

This Indenture made the tenth day of March in the year 1849. Between James Bayles of the Town of Mountpleasant in the County of Westchester and State of New York and Leah — his wife parties of the first part and Stephen D. Beekman Executor of the late Gerard G. Beekman deceased of the Town of Mountpleasant aforesaid party of the Second part
Whereas the Said James Bayles is the owner in fee of the Lands along the Eastern Side of the Mill River in the Said Town of Mountpleasant opposite to the Lands of which the Said Gerard G. Beekman died seized and separated therefrom by the Said Mill River up the Said Mill River Northerly from the farm of Isaac Boutant to the lands belonging to the Croton aqueduct and hath agreed for the Sum of one Hundred Dollars to grant to the owners of Said Beekman Lands all his right to the waters of the Said Mill River with the right to Dam up and Pond the Same as herein after mentioned.
Now therefore this Indenture witnesseth that the Said parties of the first part for and in consideration of the Sum of one Hundred Dollars to them in hand paid by the Said party of the Second part (the Receipt whereof is hereby acknowledged) have conveyed granted bargained and sold and by these presents do convey grant bargain and sell unto the Said party of the Second part and to his heirs and assigns for ever and to all and every person owning ~~owning~~ or interest in the Lands and Real Estate of which the Said Gerard G. Beekman died seized adjoining to Said Mill River opposite to Said James Bayles' Said farm and to any purchaser or purchasers thereof from the Executor of the Said Gerard G. Beekman deceased the right and Title to all the waters flowing at all times hereafter in the Said Mill River where it passes by or adjoins the Said farm and lands of the Said James

Bayles and also the right at all times hereafter to build
 erect and continue across the said Little River such
 Dam or Dams as he or they may think necessary
 and to retain and have the water of the said
 Little River on to and over that part of the farm
 and lands now owned by the said James Bayles
 which adjoins the said Little River between the
 waters in said Little River opposite to and touching
 James Bayles said farm and lands as not bounded
 or raised on to or over said farm or lands of the
 said James Bayles more than ten feet perpendicular
 high above the present high water mark of said
 River along said stream and lands of the said James
 Bayles but reserving the right to water cattle and
 stock at said Little River or when fences are raised
 as aforesaid. It here and to hold the same unto
 the said party of the second part his heirs and
 assigns forever to and for his and their own profit
 use and benefit. On witness whereof the said
 parties to these presents have hereunto interchanged
 their hands and seals the day and year first

James Bayles

James Bayles

Seal Bayles

Westchester County in the year one thousand
 eight hundred and forty nine personally
 appeared before me James Bayles Justice
 of the Peace in and for the said County
 and State of New York the said James Bayles
 who is a single man and of the age of
 years and being duly sworn depose and say
 that he is the owner of the above described
 land and that he is the owner of the same

And the said Leah on a private Examination apart from her said Husband acknowledges that she executed the said conveyance freely & voluntarily without fear or compulsion of her said Husband

Evan Morrish
Justice of the peace

Recorded in West Chester County
Clerks office in Liber 134 of Deeds
Page 361 & March 27th 1849 at 10
O'clock A.M.

MUNN & Lockwood
Clerks

James Bayles
and his wife

To

Stephen D Beckman
Executor of Gerard
G Beckman decd

Deed

8/2

Mar 27th/49

10 A.M.

(S.D.)