

taining. In Witness Whereof, the party of the first part, has hereunto set his hand and seal the day and year first above written  
 Signed, sealed and delivered in the presence of John Dak  
 S. S. Bruce

State of California County of Sacramento 3d On this November day of 18th A.D 1857, before me H. S. Foushee a Notary Public, in and for said County personally appeared Samuel S. Bruce, personally to me known to be the same person described in and who executed the foregoing instrument or conveyance, who to me acknowledged that he executed the same freely and voluntarily, and for the uses and purposes therein mentioned. Given under my hand and official seal the day and year aforesaid

Recorded Nov 18th 1857 at 4 h 9' P.M. at request of (J. S. Farrington)  
 H. S. Foushee  
 Notary Public

Charles W. Nyström  
 To  
 National Water & Mining Co.

This Indenture made the Thirtieth day of November in the year of our Lord one thousand eight hundred and fifty seven, between Charles W. Nyström of the City and County of San Francisco State of California, party of the first part, and The National Water and Mining Company, of the County of Sacramento, parties of the second part, witnesseth, that the said party of the first part, for and in consideration of the sum of thirty six thousand eight hundred dollars, lawful money of the United States of America, to him in hand paid by the said parties of the second part at or before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, released, remised and conveyed, and by these presents, does grant, bargain, sell, release, remise and convey, unto the said parties of the second part, and to their heirs and assigns forever all, that certain tract, piece or parcel of land situated in the County of Sacramento State aforesaid, being a part of the Rancho de los Americanos, bounded and described as follows to wit: Commencing at the North East corner of the Rancho Rio de los Americanos at a Tree marked "F" (Leidsdorff) Thence running South 420.75 chains Thence South 29 1/4 West 128.56 chains, Thence West 337.87 chains, Thence along the Section line between Sections 19 and 20 and Sections 17 and 18, North 105.67 chains to the left bank of the American River Thence following up the left bank of the American River to the point of beginning containing about 9,643 2/3 acres, saving and excepting therefrom the town of Folsom as surveyed by Theo. S. Judah, a copy of whose map of Survey is duly filed in the Office of the County Recorder of Sacramento County. Also saving and excepting therefrom the land conveyed or agreed to be conveyed by J. L. Folsom deceased to the Sacramento Valley Rail Road Company, the same being a strip of land now occupied by said Rail Road ———— Wide and measuring each side of the middle line of said Road, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, To have and to hold, all and singular the above mentioned and described premises together with the appurtenances, unto the said parties of

the second part doth come in and to the of the first part party of the first and assigns & hereunto set his signed, sealed and of H. S. S. Bruce day of November S. S. Bruce a Notary Public executed the for same freely in Witness Whereof day and year of Recorded Nov. 19th

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Recorded Nov. 19th

Born Probate for James M. S. J. Chelan

the Executors of Times of his condition and just and true as far as the Estate was who of this court, persons interest Eighth day of Whole of the see pay the debts of a after Published Journal News and no cap in said On part thereof Shor Examination of it is require Estate for is Therefore Order adjudge Executor of the real

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the second part their heirs and assigns forever. And the said party of the first part doth covenant, that he will warrant and defend, -- right, title and interest in and to the above premises, against the acts and deeds of the said party of the first part and all persons claiming by from, under or through the said party of the first part, unto the said parties of the second part, their heirs and assigns forever. In Witness Whereof, the said party of the first part has hereunto set his hand and seal the day and year first above written signed, sealed and delivered in the presence of  
of H. F. Swasey  
Chas. W. Mystrom

State of California County of San Francisco 3d. On this thirteenth day of November A.D. One thousand eight hundred and fifty seven, before me W. F. Swasey a Notary Public in and for said County, personally appeared Charles W. Mystrom to me personally known to be the individual described in and who executed the foregoing instrument, and acknowledged to me that he executed the same freely and voluntarily, and for the uses and purposes therein mentioned, In Witness Whereof, I have hereunto set my hand and affixed my official seal, the day and year first above written.

W. F. Swasey Notary Public  
Recorded Nov. 17th 1857 at 4h. 55 P.M. (at request of H.P. Coattin)

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Hon. Probate Court  
for James McGill Decd  
to Order of Sale  
H. J. Philan Executor

State of California County of Sacramento 3 In Probate Court June Term, 1857, In the matter of the Estate of James McGill deceased 3 June 22d 1857. Whereas a Petition was heretofore to wit: on the 6th day of May 1857, presented to this Court by Gregory J. Philan, one of the Executors of said deceased setting forth that said deceased was at the time of his death seized of certain real estate in this County, also the condition and value of said real estate; that the Petitioner had made a just and true account of the personal estate and the debts of said deceased, as far as he had been able to discover the same, and that the personal estate was wholly insufficient to pay his debts and requesting the aid of this Court, and an order was thereupon by this Court made that all persons interested in the estate of said deceased, appear before this Court on the eighth day of June A.D. 1857, at 10 o'clock in the forenoon and show cause why the whole of the real estate of said deceased or so much thereof as may be necessary to pay the debts of deceased should not be sold, and whereas said order was immediately after published for four weeks successively in the Democratic State Journal Newspaper, and copies of the same mailed pursuant to said order, and no cause or objection being shown at the time and place specified in said order or at any time since why the whole of the real estate or a part thereof should not be sold, and whereas upon a hearing and due examination of the allegations and proof of the said executor, and that it is requisite and necessary to sell the whole of said real estate for the payment of the debts of deceased. It is therefore ordered, adjudged, and decreed, and this Court doth order adjudge and decree and direct that Gregory J. Philan Executor aforesaid do sell at Public Auction the whole of the real estate thereof, the said James McGill died seized