

Deed dated 13 Mar 1830, James Nutter Jr. and wife Hannah sold what appears to be two acres of land in Newington to Aaron Hodgdon for \$100.57 (seems a strange amount). The land was bounded on the north by the highway leading from Portsmouth to Greenland, on the south by the land owned by Abraham Pickering, and on the east by land owned by (unreadable) Nathaniel A. Haven. There was also a "dwelling" on the land that was included.

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IN WITNESS WHEREOF all Men by these Presents, That
I James Nutter Jr. of Newington, in County of Rockingham
and State of New Hampshire, Husbandman -
For and in consideration of the sum of one hundred dollars and fifty-seven
cents **to me in hand before the delivery hereof, well and truly paid by**
Aaron Hodgdon of Portsmouth, in the County of Rockingham
in said State Husbandman -
the receipt whereof I do hereby acknowledge, have given, granted, bargained, sold, and
by these presents, do give, grant, bargain, sell, alien, enfeoff, convey and confirm unto the
said Aaron Hodgdon, his heirs and assigns forever, a certain piece
of land situated in said Newington, containing two acres more or
less, bounded Northerly on the highway leading from Portsmouth
to Greenland, Westerly and Southerly on land of Abraham Pickering,
Easterly on land of Dr. Nathaniel A. Haven, and also the dwelling
house on said land -

To have and to hold the said granted premises with all the privileges and appurtenances to the same belonging, to *him* the said *Arnon Hodgson* his heirs and assigns to *his & their* only proper use and benefit forever. And *I* the said *James Nutter Jr.* and my heirs, executors, and administrators, do hereby covenant, grant and agree to and with the said *Arnon Hodgson* and his heirs and assigns, that until the delivery hereof *I am* the lawful owner of the said premises and am seized and possessed thereof in my own right in fee simple, and have full power and lawful authority to grant and convey the same in manner aforesaid; that the said premises are free and clear of all and every incumbrance whatsoever, and that *I* and my heirs, executors and administrators shall and will warrant the same to *the said Arnon Hodgson* his heirs and assigns against the lawful claims and demands of any person or persons whomsoever. And *I Hannah Nutter* wife of the said *James Nutter Jr.* for the consideration aforesaid, hereby relinquish my right of dower & power of thirds in and to the above described premises. In Witness whereof, we the said *James Nutter Jr.* and *Hannah Nutter* have hereunto set our hands and seals this thirteenth day of March in the year of our Lord one thousand eight hundred and thirty.

Signed, Sealed and delivered in presence of us - *H. Sheldon*

James Nutter (Seal)
Hannah Nutter (Seal)

Dani'l P. Drown

State of New Hampshire
 Rockingham Co. The thirteenth day of March in the year of our Lord one thousand eight hundred and thirty. Then the above named *James Nutter Jr.* personally appearing acknowledged the above written instrument by him subscribed, to be his voluntary act and deed.

before me, *Dani'l P. Drown*, Justice Peace -

Received & Recorded 22^d March 1834 -

Leith Walker Rdr.

The following is a deed from 1819 in which James Nutter (the elder James Nutter) is selling a 30-acre piece of land in Newington left to him by his father to the Pickerings (4 sisters) for \$300. The description of this land makes it clear that it abuts the land mentioned in the above older deed and mentioned James Nutter Jr. as an owner of the abutting land.

KNOW ALL MEN BY THESE PRESENTS, THAT

James Nutter of Newington in the County of Rockingham and State of New Hampshire, Husbandman -

Nutter
to
Pickering's

For and in consideration of the sum of Three Hundred Dollars -
to me in hand before the delivery hereof, well and truly paid by Temperance Pickering, Hannah Pickering, Elizabeth D. Pickering and Rosamond Pickering, and Rosamond Pickering, Minster.

the receipt whereof I - do hereby acknowledge, have given, granted, bargained, sold, and by these presents, do give, grant, bargain, sell, alien, enfeoff, convey and confirm unto the said Temperance Pickering, Hannah Pickering, Elizabeth D. Pickering, and

Rosamond Pickering all of Newington aforesaid, their heirs and assigns forever, all my right title interest claim of in and unto a certain tract or parcel of land situate in said Newington, containing about thirty acres be the same more or less, with the building and Orchard, thereon and is bounded as follows beginning at the corner of the road leading from Portsmouth and running southerly on the road leading from Newington Meeting to Greenland on the Western bounds, and ~~and~~ south on land in the possession of the widow Silna Halgan, Easterly on land of Nathaniel A. Haven, and land of James Nutter S. & North on the road leading from Boston to the first mentioned bounds and is the same that was left me by my said Father, and which I bought of Thomas Nutter, Joshua Knight, Jonathan Downing and Matthias Nutter as by their several deeds to me reference to them being had will more fully appear, - and also about one and a half acre of Salt Marsh in said Newington adjoining salt Marsh belonging to the heirs of Matthias Nutter and bounded as follows, beginning at the Northwest corner running southerly by Marsh of the heirs of Matthias Nutter the western bounds, and southerly and Easterly on Marsh of Joseph Langdon and the creek running through the Marsh and Northerly on Marsh in the possession of Levi Barber -

To have and to hold the said granted premises with all the privileges and appurtenances to the same belonging, to them - - - the said Temperance, Hannah, Elizabeth & Rosamond Pickering their heirs and assigns to ~~the~~ and their only proper use and benefit forever. And I

Rosamond Pickering their

the said James Nutter, my - - - heirs executors, and administrators do hereby covenant, grant, and agree to and with the said Temperance, Hannah, Elizabeth and Rosamond their - - - heirs and assigns, that until the delivery hereof I am - - - the lawful owner of the said premises am - - -

seized and possessed thereof in my own right in fee simple, and have full power and lawful authority to grant and convey the same in manner aforesaid; that the said premises are free and clear of all and every incumbrance whatsoever, and that I my - - - heirs, executors and administrators, shall and will warrant the same to them the said Temperance, Hannah, Elizabeth D. Pickering and Rosamond their heirs and assigns against the lawful claims and demands of any person or persons whomsoever. In Witness

whereof I have hereunto set my hand and seal this seventeenth day of April in the year one thousand eight hundred and Nineteen -

Signed, Sealed, & delivered, (The sum of Dollars) of James Nutter Seal
in presence of
Enoch Clark.

Benjamin Pickering

Rockingham, N.H. } Newington April 17th 1819, James Nutter above named personally appeared and acknowledged the above to be his voluntary act and Deed, Before Enoch Clark Jus. Peace -

Received and Recorded 14th August 1819.