to a head in February, 1836, when a mob gathered and tore down the land office at Mayville except for the stone vault still standing and destroyed many of the records. This affair was followed by an armed march on Batavia, where violent action was fortunately avoided. The agitation however did secure modification of the terms of the new landlords.

Following the riot at Mayville, Cary and Lay took in new partners including Wm. H. Seward who opened an office in Westfield for the so called "Chautauqua Land Co." He was successful in paying off the Holland Land Company in 1838. The obligations of the other local landlords to the Holland Land Company were finally met in 1846, fifty-four years after the original purchase by Cazenove.

CHAUTAUQUA COUNTY HISTORICAL SOCIETY WESTFIELD, NY 2012

Excerpts from "an agreement of July 9, 1835, between the Holland Land Co., J. J. Vander Kemp, Agent, and Nicholas Devereaux and Russell H. Nevins in behalf of themselves and the undersigned their associates."

The agreement provided for the purchase from the Holland Land Co. of all reverted and unsold lands in the Counties of Allegany and Cattaraugus, and in the towns of Java and China in the County of Genesee. (now Wyoming)

"(4) The said Nicholas Devereaux, Goold Hoyt, Russell H. Nevins, Rufus S. Lord and William Kent and the survivors or survivor of them are hereby authorized and empowered in their discretion to offer to the New York and Erie Rail Road Company or sell and convey to or for their use, fifty thousand acres of said lands to be by the said Trustees or Grantees designated as a gift or donation to the said Rail Road Company on condition that the said company shall within seven years construct a Rail Road through the said lands from Dunkirk on Lake Erie to the Hudson River or Rockland County and not otherwise."

"(7) The interest in the whole of said premises is considered to be divided into ten shares and

Nicholas Devereaux is interested in and entitled to one share and one half."

(Interest set forth of Goold Hoyt, Russell H. Nevins, Rufus S. Lord, Elihu Townsend, Charles Hoyt, and Walter Smith.)

"Eleazer Lord and _____ are jointly interested in and entitled to one share."

(Interest set forth of William G. Buckner, James McBride, Thomas Suffern, Robert White, Joseph Kerwochan, William Kent, Rufus H. King and Charles C. King.)

Formation of Counties in the Pre-emption.

-Steuben
Mar. 18, 1796

- Schuyler
Apr. 17, 1854
Also from Chemung & Tompkins

Allegany
Apr. 17, 1806
Cattaraugus
Mar. 11, 1808
Chautauqua
Mar. 11, 1808
Niagara - Erie
Mar. 11, 1808 Apr. 2, 1821
Livingston

Ontario
Jan. 27, 1789
from Montgomery

-Genesee
Mar. 30, 1802

- Feb. 23, 1821
Also from Ontario
Monroe
Feb. 23, 1821
Also from Ontario
Orleans
Nov. 12, 1824
Wyoming
May 14, 1841

-Yates
Feb. 5, 1823

-Wayne
Apr. 11, 1823
Also from Seneca