

279

DATED November 19 30.

Cliff McGregor

-TO-

James MacDonald.

Deed

Consideration \$ 1.00

Newsome & Gilbert Ltd., Toronto.

PROVINCE OF NOVA SCOTIA,

County of Pictou.

Office Registrar of Deeds,
PICTOU.

Jan. 2, 1933

I hereby certify that the within instrument
was duly registered at 10.30 a.m. of the
above day in Book 248, page 115.

John S. MacDowall
Registrar.

This Indenture,

made this 27th day of November

in the Year of Our Lord One Thousand Nine Hundred and Thirty,

Between

Cliff McGregor, of Scotch Hill, in the County of Pictou, Province of Nova Scotia, farmer, unmarried,

of the one Part, and

James MacDonald, also of Scotch Hill, as aforesaid, farmer,

of the other Part

Witnesseth That the said **Cliff McGregor**

for and in consideration of the sum of **One dollar**

of lawful money of the Dominion of Canada, to the said **Cliff McGregor**

in hand well and truly paid by the said **James MacDonald**

at or before the sealing and delivery of **These Presents,** the receipt whereof is hereby
acknowledged, ha **th** granted,
bargained, sold, aliened, enfeoffed, released, remised, conveyed and confirmed, and by These Presents

doth grant, bargain, sell, alien,
enfeoff, release, remise, convey and confirm unto the said

James MacDonald, his

Heirs and Assigns, **ALL** that certain lot, piece or parcel of land
situate, lying and being at Scotch Hill in the County of
Pictou aforesaid, bounded and described as follows:

BEGINNING at a stake and stones **in** the southeast
corner of lands formerly owned by the late **Dan McDonald,**

deceased, and in the north west line of George Matheson's lands, thence north forty five degrees east along the lands formerly of the said Dan McDonald, deceased, and lands of John McDonald, one hundred and twelve rods to a stake and stones in the southwest corner of William Fraser's land, thence south fifty degrees east along said Fraser's land one hundred and four rods to a maple bush on the north east line of lands of the said William Fraser, thence south forty degrees west along the north west line of said Fraser's land one hundred and twenty four rods to a stake and stones in the line of lands formerly of the said Dan McDonald, deceased, thence north fifty degrees west along Matheson's land one hundred and four rods to the place of beginning, containing seventy six acres more or less.

together with all and singular the Buildings, Easements, Tenements, Hereditaments and Appurtenances to the same belonging, or in anywise appertaining, with the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim, property and demand, both at law and in Equity of the said

Cliff McGregor

of, in, to or out of the same, or any part thereof, TO HAVE AND TO HOLD, the said Land and Premises, with the appurtenances, and every part thereof, unto the said

Heirs and Assigns to

James MacDonald, his
his or

their sole use, benefit and behoof forever.

And the said Cliff McGregor

for himself, his

Heirs, Executors and Administrators, hereby covenant

promise and agree to and with the said

James MacDonald, his

Heirs and Assigns in manner following that is to say: That it shall be lawful for the said

James MacDonald, his

Heirs and Assigns

from time to time and at all times hereafter peaceably and quietly to enter into the said Land and Premises, and to have, hold, occupy, possess and enjoy the same without the lawful let, suit, hindrance, eviction, denial or disturbance of, from or by the said

Cliff McGregor

or any person or persons whomsoever lawfully claiming or to claim the same. And also that the said

Cliff McGregor, hath

a good, sure, perfect and indefeasible estate of inheritance in fee simple in the said Land and Premises, and good right, full power and lawful authority, to sell and convey the same, in manner and form as they are hereby sold and conveyed and mentioned or intended so to be, and that the same are free from encumbrances.

And lastly that the said **Cliff McGregor, his**

Heirs, the said Land and Premises, and every part thereof, unto the said

James MacDonald, his

Heirs and Assigns against the lawful claims of all persons whomsoever, shall and will by these presents
WARRANT and forever DEFEND.

In Witness Whereof, the said parties to these presents have hereunto set their

Hands and affixed their Seals the day and year first above written.

Signed, Sealed and Delivered

IN THE PRESENCE OF

Vera K. Carson

Cliff MacGregor



Province of Nova Scotia,
COUNTY OF

S.S. }

Be it Remembered, that on the _____ day of _____ A.D., 19____
before me, the subscriber, personally came and appeared _____
wife of _____

mentioned in the foregoing Indenture, who having been by me examined separate and apart from her said husband, did declare and acknowledge that the said Indenture is her free act and deed and that she executed the same freely and voluntarily, without fear, threat or compulsion of, from or by her said husband, and for a full release of all her claims to lands therein mentioned.

Province of Nova Scotia,
COUNTY OF PICTOU

S.S. }

On this 27th day of November A.D., 19 30
before me, the subscriber personally came and appeared Vara K. Carson
a subscribing Witness to the foregoing Indenture, who having been by me duly sworn, made oath and said that Cliff MacGregor, one of

the parties thereto, signed, sealed and delivered the same in his presence.

John A MacDonnell

A COMMISSIONER OF THE SUPREME COURT,
IN AND FOR THE PROVINCE OF NOVA SCOTIA,