

March 1854
Sale of Property
George Powell
to Charles L. S.

United States of America,
STATE OF LOUISIANA,
CITY OF NEW ORLEANS.

Be it Known, that on this eight day of the
month of March in the year one thousand eight
hundred and eighty five

Before me, Nicholas J. DREYFOUS, a Notary Public,
duly commissioned and sworn in and for the PARISH OF ORLEANS AND
CITY OF NEW ORLEANS, therein residing.

PERSONALLY APPEARED,

Mr. George Powell of the City

Who declared that he has sold with all legal
warranty and with full subrogation and substitution in
and to all his rights and actions of warranty against
all preceding vendors and their successors.

Unto Mrs. Babetta Skerme widow of the
late Mr. Charles L. S. of the City which is
accepted by her son Mr. Charles L. S. also of the
City here present and acting as her general and special at-
torney in fact constituted in and by an act of promission
recorded before Abel Dreyfous, a notary public in the
City on the eighteenth of February 1850.

Two certain lots of ground together with the buildings
and improvements thereon and all the appurtenances thereto
belonging (including the gas pipes, conduits and fixtures)
situate in the French Quarter of the City bounded
by the sea on one side and two on the square bounded by
Magazine, Third, Constantine (late Louisiana) and
Second streets, on a plan made by M. P. Thompson
dated 22^d May 1844, and deposited in the office of
Emile T. Levee late a notary in the City. Which lots
of ground adjoin each other and measure to-wit: lot No
one forming the corner of Magazine and Second street
thirty four feet front on Magazine street by one hundred

Notarial Archives
1340 Poydras St. Suite 300
New Orleans, LA 70112

and thirty four feet in depth and front on Second
and lot No. two, thirty feet front on Magazine Street
by one hundred and thirty five feet in depth.

Being the same property which the said Powell
acquired from the Successors of Margaret M. Aubrey
of John A. O'Brien per act passed on the 2nd of
1878 before William J. Cottrell a notary in the City
in Company Office book No. 101 folio 104.

This sale is made for the sum of eighty one
dollar and fifty dollars on which the purchaser has
in the presence of the notary and witnesses endorsing
the said vendor who acknowledges the receipt thereof
grant acquittance and discharge for the same, the sum
of one thousand dollar Cash, and in regard to the

U.S. The mortgage amounting to the sum of Twenty one hundred and fifty
dollars it has been agreed that the same shall remain
the hand of the purchaser to be held by him for
until the general mortgage herein before recited is paid
wherein John Powell shall have been duly credited to the
satisfaction of C. E. Moran the attorney of New York
that in case the said New York should fail to do so
Henry Powell or any other person or persons entitled to the
within three days after due notice has been given
of such an allegation, the amount then returned by the
purchaser shall bear interest at the rate of eight per cent
annum as long as the same remain in default, but the
shall not be construed as constituting or comprising the
New York to delay the payment of the amount thereof
has, and in the contrary shall become void and of no effect
in the said vendor shall have completed and the contract
has been duly executed.

And in order to secure the payment of the
of sum of one hundred and fifty dollar and all

OCT 2 5 2011
Notarial Archives
Research Center
St. Louis
1140 Poplar St.
St. Louis, MO 63104

interest, the vendor hereby releases his property on the property now sold and the same in, by these presents, especially mortgaged in his favor and in favor of his heirs, representatives or assigns, the purchaser, as expressed hereby, himself not to sell, alienate or encumber the said property to the prejudice of this mortgage.

By reference to the two herewith annexed certificates dated the day and from the Register of Conveyances and the other from the Recorder of Mortgages in and for the Parish, it will appear that the said Powell has not previously alienated the above described property and that the same is free from incumbrance in his name with the only exception of the general mortgage for the sum of sixty eight hundred dollars in favor of the minor John Powell, of whom he is the father, trustee, resulting from the inscription of the certificates of Benjamin d'Arceville, deputy clerk of the District Court for the Parish of Orleans, dated February 11th 1882. Which mortgage the said vendor binds himself to cause to be cancelled as soon as practicable.

All the taxes on the property now sold up to 1883 inclusive both City and State, and the damages, are paid, no fees are excepted, which are to my, notary. The taxes of the current year are assumed by the purchaser.

The vendor finally declared that he was married to a lady of the name of Mary, and that he had wife a still born child, and his

These done and passed in my office on the day month and year first above written, in the presence of Abel Dreyfus and Henry P. Dault, competent witnesses who have signed with the parties and me, the notary, after reading the whole. The words of my (his) exhibiting appeared.

Henry P. Dault

George Powell

Charles Lot.

Recorded in Mortgage office

Book 274 fo 327,

New Orleans March Eighth 1884,

Wm. H. H. H. H.

Wm. H. H. H.

Wm. H. H.

Registered in Conveyance Office

N 120 fol 981 ready stamped

New Orleans March 10th 1884.

Wm. H. H.

Wm. H. H.