

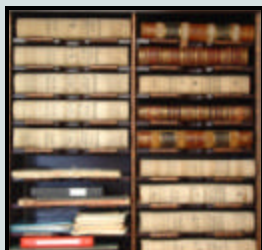
GENEALOGICAL SOCIETY
NEWSLETTER



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LAND RECORDS



USING LAND RECORDS IN YOUR
FAMILY HISTORY RESEARCH

by Jesse Stewart

Thinking back to 2001 when I took the Beginning Genealogy Class from Bev Brice and Eileen Martin, I remember the session on land records. I hope I looked attentive while I was privately thinking that I wasn't going to bother with deeds and patents. Since then, I've learned a very important thing – listen to Bev and Eileen, they know what they're talking about!

Maybe it's easiest to convince you of the potential value of land records in your research by giving you an example of a success story. In 1953, Nannie L. Fordyce published *Life and Times of Reverend John Corbly and Genealogy*. This work included the life of John Corbly (1733-1803), a Baptist minister in Virginia and Pennsylvania and traced his descendants down through the years. In this book and subsequent updates (4 over the years), the family of Justus Garard, who married Rachel Corbly, daughter of Rev. John, was shown to include 11 children—John, Jonah, Elizabeth (married John Fordyce), Sarah (married Samuel Morris), Justus, Corbly, Jonathan, Mehitable (married unknown Nichols), Abner, William and Rachel (other references suggest she married John Long). I had researched these children and was able to find much information on most of them, but I couldn't dig up more on Mehitable and William. It was stated that Mehitable's husband might be Valentine or Volen Nichols—no such person in any of the records except in the wrong generation. And, no records of a William Garard who could be this man were ever uncovered. There was no documentation in the original genealogy, so it was unclear where this list of children came from, but all of the subsequent researchers I had come across accepted this family as "gospel".

Well, sitting in the courthouse, right under the noses of everyone studying these families were documents that clarified the family of Justus and Rachel (Corbly) Garard. But, I'm getting ahead of myself slightly. I was lucky to get copies of the original documents in Justus Garard's estate file—he had died intestate (without a will) in January 1828. Although the sale list and inventory of his estate were available, nothing in this file or other probate records indicated what happened to Justus' farm of 350 acres. So, reluctantly, I headed off to the Recorder's office to check land deeds.

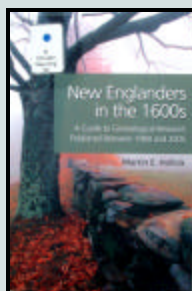
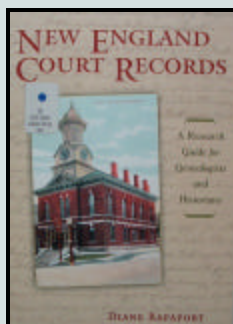
There I found several listings for deeds (in the grantor index) sold by "Justus Garard estate" - these deeds were also indexed by the actual individuals who bought and sold the land. A series of nine deeds dated from 1829-1833 proved that there were 11 children who lived to adulthood when two of the sons purchased the interests of the other children.

In brief:

- 1829, 12 Oct. Jonah & Mary Guarard of Monroe Co., OH to Justus Garard, Corbly Carard, Jonathan Garard & Abner Garard; 1/11 interest in land previously of Justus Garard
- 1829, 28 Oct. John & Nancy (late Nancy Garard, daughter of Justus) Reese of Fayette, IN to Abner Garard; interest in land previously of Justus Garard
- 1839, 20 Sept. George & Mahatible Nichols to Corbly Garard; 1/11 interest in land previously of Justus Garard

(Continued on page 3)

New Books



NEW TO THE JCGS LIBRARY

by Bev Brice

This last fall JCGS was able to buy 23 new books thanks to your generosity in donating to the Book Fund as well as the income we have from our Seattle Foundation Endowment Fund. The books were selected to fill in gaps in our collection. Have you seen a book in an area you are researching that you would like to have? Consider splitting the cost with JCGS on the **50/50 Book Purchase Plan**. You use the book first and then it is available for others in our library. Contact Bev Brice or Lu Person for more information.

Foreign Research

Polish Roots will help those needing to search records in this area that has changed governments too often to count.

Irish Immigrants to North America (CD) is composed of ten volumes of Irish passenger lists naming approximately 60,000 immigrants, the earliest list dating from 1735, the latest 1871.

Swedish Exodus A must for anyone who has ancestors coming from Sweden. It describes their experiences in making the move.

Instruction

Professional Genealogy

States

New York in the Colonial Wars, The Revolution and the War of 1812 (CD)

Virginia Military Records-Colonial Wars, Revolutionary War, War of 1812 (CD)

Roster of Ohio Soldiers in the War of 1812

Revolutionary Soldiers in Kentucky

Iowa Vital Records Marriages 1835-1900 (CD)

Early Tennessee Settlers (CD)

Ohio Vital Records 1800-1850 (CD)

Michigan Genealogy Sources and Resources

New York State Censuses and Substitutes

Genealogical Records in Texas

We have good resources for the earliest settlers in New England, but not in the Middle Colony areas. Cavaliers and Pioneers for early Virginia is the only major resource we had and it is available on the Virginia Colonial Records CD. For that reason we have added the following to the Library:

The Ark and The Dove Adventurers (first settlers in Maryland)

Adventures of Purse and Person 1602-1624/25 v A-F and G-P (first settlers in Virginia)

Jamestown Ancestors (Virginia)

Plymouth Colony Probate Guide (lists where records can be found for early Plymouth Colony settlers)

Everyday Life in Early America (completing our holdings of this excellent social history collection)

New Englanders in the 1600s (a listing of published research on this group of settlers)

New England Court Records (a guide to finding court records in the New England states)

Royal Records

And for those of you interested in the possibility of royal ancestry

Ancestral Roots of Certain American Colonists who came before 1700

USING LAND RECORDS IN YOUR FAMILY HISTORY RESEARCH (CONT.)

(Continued from page 1)

1830, 29 May John & Rachel Long to Corbly Garard; 3 undivided shares & 1/4 of one undivided share of real estate of Justus Garard

1831, 13 Jun John & Elizabeth Fordyce to Corbly Garard; 1/11 interest in land previously of Justus Garard

1831, 22 April Jonathan & Ann Garard to Corbly Garard; 1/11 interest in land previously of Justus Garard & 1/4 of 1/11 interest

1831, 23 April Justus & Emaline Garard to Corbly Garard; 1/11 interest and 1/4 of 1/11 interest in land previously of Justus Garard

1831, 4 Jun Samuel & Sarah Morris to Corbly Garard; 1/11 interest of land previously of Justus Garard

1833, 25 April John & Mary Garard of Warren Co., OH to Corbly Garard; 1/11 interest in land previously of Justus Garard

Wow—did I learn a lot from these 9 pieces of paper! There obviously were 11 children as they each had a 1/11th share before the land transfers began. I now knew that Mehitable's husband's first name was George (not Valentine) and I could finally trace her family. I didn't find a William included in this family, so if he was a child, he probably died young. But, wait a minute—who is Nancy? I had never seen her name connected to Justus Garard; now all of a sudden she is calling herself "late Nancy Garard, daughter of Justus", no other researcher had uncovered her! I also learned where Jonah and John were living and confirmed the names of the husbands of Justus' daughters.

I could go on with examples of the valuable information I've uncovered in land deeds. But, suffice it to say, I'm now a believer! Of course, not all deeds are as interesting as these were—most of the more recent documents are pretty boring legal records of land transfers. However, they're worth a check as I've found lots of other juicy things once I got past the boilerplate. I've seen deeds spell out the history of the land including the familial relationships of the owners; I've found out where my ancestors came from before buying the land and where they moved to before selling the land; I've learned maiden names of wives when their fathers' land holdings were sold; I've discovered whether my ancestors could write their names (as opposed to making a mark); and more! Sometimes other types of records are also included in deed books—things like Letters of Attorney, Commissions and Oaths of office, mortgages and surveys might be found.

There's much more you should know about the types of deeds, the legal rights of women, etc. than I can go into in this short article. But, if I've convinced you to explore potentially valuable land records, you might want to check out some of the resources available in the JCGS library (see page 8), and be sure to come to the Resource Corner on March 24th. In the meantime, you might find the following websites useful:

About Genealogy: Digging for Deeds	http://genealogy.about.com/cs/land/a/land_deeds.htm
Taking the Mystery Out of Land Records	http://homepages.rootsweb.com/~haas/landindex.html
Cyndi's List—Land	http://www.cyndislist.com/land.htm
Legal Land Descriptions in the US	http://www.outfitters.com/genealogy/land.html

FROM THE PRESIDENT'S SOAPBOX

by Jesse Stewart

From my perspective, 2006 was a very successful year for your Society. Due to space limitations, I can't go into all the things we accomplished, but suffice it to say that JCGS exited 2006 in a strong financial position while being able to spend money to improve visibility at our monthly meetings, to provide subscription websites to our members, and to strengthen our library collection. And, we tried some new things during the year to help meet your needs—the "Writing Your Family History" discussion group being one of the success stories.

2007 looks to be as good as 2006—our plans include adding to the reference resources available to our members through subscription websites (check out NewspaperArchives we just added) and book purchases. Hopefully we can provide on-going educational opportunities by piggy-backing on Lesa Barnes' idea to take on-line genealogy courses as a group and by hosting special events such as our German Resource Day (see page 4).

(Continued on page 4)

WELCOME!**New JCGS**
Members***Paul & Jacqueline
Hanway******Susan Koehler******Sarah Muirhead******Gerald (Jerry) Hunt Jr.******Cathy Beatty-O'Shea******Karen Sedlak******Carolyn Ruby******Kate Pike******Allen Standish******Pat Ryan*****DON'T MISS IT!**

JCGS has a full schedule of events for the coming quarter. You can refer to the calendar in this issue for dates and times (don't forget to mark your own calendars). Some of the special things coming up include our monthly meetings, discussion groups and resource corners.

Annual Seminar, March: We have a very special seminar scheduled for St. Patrick's Day this year—see the separate article on page 7.

April Meeting: The Genealogist's Nightmare—The Missing 1890 Census. What alternatives are available to researchers to fill in the gaps left by the destruction of the 1890 Federal Census? Join our panel to get some ideas to overcome this obstacle.

May Meeting: Irish Research. A follow-up to our Annual Seminar, this session focuses on new records found and new strategies developed by our members. Even if you weren't able to attend the Seminar, you should get some great ideas from this meeting.

Writing Your Family History Discussion Group: Share your knowledge and gain insights into writing your family story (whether for publication or for family members).

Regional Research Discussion Group: Following the topic of the Seminar on March 17th, we will discuss research in the British Isles this quarter. Bring your experiences of looking for records there and your research problems. Between us all we might be able to help each other out.

March Resource Corner: Measuring Land—two distinct survey methods were used in the United States. The states settled in colonial times use "metes and bounds" and those whose land was distributed by the Federal Government use "sections". You need to understand how to read the references in the deeds that you find in your research. Jesse and Bev will give a basic review of how this works.

April Resource Corner: Family Tree Maker is a popular genealogy software program. Pam Wilson has agreed to share what she has learned about using the program and it's many features.

May Resource Corner: Printing Photos on Fabric: Many of you have seen the wonderful quilt that Barb Larsen has done using her family photos. She has agreed to show how you can do this too! You don't have to make a quilt with this technique; small projects such as pillows or greeting cards are fun to share with your family as well.

April Research Trip: Our trip this month will be to the Tacoma Public Library which houses a great collection of genealogical research materials.

June Research Trip: We will head back to the Seattle Public Library this month.

Special Event! German Research Day

Gary Zimmerman from Fiske Library has agreed to meet with us on June 2nd. He will present 4 hours of lecture on the general subject of finding those German ancestors. Plan on 10:00 AM to 2:30 PM at the Tri-Area Community Center. A donation of \$10 will be requested to cover costs. Watch for more details as the date approaches

FROM THE PRESIDENT'S SOAPBOX (CONT.)

(Continued from page 3)

In 2006 JCGS' operating income was \$6388.92 while our operating expenses were \$3911.44; we also spent \$5,470 on "special projects". As of January 1, 2007, JCGS had \$15,764.16 "in the bank" and \$115,077.61 in our Seattle Foundation endowment.

Special thanks to the generous donor of \$2,000 to this fund!

CALENDAR OF EVENTS

MARCH * APRIL * MAY

DATE	MEETINGS AT RESEARCH CENTER UNLESS OTHERWISE NOTED (SEE PAGE 4 FOR DETAILS ABOUT MEETINGS)
March 1	Library Committee Meeting (10:00 AM)
March 10	Writing Your Family History Discussion Group (10:00 AM)
March 16	Regional Discussion Group: British Isles (10:00 AM)
March 17	Annual Seminar – All Day Tri-Area Community Center
March 24	Resource Corner: Measuring Land (10:00 AM)
March 29	Library Volunteer Meeting (10:00 AM)
April 3	Research Trip–Tacoma Public Library
April 13	Executive Committee (9:30 AM) All welcome!
April 14	Writing Your Family History Discussion Group (10:00 AM)
April 20	Regional Discussion Group: British Isles (10:00 AM)
April 21	Monthly Meeting: Alternatives to the Missing 1890 Census (9:30 AM) Tri Area Community Center
April 26	Library Volunteer Meeting (10:00 AM)
April 28	Resource Corner: Using Family Tree Maker (10:00 AM)
May 12	Writing Your Family History Discussion Group (10:00 AM)
May 18	Regional Discussion Group: British Isles (10:00 AM)
May 19	Monthly Meeting: Irish Research (9:30 AM) Tri-Area Community Center
May 26	Resource Corner: Printing Photos on Fabric (10:00 AM)
March 31	Library Volunteer Meeting (10:00 AM)
June 2	Special Event ! German Research Day
June 4	Research Trip–Seattle Public Library

FINDING THE STORE IN BLUE ISLAND, ILLINOIS

by Lexy Schroeder

My Aunt Elva had told me stories over the years of her visits to Blue Island, Illinois, the ancestral family home. She had stayed with relatives there and often spoke of their small store with living quarters above it. I had an old newspaper article about one of the family homes in the area with wonderful details, including family history and even addresses. After reading an article about finding residences online, I looked for many of the old houses of the various extended family members in the Chicago area. A simple search for Cook County (Chicago) Assessor's Office led to their "virtual" website. Using the article and the later census records, I determined current-day addresses. As some of the numbering had changed this took some sleuthing. In one case a lengthy search of neighbors had to be used to figure out the new number for (a then deceased) great-granddad's house. (A word of caution: try to double check an address in other sources. A later census record listed an incorrect house number in one instance.) Using the converted numbering system, up popped a picture of the afore-mentioned home described in the article. In the background hovered the corner store so fondly remembered by my aunt.

A further search of censuses yielded the store address (or a very close approximation thereof) and a front view appeared on clicking the link. It included the stairs up the side of the building that my aunt had remembered. My great-grandmother babysat her grandchildren in the upstairs apartment. I then went to Google maps and satellite views to zoom in on the view of the neighborhood. There very clearly was the house with the store a block away. What fun to have the pictures illuminate the stories from my aunt's recollections! I have used the same techniques in Nebraska (Lancaster County) and found a recent picture of my grandparents' house, where we spent many childhood Christmases. City directories, obituaries and World War registrations (on Ancestry), to mention a few, could be used to find addresses. It has been months since my first searches and I will have to resume my efforts in other counties and states to see "what's new". Hopefully digging deeper will yield many more views into the past.

Family Homes



Family Home



Family Store with living quarters above

Blouin home becomes Hopf family heirloom

Michael Hopf, a farmer and son of Oberkutz, Germany, came to America in 1847 when he was 19 years old. He migrated west to Chicago, where he met a girl named Lena Kringman.

Michael and Lena, though they had never met, had been writing letters to each other two weeks after meeting in Chicago they were united in marriage and moved to a farm located at 129th and Cass.

William, who married Anna Marie, who married Carl Finner, Daniel, who married John Peter, Cynthia, who married Otto Janscher and Emma, who married Peter Elshart.

A son, William N. Hopf, worked on the farm with his father until November, 1901, when the family moved to 221 Grove St. (now 241 Grove). William started employment at the Wash Bros. brickyard

in Blue Island. He had Hopf, whose brother, George, came to Blue Island in 1876, who born on June 15, 1876, and died on Nov. 24, 1951. His wife, Lena, born on July 25, 1848, died on Jan. 28, 1926.

On Feb. 11, 1902, William married Katie Holter and they moved to a farm at 215th and Lafayette St., where their daughter, Elva, was born on Nov. 23, 1902. After a year and a half, William, Lena and Elva left the farm and came back to Blue Island in the spring of 1904. They built a one-and-a-half story frame cottage at 15th Street St. (later renamed Elm St.), where their other children, Wilbur, who married Sarah Ruth, Stella, who married Art,hardt, William, who married Laura Hayes, and Alvin, who married Blanche Blouin, were born. It is now the home of Blouin and Alice Blouin, 1250 Elm St.

William Hopf Sr. kept a horse of

skins in a field directly west of the home later to become the third and most beautiful field, and occupied a milk business from 1890 until 1902. On the Illinois Stock Co. was formed to replace the obsolete stockyards of that era. William Hopf continued on as a brickmaker and also served the village as a fireman until he broke his leg fighting a fire in 1907. He joined the South Co. in Harvey, serving as a boss until 1922, when he resigned and was employed by the Indiana Harbor Steel & Ironworks as a machanic at Harper. In 1914, Harry and Sarah Blouin were married in the local church, which occurred on the local date of June 27, 1914, moved at 40-year old.

William Hopf Jr., born on Dec. 4, 1904, died on March 11, 1929. It was the year his daughter, Elva, married George Smith. She was the last of the children to move out of the home, with the exception of Alvin, who on June 27, 1926, married the road Blouin, a bench inspector employed at Republic Steel.

Harold and Alice purchased the home in the spring of 1961. Her mother, Sadie Hopf, continued to live in the home until her death on Dec. 4, 1961, when she was 86. Her records in Peace Memorial Hospital in Chicago.

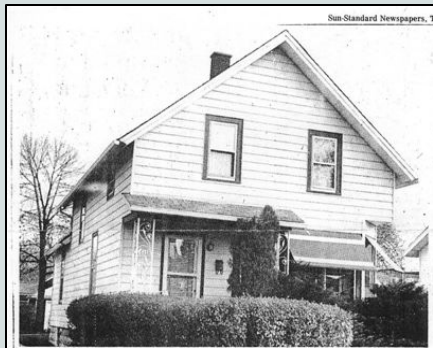
Harold Blouin, who rose to manager of quality control at Republic Steel, is now retired.

The entrance to the home opens to a small foyer. To the right is the original 1847 parlor. To the east is the dining room, adjacent to what was once a small bedroom and is now a TV room. The original sink is on an entrance area at the end of the house, rimmed extensively for modern living.

An interesting conversion to the home is the back porch, once open, which has been converted to a full bathroom adjacent to the south side of the kitchen.

A concrete staircase off the north side of the dining room ascends to the second level, where the two original front bedrooms and a hallway leading to a storage closet are situated.

(Continued on Page 7)



The Blouin House
Built in 1844 by William Hopf, the home of Harold and Alice Blouin at 1250 Elm St., Blue Island, has remained in her family for 89 years. The home is the subject of today's Heritage Homes feature by Don Elton, Sun-Standard historical editor.

House is family's heirloom

(Continued from Page 1)

The west bedroom features a beautiful antique chest of drawers, a doll buggy, a little cardroom stove, a toy highchair and a very unique soldier doll of the World War I era. The room and its contents are truly a collection of the Hopf family history.

All the rooms on the first and second levels, with the exception of the kitchen, feature beautifully preserved oak woodwork with curlicar sculptured designs at the corners.

In 1904, the one-and-a-half story home was heated by gas-bellied stoves. It is supported by vermiculated faced limestone blocks from the quarries of Franz Schwartz, with a wooden water table above the top row of stones.

The second floor storage room

JCGS ANNUAL SEMINAR – 2007

RESEARCHING THE BRITISH ISLES with Steven Waltz Morris

Steven Waltz Morrison is the past president of the Olympia Genealogical Society, where he chaired three spring seminars, and was the program chair for the 2006 WSGS Conference. Since 1992 family history has been Steven's second profession. In 1998 he privately published "Glad Our Paths Crossed" the remembrances of his Grandmother Waltz that was part of a millennium time capsule on the WA State Capitol Campus. Steven is a frequent speaker at his local society and was an adjunct faculty member at Evergreen State College for seven years. In 2005 he attended the IHR program at Samford University in Alabama on Irish Research. Steven's areas of interest have been Ireland, Quakers, The Oregon Trail and Western Outlaw research. At this year's Jefferson County Genealogical Society Seminar he will be speaking on the following three subjects:

Peopling the British Isles—Genetic Origins of Ireland, Wales, Scotland, and England

The questions about the peoples of the British Isles are almost endless. Who were the indigenous people of the British Isles? When and where did they come from? Learn what new discoveries genetic (DNA) tracking has uncovered about the ancestors of these people, according to University of Oxford professor and author Stephen Oppenheimer.

Detours Around—Irish Roadblocks and Stone Walls

Tired of making little progress finding your elusive ancestors in Ireland? Are you down to asking for either divine intervention or seeking the help of a leprechaun? Attempting to solve an Irish genealogical problem like you would in the states and failing to understand the limited sources of records are often two of the biggest obstacles in Ireland. So, if you are ready to learn how to get around ten of Ireland's top roadblocks and stonewalls, let this session be your springboard to finding the Irish branches on your family tree.

Cracking the Code—Irish Quaker Records

In Ireland many civil and church records have been destroyed except for those of the Religious Society of Friends, also known as the "Quakers". Most Irish Quakers have English roots and were early pioneers to the colonies. Many of these families then changed their religion after a generation or two in America. Quakers documented the births, marriages, and burials of all their members from the seventeenth century to the present without a break. This session will help you crack the code of Quaker record keeping. With this you can access the Quaker Archives—the best-preserved church records in Ireland.

Outlaw Genealogy—Finding the Outlaw in YOUR Family

Are you fed up with working family lines, which are "tight as a tick"? Stop treating them like family and start tracking them like outlaws. Every family has them, or those who just seem to cover up their tracks for the heck of it. Saddle up and learn how to use standard genealogical techniques to pick up the trail. If it's possible to document a Wild West story like that of outlaw Tom McCarty (associate of Butch Cassidy), then tracking down the truth about your family's outlaw should be a snap.

Material from the Heritage Quest Bookstore will be on sale at the Seminar

Place: Tri-Area Community Center, Chimacum, WA

Time: 8:30–9:00 AM Registration. Program finishes at 3:30 followed by a raffle.

Cost: \$25 for registration before March 9th, \$30 after March 9th

ALSO...PLEASE BRING YOUR DONATIONS FOR THE GENEALOGY RUMMAGE SALE

As in past years, we will have items for "sale" to help raise money for JCGS. Most of the goodies are overages from our library collection. If you'd like to help, bring genealogy-related things you no longer need and add them to the stash and/or see if there's something you might want for yourself—either way you'll be helping your Society.

HELP NEEDED

JCGS members who are willing to donate at least one day a month to assisting others in the Research Center. Being a Library Volunteer will mean you have a chance to learn more about research which helps you in your own work. There is often time to use the library for your own research while you are there. Training is provided. Please contact Bev Brice if you are interested. We also need people to extract records and help with the functioning of the library, but we have a particular need for new Library Volunteers at this time

LAND RECORD RESOURCES IN THE JCGS COLLECTION

Land records may be the only way that you can prove your family relationships. Remember to think beyond the deed itself. Tax records and maps are essential in this quest we are on. In our own library we have a number of references that can help you find your ancestors from across the United States. The first one is an excellent "How To" book for doing land research. *Land and Property Research in the United States*. It is worth the time to refresh your memory on how the Government divided the land into sections or "metes and bounds".

Once you have that under your belt, it is worth noting that sometimes you find listing of property for people in books that do not have "Deed" in the title. Such is the case with the *Great Migration Begins* and *Great Migration* series on early New England settlers. Land holdings are included in the summary completed for each settler listed in the books. Several of the following listings provide a way to see if your ancestors were in a colony or territory at a particular time by seeing if they obtained land from the government entity appropriate to the time and place. If they were in North Carolina *Colony of North Carolina Abstracts of Land Patents v 1 1735-1764* or *North Carolina Abstracts of State Grants 1779-1780* can serve as an index for the state. Abstracts are particularly helpful as they often index all names referenced in the deeds, not just the buyers and sellers. If you know they were in "Pennsylvania" between 1882 and 1940 and that they may have acquired land, *First Pennsylvania Landholders (Warrant Registers)* CD can serve as an index, although this particular one is organized by county so you would have to look in each county. This CD provides an image of the original records. *Washington Territory Donation Land Claims* is another example for early settlers closer to home.

Additional holdings include:

Land Records in Sussex County, Delaware 1681-1725, 1753-1763, 1782-1789

Knox County, Indiana Land Records and Court Indexes 1782-1815
Old Kentucky Entries and Deeds, and Early Kentucky Landholders 1787-1811

Records of the Proprietors of the Common Lands in the town of Barnstable, Massachusetts 1703-1795

Patents and Deeds and Other Early Records of New Jersey 1664-1703
on Colonial New Jersey (CD)

Early Ohio Settlers 1800-1804 (East and East Central Ohio)

Early Landholders of Pennsylvania (tracts transferred from Virginia 1779-1780)

Abstracts of Chester County Pennsylvania Land Records, v2 1729-1745
and v3 1745-1753

Abstracts of Land Grant Surveys 1751-1791 Augusta and Rockingham Counties Virginia

Land Causes Accamack County Virginia 1727-1826

Berkeley County (West) Virginia Deeds abstracts 1772-1781

Colonial Records of Virginia (CD)

Remember to check out our two subscription websites: Ancestry and New England Historic Genealogical Society as well. The NEHGS site includes databases on New York.

Land Terminology

Dower interest/right — wife's interest in the property as provided by law; she would have to release her right when the land was sold.

Quit claim deed — the most common type of deed; relinquishes all rights held by the seller, but does not guarantee that the seller is the sole owner

Warranty deed — guarantees that the seller holds official title and can legally sell the property; seller protects the rights of the buyer

Quit rent — early type of property tax (abolished during the Revolutionary War)

Fee Simple — similar to a quit claim deed, this type of transfer is most often used in inheritances; buyer can do with property as he wishes.

Escheat — transfer of property to the government due to default, abandonment or death without heirs; most common in original thirteen colonies

Website: Bureau of Land Management has image access to more than two million Federal land title records for Eastern Public Land States, issued between 1820 and 1908:

<http://www.glorerecords.blm.gov/>

PORT TOWNSEND EARLY LAND CLAIMS

by Marge Samuelson

In 1850 the Donation Land Claim Act, sometimes known as the Donation Land Act was enacted by Congress to promote homestead settlement in the Oregon Territory in the Pacific Northwest (comprising the present-day states of Oregon, Washington and Idaho). The law which was a forerunner of the Homestead Act, brought thousands of settlers to the new territory.

In August of 1850, Henry C. Wilson arrived in Port Townsend and staked a claim, which he later filed on. In Wilson's opinion, Port Townsend was the best harbor on Puget Sound. In the spring of 1851 Alfred A. Plummer and Charles Bachelder who knew Wilson from Steilacoom where they first thought to settle, arrived, and each filed on a donation claim. They constructed a good sized log cabin well up on the beach above the highest tide. In November Loren Hastings and Frances Pettygrove arrived, decided the area had possibilities and made arrangements to return in the spring with their families. The *Mary Taylor* sailed into Port Townsend Bay and anchored near shore on February 19, 1852. On April 19, 1852 Henry C. Wilson officially filed on his donation claim, 320 acres. Shortly afterward, on April 24, 1852, Hastings and Pettygrove filed on their claims.

Almost immediately after filing, the four men formed a plan to lay out a town site and develop a town. Each agreed to give one-fourth of their claim to the town site. Plummer and Bachelder, being single men had 640 acres each. They also agreed that if any one of them should neglect his duties, by reason of intemperance, as to become objectionable to the others, they might acquire his interests at a price agreed upon. Eventually this was enforced against Charles Bachelder, who never perfected the title to his claim. Later that year the Oregon Legislature created several new counties. On December 22, 1852 the bill creating Jefferson County was passed and Port Townsend was made the county seat.

Source: *Picturesque Port Townsend, The History of a Pioneer town* by May B. Smith and Edith E. Hewitt, unpublished manuscript from 1929. This book is available as a reference book at the Jefferson County Historical Society Research Center.

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Jefferson County

PO Box 627
Port Townsend
Washington
98368-0627
360-385-9495

**Research Center
Location & Hours**

13692 Airport Cutoff Road
Hours: 11 to 4
Tuesday–Saturday
\$4.00 admission for
non-members
\$2.00 children



*Land records are the focus of the spring issue of the
Jefferson County Genealogical Society Newsletter*

We're on the Web!
<http://www.rootsweb.com/~wajcgs/>

Meetings:

**3rd Saturday
9:30 AM**

**Tri-Area
Community
Center**

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Welcome**

**March 17, 2007 JCGS SEMINAR
"RESEARCHING THE BRITISH ISLES"**

**Origins of the British Isles, Irish Roadblocks,
Irish Quaker Records and Outlaw Genealogy**

Featured Speaker—Steven Morrison

Please mail reservation to

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COST: \$25 if received by March 9th, \$30 after March 9th

