# This Indenture of three parts

made the fifth day of April in the thirty-eighth Year of the Reign of our Sovereign Lord George the third by the Grace of God of Great Britain France and Ireland King Defender of the Faith, and so forth, and in the Year of our Lord One thousand seven hundred and ninety-eight. Between Caleb Cooper late of Kingsclere Berks but now of Lake in the Parish of Brading in the Isle of Wight in the County of Southampton Gentleman Brother and Administrator of the Goods Chattels Credits and Effects of William Cooper late of Lake aforesaid Gentleman deceased Executor of the first part John Jacob of Newport in the said Isle of Wight Mercer and Henry Tratte of Newport aforesaid Gentleman Executors of the last Will and Testament of Sarah Jacob late of Newport aforesaid Widow deceased of the second part and William Mackett of the Town of Reading in the Isle of Wight aforesaid Gentleman of the third part Whereas by an Indenture of Lease bearing date on or about the four and twentieth day of June in the Year of our Lord One thousand six hundred and ninety-nine and made or expressed to be made between James Squibb late of Reading in the Isle of Wight aforesaid Cordwainer and Ann his wife of the one part and Richard Kiste late of Reading aforesaid Carpenter of the other part They the said James Squibb and Ann his wife for the Consideration therein mentioned Did demise grant bargain sell and to farm let unto the said Richard Kiste All that their small parcel or Garden plot of Ground together with an Old House thereon standing being one Perch of Land by estimation, be it more or less, situate lying and being in the East side of the Town of Reading aforesaid together with all Timber Trees and other Trees standing growing springing and being in and upon the Premises aforesaid or any part thereof And also all manner of Profits Commodities Advantages and Appurtenances whatsoever unto the said Garden plot and Premises belonging or in any wise appertaining To Hold the same unto the said Richard Kiste his Executors Administrators and Assigns from the day of the date thereof for the Term of Eight Hundred forty and four Years Under the Yearly Rent of a pepper Corn And Whereas a new Messuage or Tenement were afterwards erected on the site of the said Old House and is now standing and being thereon And Whereas under and by virtue of a certain Indenture of Assignment quadripartite bearing date the nineteenth day of June in the Year of our Lord One thousand seven hundred and eighty-two and made or expressed to be made between William Pharez then of the Parish of Saint Helliers in the Isle of Wight aforesaid Yeoman of the first part Ann Kiste Widow of the second part the said William Cooper deceased of the third part and the said Sarah Jacob deceased of the fourth part and under and by virtue of divers Deeds Assignments and other Instruments in the said therein particularly recited mentioned or referred to the said Piece or Parcel of Garden Plot of Ground and the said new erected Messuage or Tenement and all other the Premises with their and every of their Appurtenances were absolutely transferred and assigned unto the said Sarah Jacob her Executors Administrators and Assigns To Hold the same unto the said Sarah Jacob her Executors Administrators and Assigns from thenceforth for all the residue of the said Term of Eight Hundred forty and four Years by the said recited Indenture of Lease granted then to come and unexpired free and discharged of and from all Encumbrances whatsoever In Trust nevertheless to and for the only use benefit and behoof of the said William Cooper his Executors Administrators and Assigns and to or for no other use intent or purpose whatsoever As in and by the said several recited Indentures (relation being to them respectively had) will more fully appear And Whereas the said Sarah Jacob by her last will and Testament duly proved in the proper Ecclesiastical Court appointed the said John Jacob and Henry Tratte Executors thereof And Whereas Letters of Administration of the Goods Chattels Credits and Effects of the said William Cooper deceased have since been duly granted and committed by the proper Ordinary in that behalf unto the said Caleb Cooper And Whereas the said Caleb Cooper hath entered into and upon the said Piece or Parcel of Ground Messuage or Tenement and Premises with the Appurtenances demised by the said recited Indenture of Lease and the residue of the Term thereby granted at and for the Price or Sum of One Hundred and thirty five Pounds Now this Indenture Witnesseth that for and in Consideration of the Sum of One Hundred and thirty-five Pounds of lawful Money of Great Britain to the said Caleb Cooper in hand paid by the said William Mackett at or before the Sealing and Delivery of these Presents the Receipt whereof he the said Caleb Cooper doth hereby acknowledge and therefrom and of every part thereof doth acquit release and discharge the said William Mackett his Executors Administrators and Assigns and every of them by these Presents And also for and in Consideration of the Sum of ten Shillings of like Money to the said John Jacob and Henry Tratte in hand also paid by the said William Mackett at or before the Sealing and Delivery thereof the Receipt whereof is hereby acknowledged they the said Caleb Cooper Hath granted bargained sold assigned transferred and set over And by these Presents Doth grant bargain sell assign transfer and set over And the said John Jacob and Henry Tratte at the request and by the direction and appointment of the said Caleb Cooper testified by his being a party to and sealing and delivering thereof Have and each of them Hath bargained sold and assigned And by these Presents Do and each of them Doth bargain sell and assign unto the said William Mackett his Executors Administrators and Assigns All that the said Piece or Parcel of Garden plot of Ground and the said late new erected Messuage or Tenement and all and singular other the Premises which were demised in and by the said recited Indenture of Lease and Assigned by the said recited Indenture of Assignment and every part and parcel thereof with their and every of their Appurtenances and all Timber Trees and other Trees and all profits Commodities Advantages and Appurtenances whatsoever to the said Garden plot Messuage or Tenement and Premises belonging or Appertaining And all the Estate Right Title Interest Use Trust Property Possession Term of Years to come and unexpired Claim and Demand whatsoever both at Law and in Equity of them the said Caleb Cooper and John Jacob and Henry Tratte and every of them of in to or out of the said Piece or Parcel of Garden plot of Ground Messuage or Tenement and Premises thereby or expressed or intended to be thereby assigned and every part and parcel thereof together with the said Indenture of Lease and all other Deeds Evidences and Writings touching or concerning the same Premises now in the sole Custody or Power of the said Caleb Cooper or which he can come by or get at without Suit in Law or Equity To have and to hold the said Piece or Parcel of Garden plot of Ground Messuage or Tenement and all and singular other the Premises granted and assigned or mentioned in and by the said recited Indenture of Lease and thereby assigned or expressed or intended so to be and every part and parcel thereof with their and every of their Appurtenances unto the said William Mackett his Executors Administrators and Assigns from the day of the date thereof for and during all the rest residue and remainder of the said Term of Eight Hundred forty and four Years granted and demised in and by the said recited Indenture of Lease yet to come and unexpired Under the Rent of a pepper Corn And the said Caleb Cooper for himself his Heirs Executors and Administrators doth Covenant promise and Agree to and with the said William Mackett his Executors Administrators and Assigns by these Presents in manner following (that is to say) that he the said Caleb Cooper and the said John Jacob and Henry Tratte have or one of them now hath or stands good right full power and lawful and absolute authority to grant bargain sell and assign the said Piece or Parcel of Garden plot of Ground Messuage or Tenement and Premises thereby or expressed or intended to be thereby assigned with the Appurtenances unto the said William Mackett his Executors Administrators and Assigns in manner and form aforesaid And also that the said recited Indenture of Lease is a good and sufficient Lease valid in the Law and is not forfeited surrendered determined or become void or voidable And that it shall and may be lawful to and for the said William Mackett his Executors Administrators and Assigns from time to time and at all times thereafter during the residue of the said Term of Eight Hundred forty and four Years demised in and by the said recited Indenture of Lease peaceably and quietly to have hold use occupy possess and enjoy the said Piece or Parcel of Garden plot of Ground Messuage or Tenement and Premises thereby or expressed or intended to be thereby assigned with the Appurtenances and to receive and take the Rents Issues and Profits thereof and of every part thereof to his and their own use and benefit without any Hindrance interruption or denial of them the said Caleb Cooper John Jacob and Henry Tratte or either of them their or either of their Executors Administrators or Assigns or of any other Person or Persons whomsoever And that freed and discharged from all Charges and Encumbrances whatsoever And Lastly that the said Caleb Cooper his Executors and Administrators and all and every other Person and Persons claiming or to claim by from or under him or them shall and will from time to time and at all times thereafter during the residue of the said Term of Eight Hundred forty and four Years to be demised by the said Indenture of Lease at the request Costs and Charges of the said William Mackett his Executors Administrators or Assigns make do and execute or cause to be made done and executed all such further and other lawful and reasonable Acts deeds and things Devises Conveyances Assignments and Assurances in the Law whatsoever for the further better and more perfectly and absolutely Assigning and Assuring the same Piece or Parcel of Garden Plot of Ground Messuage or Tenement and Premises with the Appurtenances unto the said William Mackett his Executors Administrators and Assigns for the residue of the said Term of Eight Hundred forty and four Years granted by the said Indenture of Lease as at the time of making such request shall be to come and unexpired as by the said William Mackett his Executors Administrators and Assigns or his or their Counsel in the Law shall be reasonably devised or advised and required In Witness whereof the said parties to these Presents have hereunto set their Hands and Seals the day and Year first above written.

Caleb Cooper

John Jacob

Henry Tratte