

In the Name of God Amen I Philip Van Cortlandt
of the Town of Cortlandt being in sound mind and
memory do make this my last Will & Testament
hereby revoking all former Wills in manner and
form following

And first it is my Will that my Earthly
Body be buried at the Discretion of my Executors
hereafter to be named and all my Debts paid soon after
my decease

And whereas it may appear by the last Will and
Testament of my deceased Grand Father Philip Van
Cortlandt that the Lot of Land whereon I now re-
side at the mouth of Croton River being known
as part Lot Number one of the Manor of Cortlandt
was devised and left to my Father Pierre Van Cort-
landt with Intail to his eldest Son And as the
Laws of the State of New York have abolished all
all Intails and my right established both by
Law and the decease of my Father I am author-
ized to dispose of the same

And whereas at my decease it may be pro-
bable that a Balance of Monies may be due from
me to the Estate of my deceased Father And in order
to discharge the same without disagreement
amongst my Relations and to promote harmony
and prevent law suits. I do hereby direct and
it is my Will that the said Lot of Land on which
I live the same being amply sufficient shall be ac-
countable for the extinguishment thereof and as my
Brother and Sisters will be entitled to an equal
part of the balance which may be due from
me to the Estate and as the Land I shall give to
each will be of more Value than their individ-
ual share of said balance it is my Will that
no account be made thereof this being a settle-
ment —

Therefore in consideration of the above I do
in the first place give and bequeath unto my
Brother Pierre Van Cortlandt and to his Heirs and
Assigns for Ever All that part of said front Lot
number One of the Manor of Cortlandt. Beginning
at the north West corner thereof when it joins the
Land of John Conklin and runs with the line
of said Lot North easterly to the Landing Road
then following the said Road to a Run of Water
then down the said Run of Water to Croton River
then to the middle thereof then down the middle
thereof the said River keeping the Middle thereof
passing the deep hole to an Island called Deer
Island then to the Tree standing on the south side
of said Croton River and is the corner of the
Town of Greenburg and of the Town of New
Castle then down Croton River on the south
side thereof to Hudson River then westerly
and as it may run with the Waters of the said
Croton to the Meadow Creek then up the same
to the neck of Land then following the said Neck
of Land and Meadow Creek until it come to
Dike made by Robert Underhill then a West
line to Hudson River then westerly along the
said Hudson River to the place of Beginning
Containing about six Hundred Acres of Land
Subject to the discharging the aforesaid balance
and also the payment of five Hundred Dollars
when necessary as stipulated to be paid to the
Underhills on the lease given them for the Mill
part to be paid for buildings exclusive of
Mill which said buildings was erected on the
Land hereby bequeathed

Item I give and bequeath unto my sister
Catharine during her Natural life all that part

of said Lot Number One Beginning at the line of John Conklin's Land on the North easterly side of the Landing Road and runs with said road Easterly to a run of Water then down the same to Groton River, then to the Middle thereof, then up the same to the brook north easterly of the House where David Ford now lives then following up the Brook to where the Rock was ~~blown~~ ~~blown~~ blown to drain the Swamp,

Thence North Westerly course to the line of said Lot Number One in the fourth Westerly End of said Swamp Then following the line of said Lot to the place of beginning containing about two hundred Acres And after the decease of my said sister Catharine I gave and bequeathed the same to her son Philip G Van Wyck his Heirs & Assigns forever subject nevertheless to the discharging the aforesaid ballance

Then I gave and bequeathed unto my Sister Cornelia and to her Heirs and Assigns forever subject to the proportion of the aforesaid ballance the North Easterly end of the said Lot Number One Beginning at the Mouth of Pond Brook and runs to the lot leased to Jeremiah Pugsley for the still House then following on the easterly side thereof having Garret Williams possession of House Stable and Garden in the corner to the East until it comes to the Road, then up the Road as runs to the northerly line of said lot number One then Northeastly along the said line to the North east corner thereof Then fourth Easterly along the said line to Groton River to the place of beginning Containing containing Two Hundred Acres more or less reserving thereout for the use of the part to be bequeathed to my sister Aaron

that piece of Ground lying before the House where
Jeremiah Pugsley lives containing about One Acre
to extend far enough so as to include a Spring
of Water which may be brought to the house
Also reserving One Acre Northwily thereof to
have a Barn or Stable leaving a Lane between
the two lots from the Road Eastward

Item I give and bequeath unto my Sister Ann
and to her Heirs and Assigns forever all that
part of said Lot situate between the part be-
queathed to my sister Catharine and the part
bequeathed to my Sister Cornelia containing
about Two hundred Acres including the Two
Acre pieces in front of the House Jeremiah Pugsley
lives, ~~and~~ subject nevertheless to the discharging
the before mentioned balance

And whereas I am indebted to my Sister
Catharine as may appear from settlements to
be made and in order to secure the payment
thereof I do hereby direct that my part of the
Mills South of Boston River and the House and
Land in the possession of John F. Hollman be
accountable. And I do hereby give and be-
queath the said House Land and my part of
the said Mills and every thing appertaining
thereunto together with what the said John F.
Hollman is or may be in my Debt on Account
thereof unto my Nephew Pierre C. Van Wyck and
to his Heirs and Assigns for Ever subject to an
equitable discharge of the Debts hereafter to be
found due to my Sister Catharine as aforesaid

And whereas I have received Money from
Walter Fowler which arose from his being Mil-
ler and superintending the Mills left by the
Underhills and have also received some profits
from the Lands belonging to the Estate of my de-
ceased Father South of Boston River and South

and East of John F. Hollman and whereas I have paid the Taxes and for improvements made thereon but perhaps not equivalent and as my deceased Father by his last Will did give and bequeath to me a part thereof therefore wishing that full compensation be made, I do give and bequeath the said part which in my Opinion is of more value than the Equivalent unto my Brother Pere and my Sister Catharine Cornelia and Aron and to their Heirs and Assigns forever

Having thus far arranged and disposed of the Estate which was devised from my Grand Father and Father in the most equitable manner that my understanding could devise in Order to prevent discord and promote happiness good Will and Affection among all concerned which I hope and pray may be the result

I shall now proceed to dispose of what it has pleased my heavenly Father and God to bless me with in addition And in Order to prevent difficulties in the distribution of Articles of Trifling value and to place in one confidential Person property sufficient to discharge all my Debts. I do give and bequeath unto my Nephew Philip G. Van Wyck and to his Heirs and Assigns for Ever All the Residue of my Estate both Real and Personal Excepting such parts thereof as I may particularly designate give and bequeath by a Codicil or Codicils hereafter to be made and added to this my last Will with full

power power to sell and convey Real Estate
foreclose Mortgages fulfil Contracts collect
Debts and pay all what is due from me to
the People of the State of New York and all
other demands against me except such as
is already provided for by this my last Will

And I do hereby direct and appoint
my Brother Pierre Van Cortlandt my Nephew
Pierre C Van Wyck and Nephew Philip G
Van Wyck Executors and my Sisters Cornelia
Beckman and my Sister Ann Van Rensse
lar Executrices to this my last Will

Signed Sealed published and declared
to be my last Will and Testament the
ninth Day of March In the Year One thou
sand eight hundred and Twenty four

In Presence of

Robert Archer
Rachel Tompkins
John Guilds

P W Cortlandt (PS)



Philip Van Cortlandt
Wm
copy Oct 5 Nov 1831