

Treasury Warrant Land Grant of 1793  
As Granted to  
John Nichols,  
For Lands Located in Augusta County  
On Moffets Branch,  
Waters of the Middle River of Shenandoah.  
Signed by  
Henry Lee III, Governor  
Of the State of Virginia  
1791-1794



Transcription provided by:  
Randy Buie  
Valley Preservation Alliance for American History and Architecture  
Harrisonburg, Virginia  
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## Notes Regarding this Transcription

While every effort has been made to complete a full transcription of the document, some words remain illegible either because of the fading of the ink or physical damage to the document in the form a water stains, dirt stains, tears or missing material. In all cases where the script is partially or completely illegible and there remains any question as to the identification of the word or phrase used then the corresponding text of the transcription will be provided in [brackets]. For those words for which there remains a great deal of uncertainty and the text provided in the transcription is a reasonable guess then a question mark will be included within the [brackets?]. If the word is completely unreadable it will be identified as manuscript illegible [*MS. illegible*]. If the original document is missing material the lost text will be accounted for as [*MS. damaged*] or otherwise described. All editorial comments will appear in *italics* within brackets.

This is a literal transcription. By this it is meant that no changes have been made to spelling, capitalization, punctuation, phrasing or sentence structure. The use of various fonts and font sizes have been employed to reflect the character and script usage of the original document, which reflect the grammatical writing structure of the period. The individual line format of this transcription demonstrates the dilemma of transferring the content of an oversized, single sheet, original document into a modern format. As such, each line between returns corresponds to a single line of script on the original sheet and have been sequentially numbered for easier reference.

## Notes Regarding this Document

As a means to aid the reader's understanding of the content of this document the following information is provided:

- This grant was written on a pre-printed, oversized sheet containing formatted items represented by the underlined text. Hand written text is not underlined.
- The format for the bearings are represented as: N[orth] 53 [degrees] W[est] 60 po[les]– N 53 W 60 po
- A “pole” is 16.5 feet, 320 poles comprise one mile.
- In 1779 the Virginia General Assembly established land patent processes to include acquisition by Treasury Warrants under Land Law B, Chapter XIII. The references to “Warrant Number...” refer to the issue number of specific warrants, which are indexed in multiple volumes.
- The Shenandoah River is referred to as the “Shannanook” in line #9.

## Copyright and Citation

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<sup>1</sup> Henry Lee Esquire, Governor of the Commonwealth of VIRGINIA,  
<sup>2</sup> To all to whom these Presents shall come, Greeting: Know ye, that by virtue of part of a Land Office  
<sup>3</sup> Treasury Warrant Number Nineteen thousand five hundred and eighteen, issued the twenty second day of  
September  
<sup>4</sup> one thousand seven hundred and eighty three  
<sup>5</sup> there is granted by the said Commonwealth, unto John Nichols  
<sup>6</sup> A certain Tract or Parcel of Land, containing Five hundred and fifty acres by an Inclusion survey bearing date  
the second  
<sup>7</sup> day of March 1792, Two hundred and fifty acres part of a Tract of 400 acres first Granted to William King by  
Patent date the 10<sup>th</sup> day of February 1748 and by several  
<sup>8</sup> conveyances because the property of said Nichols, 44 acres another part thereof was Granted to said Nichols  
the first day of September 1780, the Residue never  
<sup>9</sup> before Granted, which said Tract of Land is lying and being in the County of Augusta on Moffets Branch,  
Waters of the Middle River of Shannanook  
<sup>10</sup> and bounded as followeth Towit **Beginning** at a white oak corner to Thos Bradshaws Land, with his line  
S 24 W 240 po a white oak and pine Bradshaws  
<sup>11</sup> corner, N 89 E 240 po to a black oak sapling James Rankins corner, with his line N 140 po to a white and  
black oak Rankins corner, W 10 po to two black  
<sup>12</sup> oak grubs, N 3 E 86 po crossing the Branch to hickory and two white oak saplings Rankins corner S 67 E 60  
po to a leaning white oak by a road, N 38 E 38 po to a locust  
<sup>13</sup> S 17 W [10] po to two hickories and a white oak Rankins corner, N 37 E 65 po to three white oaks on Rankins  
line N 72 W 70 po to a black oak and spanish oak sapling  
<sup>14</sup> on a hill, N 20 W 72 po to two black oaks, N 38 W 172 po to three pines on a hill side, S 52 W 106 poles to a  
pine on McCameys line, S 30 E 155 poles to a white oak and  
<sup>15</sup> black oak saplings, S 59 W 24 poles to a pine on a ridge, N 71 W 27 po to a white oak on McCameys line,  
S 64 W 12 poles to two white oaks  
<sup>16</sup> by a path, S 33 W 66 poles to a black oak and white oak saplings S 50 E 60 poles to the **Beginning**  
<sup>17</sup> with its Appurtenances: To Have and to Hold the said Tract or Parcel of Land with its Appurte-  
<sup>18</sup> nances, to the said John Nichols and his Heirs for ever.  
<sup>19</sup> In Witness whereof, the said **Henry Lee** Esquire, Governor of the  
<sup>20</sup> Commonwealth of Virginia, hath hereunto set his Hand, and caused the lesser Seal of the said Common-  
<sup>21</sup> wealth to be affixed at Richmond, on the twenty sixth Day of July in the year of our  
<sup>22</sup> Lord, One Thousand Seven Hundred and Ninety three , and of the Commonwealth the Eighteenth

(SEAL)

Henry Lee

*Henry Lee*

Esquire, Governor of the Commonwealth of VIRGINIA,

TO ALL TO WHOM these Presents shall come, GREETING: KNOW YE, that by Virtue of a said Office

Treasury Warrant Number Nineteen thousand Five hundred and eighteen, issued the twenty second day of September one thousand seven hundred and eighty three

there is granted by the said Commonwealth unto *John Nichols*

a certain Tract or Parcel of Land, containing *Five hundred and fifty acres* by an Inclusive survey bearing date the second day of March 1792, Two hundred and fifty acres part of a tract of 400 acres first granted to William King by Patent dated the 10<sup>th</sup> day of February 1715 and by several conveyances became the property of said Nichols, 44 acres another part thereof was granted to said Nichols the first day of September 1780, the Residue never before granted, which said Tract of Land is lying and being in the County of Augusta, on Moffets Branch, Waters of the Middle River of the Commonwealth. and bounded as followeth To wit Beginning at a white oak corner to Tho: Bradshaws Land, with his line *S 24° W 210 p* to a white oak and pine Bradshaws corner, *N 89° E 210 p* to a black oak sapling James Rankins corner, with his line *N 110 p* to a white oak and black oak Rankins corner, *N 10 p* to two black oak grubs, *N 3° E 86 p* crossing the Branch to a hickory and two white oak saplings Rankins corner, *S 67° E 60 p* to a leaning white oak by a road, *N 38° E 38 p* to a locust *S 71° W 72 p* to two hickories and a white oak Rankins corner, *N 37° E 65 p* to three white oaks on Rankins line, *N 72° W 70 p* to a black oak and spanish oak sapling on a hill, *N 20° W 72 p* to two black oaks, *N 38° W 72 p* to three pines on a hillside, *S 32° W 106 p* to a pine on McCannys line, *S 30° E 153 p* to a white oak and black oak saplings, *S 59° W 214 p* to a pine on a ridge, *N 71° W 27 p* to a white oak on McCannys line, *S 64° W 12 p* to two white oaks by a path, *S 33° W 66 p* to a black oak and white oak saplings *S 50° E 60 p* to the Beginning

with its Appurtenances, TO HAVE AND TO HOLD the said Tract or Parcel of Land with its Appurtenances, to the said *John Nichols* and his Heirs for ever.

IN WITNESS whereof the said *Henry Lee* Esquire, Governor of the

Commonwealth of VIRGINIA, hath hereunto set his Hand, and caused the lesser Seal of the said Commonwealth to be affixed at Richmond, on the *Sixty sixth* Day of *July* in the Year of our Lord, One Thousand Seven Hundred and Ninety *three*, and of the Commonwealth the *Eighteenth*



*Henry Lee*