“Land records can be the building blocks needed to reconstruct identities, the stones to pave migration trails. But success requires a methodical use of this resource to re-create ancestral circumstances, neighborhoods, and associate patterns.”

Ge Lee Cortey Hendrix, NGSQ, Vol 79, page 268-292

Language of Land Deeds

- Assignee – Individual to whom a title, claim, property, interest, or right has been transferred.
- Dower - Provision made by right of law or by will for the wife to receive one third of an estate.
- Dower right – The right of a wife to one third of all assets. A deed often required the wife to give up or relinquish freely any claim or title she might have . . release her dower right.
- Grantor – persona selling land
- Grantee – person buying land
- Direct Index – index to sellers (grantors)
- Mortgagor – person who obtains a loan using his property as security.
- Mortgagee – the person or bank loaning money and receiving title to property as security for the loan.
- Relict – a surviving widow
- Consort – deceased wife of a surviving husband
- Liber – book or volume
- Et us – and wife
- Et al – and others

Consider how land is acquired – consider the time period

- Government to the individual
• Individual to another individual

Federal Land States  (westward expansion)  (More in Part Two)

State Land States  (13 original colonies plus others)

• Metes and bounds
• Each state is unique and has their own system of organizing
• Will need to learn to plat land
• Surveying was required
• Steps for acquisition
  o Entry
  o Warrant
  o Survey
  o Fees
  o Patent
• Considerations: legal age, tax exemptions, signatures, bounty land, dates

Finding Land Deeds

• FamilySearch Wiki – United States Land and Property