

LAND TRANSACTIONS  
IN  
EWING TOWNSHIP

*Mercer County, New Jersey*

1687-1760



Compiled by  
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PRINCETON, NEW JERSEY  
1983

## COMPILER'S NOTE

In 1974 I began research on what I envisioned as a comprehensive documentary history of the area that now comprises Ewing Township, Mercer County, New Jersey. One aspect of my research involved identifying, transcribing, and plotting all deeds, mortgages, surveys, and other real property instruments concerning land in Ewing before 1760, when this area was part of Burlington County and, later, Hunterdon County. Nearly two years were spent in this effort, during which time I transcribed for future use every recorded instrument and many privately-held unrecorded instruments. After another year of additional research, I wrote the first chapter of the projected book, covering the years through 1700. I then resumed my research, both in private collections and in institutions from New Jersey to London. However it soon became apparent that the scope of the project, as originally conceived, was far too large to allow for completion in fewer than six to ten years. As other projects were beginning to occupy my time and interest, I put aside my Ewing research in 1978, and placed several file boxes of research notes in storage.

Five years later it has become evident that I will not return to my Ewing work. Yet I do not wish such an extensive body of primary research to remain inaccessible to others. In the hope that the sesquicentennial of Ewing Township in 1984 will stimulate some interest in the Township's history, I have decided to reproduce, in a simple format, the segments of my research that are reasonably complete in themselves. This transcription of pre-1760 land records is the first such reproduction; others will follow, making available to local historians and genealogists information that would otherwise never have been accessible.

Joseph J. Felcone

Princeton, New Jersey  
October 1983

## INTRODUCTION

Frequently land records afford the researcher the only available primary documentation of the early history of a particular region. Ewing Township is no exception. For the area that is now Ewing, there are almost no primary sources before 1720 except land instruments. Fortunately for the New Jersey researcher, nearly all of the earliest recorded land transactions in the state have survived, both those from the proprietors' offices of East and West New Jersey and those from the clerks' offices in the original counties.

Laws that required the recording of deeds and surveys and imposed fines for non-compliance were in effect in both East and West New Jersey before 1700, but despite these laws many landowners chose not to record their lands. Consequently, in the Ewing area before 1760, perhaps as many as forty percent of all land transactions were never recorded. As a general rule, in the latter years of the eighteenth century, deeds were recorded more frequently.

The problem of lack of documentation is most vexing for the first two decades of the century, when the area was being settled by emigrants from Long Island, many of whom never recorded their first land purchase, though their subsequent purchases were commonly recorded. Since this purchase often became the homestead plantation that remained in the family, passing by will or the laws of intestacy through several generations, these original tracts often did not appear in a recorded description until the property began to be broken up in the nineteenth century. The original Scudder farm is an example of this situation, along with the first Reeder purchase. Only through descriptions in deeds to adjoining lands, occasionally through brief descriptions in wills, and through a few original privately-held unrecorded deeds can evidence of many of these earliest land transactions be found.

The present record of abstracted transcriptions includes every pre-1760 land transaction within what is now Ewing Township that could be found by the complier in the course of a three-year search. Also included are selected later transactions. These pages, reproduced directly from the original typed worksheets, include occasional handwritten notes and corrections. However the abstracts are accurate and contain all of the relevant information in the original or recorded instrument.

The sheets are arranged in eight geographical sections, as shown on the key map, preceded by abstracts of eight early instruments covering very large tracts of land. The eight geographical sections do not have precise boundaries; they are meant only to show the approximate locations of the lands in question. The researcher interested in a particular area should consult not only the abstracts for the section in which his area is located, but also those for the adjoining sections. Many land descriptions cut across these arbitrary section lines.

Any of the documents abstracted here may be plotted with the use of a ruler and protractor and the conversion formula 100 links=1 chain=66 feet. If the descriptions are to be plotted on a current Ewing Township tax map or topographic map, a uniform conversion factor is necessary, depending upon the scale of the map being used. Very early descriptions tend to be imprecise and can be plotted only imprecisely; often the lines will not close. To locate a plotted description on a modern map, it may be necessary to locate several adjacent tracts before one is able to "jig-saw" the desired tract into its proper place. Descriptions containing boundaries along bodies of water and early roads are often the easiest to locate.

Each abstract contains the following information:

#### Names of Parties to the Instrument

This includes grantors and grantees, mortgagors and mortgagees, and parties for whom land was surveyed. The abbreviation "ux" (for uxor) is used to designate a spouse who was a party to the instrument. Names are spelled exactly as they appear in the abstracted instrument, and the researcher should be aware of the possibility of variant spellings.

#### Type of Instrument

In general these are deeds, mortgages, and surveys, with an occasional quitclaim deed, road return, or other instrument in which a parcel of land is described.

#### Date of the Instrument

This is the date appearing on the face of the instrument and usually, but not always, the date the instrument was executed. It is not the date of recording.

#### Location of the Instrument

For recorded instruments, the citation will give the name of the record group and the page on which the recorded instrument appears. All of the West New Jersey

secretary's office deed books (including Revell's and Basse's surveys), the Hunterdon County Loan Office mortgage books, and the minutes of the Supreme Court ("Burlington Court") are in the New Jersey State Archives at Trenton. The Hunterdon County deed and mortgage books are in the Hunterdon County Clerk's Office at Flemington, and are also available on microfilm at the New Jersey State Archives. All of the above records also are available on microfilm through the facilities of the Mormon Church. In the case of unrecorded instruments, the location of the original document at the time it was transcribed is used.

#### Abstract of the Instrument

Included in the information from every instrument are the precise names of the parties to the instrument and their occupations and places of residence, when given, the jurisdiction in which the land is located, the full metes-and-bounds description of the land, and any stated recital. Names of witnesses and costs have been excluded in most cases.

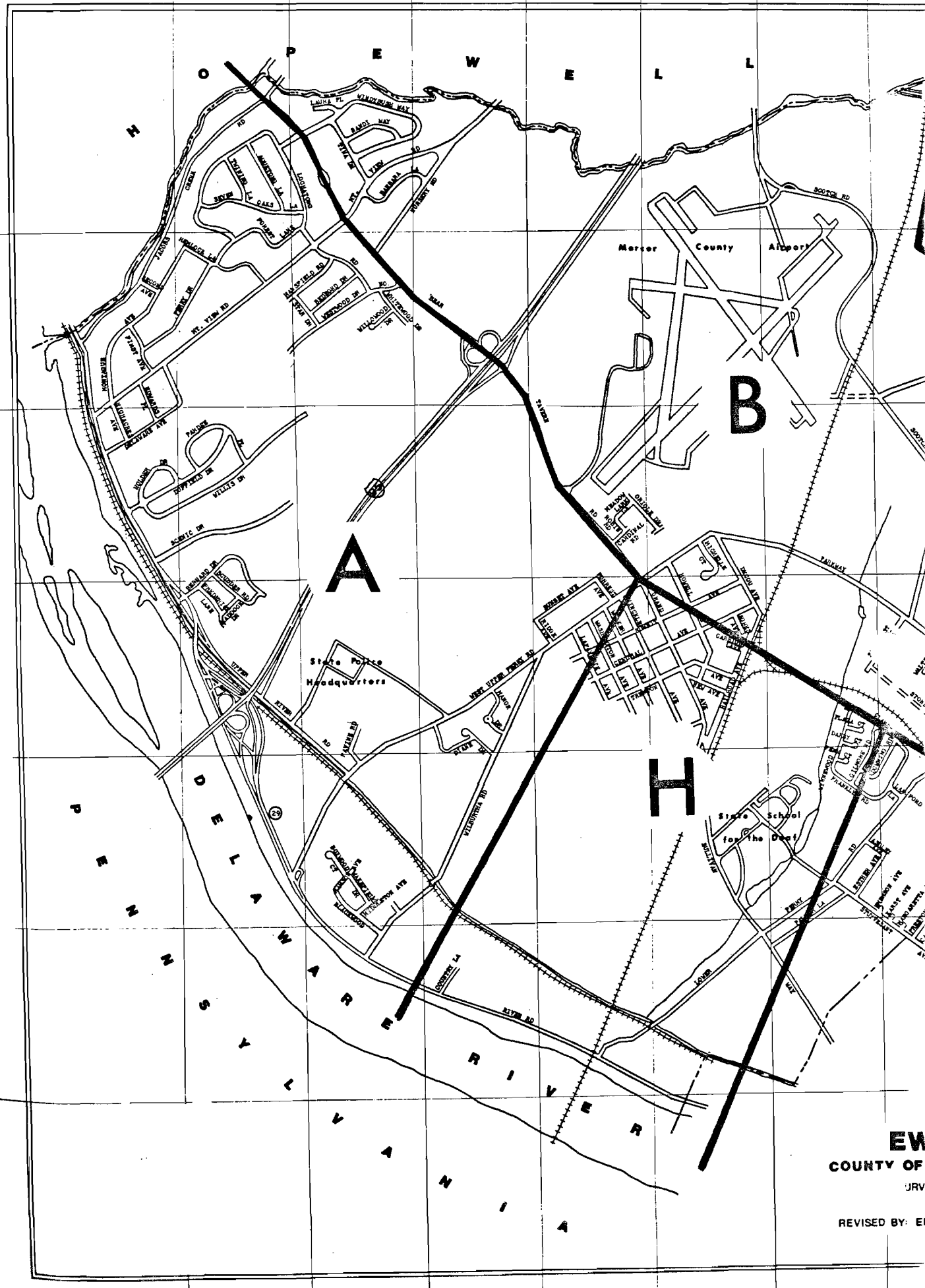
The researcher should be aware of two possible sources of confusion: 1) changing jurisdictional boundaries and 2) continuing use of original descriptions. First, the civil or jurisdictional boundaries of the area in question changed several times. This subject is treated in depth in an article by the compiler entitled "Ewing Boundary Changes, 1688-1900" in Ewing History IV, no. I (Winter 1977), pp. 69-82. In brief, present-day Ewing was included within the following civil jurisdictions:

1687	"above the Falls"
17 May 1694	Burlington County
20 February 1696/97	Maidenhead Township Burlington County
20 February 1699/1700	Hopewell Township Burlington County
11 March 1713/14	Hopewell Township Hunterdon County
2 March 1719/20	Trenton Township Hunterdon County.

Ewing Township was created out of Trenton Township in 1834 and Mercer County was created out of Hunterdon and three other counties in 1838.

The second source of confusion is the continuing use, occasionally for a hundred or more years, of the original description of a given tract of land. If a course in a 1710 deed ran along lands of William Smith, that same course in a 1770 deed might still cite William Smith, even though Smith may have sold the land in 1715 and died in 1720. Original surveys, with their many inaccuracies, were commonly used and re-used without correction.

The index at the end of the volume includes every proper name and place mentioned in the text. No attempt has been made to distinguish between different individuals bearing identical names.



**EW**  
COUNTY OF  
JRV.

REVISED BY: EM

KEY MAP PAGE REFERENCES

Large tracts ..... Pages 1-9  
Section A ..... Pages 10-40  
Section B ..... Pages 41-61  
Section C ..... Pages 62-82  
Section D ..... Pages 83-95  
Section E ..... Pages 96-105  
Section F ..... Pages 106-130  
Section G ..... Pages 131-152  
Section H ..... Pages 153-171

Section boundaries are approximate. Examine adjoining sections.



Richard Green to Daniel Scudder

Deed

June 1, 1759

Hunterdon Co. Deeds, Book 1 Page 407

Richard Green of Trenton yeoman to Daniel Scudder of Trenton yeoman.

BEGINNING at stone by E side of Delaware River being corner to said Scudders other land,

Bounded by same N  $31^{\circ}$  E 83ch 10lk to stone corner to land late sold [sic] Isaac Reeder,

By same S  $40^{\circ}$  E 6ch 28lk to stone,

S  $31^{\circ}$  W 86ch to said River,

Up same to beginning. Cont. 50 acres p/m.

Part of tract of land which said Richard Green purchased of Thomas Eayre by deed dated May 31 last past [1759] being [part] of a larger tract of land which the said Thomas Eayre became seized of by the LW & T of his father Richard Eayre deceased which was part of a tract of land which the said Richard Eayre and John Watson purchased of John Hutchinson by deed Nov. 15, 1699, and afterward the said John [Watson] by deed Mar. 21, 1699, did grant and convey unto said Richard Eayre all that his moiety or half part and share of said tract.

Release of dower by Phebe Green, wife of above Richard, December 24, 1774.

Daniel to Abner (son) 15:515

William Green and Nathaniel Green to Anna Green, Richard and Ely Moore  
Mortgage

May 27, 1785

Hunterdon Co. Mortgages, Book 1 Page 421

William Green and Nathaniel Green to Anna Green, Richard and  
Ely Moore.

Tract of land BEGINNING at hickory standing by River Delaware  
being corner to 50 acre lot formerly sold to Daniel Scudder by Richard  
Green,

By the line of said 50 acre lot N 29° E continuing said course to  
stone corner of aforesaid 50 acre lot and standing in the line of  
a 25 acre lot also formerly sold by said Richard Green to John Reeder,

By line of said 25 acre lot S 42° 20' E according to present position  
of the magnet to stone in line of said Greens other land, being also  
another corner to aforesaid 25 acre lot,

Along line of said Richard Greens other land according to the old course  
formerly run S 31° 30' W continuing that course to River Delaware,

Up said River the several courses thereof to beginning. Cont. 120 1/4  
acres.

Re-mortgage of above; William Green yeoman to Rev. John Woodhull of  
Co. of Monmouth and Jonathan Phillips of Co. of Hunterdon, Guardians  
to Messrs. Charles D. Green and James and Richard Green. April 10,  
1790, Book 1 Page 445. Above 120 1/4 acres, except 50 acres adjoining  
River Delaware lately sold to Daniel Scudder.

Richard Green and Phebe ux to Philemon Dickinson

Mortgage

April 1, 1772

Hunterdon Co. Mortgages, Book 1 Page 143

Richard Green of Twp. of Trenton and Phebe ux to Philemon Dickinson Esq. of Trenton.

Two certain messuages, plantations and tracts of land BEGINNING at maple standing near the water by the side of Delaware River,

Along Green old line N 31° 30' E 41ch 61k to stone in said line being also corner to William Green,

Along his line S 55° E 12ch 20lk over a small run to stone for corner,

S 31° 30' W 40ch 56lk to River Bank to stake for corner,

Up the river the courses thereof 12ch 20lk to beginning. Cont. 50 acres.

Other tract BEGINNING at stone corner to Daniel Scudders land by Delaware River,

By said Scudders land N 31° E 95ch 75lk to stone corner to Isaac Readers land,

S 40° E 20ch 56lk to stone corner to said Rich<sup>d</sup> Greens other land,

By said Greens land S 31° 30' W 102ch to said River Delaware,

Up said river the several courses thereof to beginning. Cont. 195 1/4 acres p/m.

Richard Green to Hunterdon Co. Loan Office

Mortgage

March 25, 1776

Hunterdon Loan Office, Book Page 82

Richard Green of Twp. of Trenton to Commissioners of Loan Office.

Tract of land in twp. of Trenton BEGINNING at maple standing near water by side of Delaware River,

Along said Green old line N  $31^{\circ} 30'$  E 41ch 61k to stone in said line being also corner to William Green,

Along his line S  $56^{\circ}$  E 12ch 20lk over small run to stone for corner, S  $31^{\circ} 30'$  W 40ch 56lk to River Bank to stake for corner,

Up River the courses thereof 12ch 20lk to beginning. Cont. 50 acres.

Richard Green and Phebe ux to Daniel Scudder

Deed

March 1, 1790

Hunterdon Co. Deeds, Book 1 Page 409

Richard Green of Twp. of Trenton yeoman and Phebe ux to Daniel Scudder of Twp. of Trenton yeoman.

Whereas Thomas Eayre did, by two separate indentures, one dated May 28, 1754, cont. 222 acres, the other dated May 31, 1759, cont. 195 1/4 acres, convey the two tracts unto Richard Green, therefore Green et ux to Scudder part of the aforesaid two tracts cont. 59 3/4 acres BEGINNING at hickory standing on bank of River Delaware corner to said Daniel Scudders former land,

Along same N 29° E 38ch 29lk to sapling hickory in line of said Scudders former land,

S 34 1/2° E 19ch 29lk to heap of stones by small oak bush,

S 36° W 37ch 68lk to black oak on bank of aforesaid River,

Up same the several courses thereof to beginning. Cont. 59 3/4 acres.

Richard Green to William Burroughs

Deed

August 1, 1752

West Jersey Deeds, Book P Page 351

Richard Green of Trenton Twp. yeoman to William Burroughs of Trenton Twp. weaver.

Whereas Isaac Reeder of Trenton yeoman by deed [bargain and sale ?] dated December 1, 1738, conveyed to Richard Green of Trenton Carpenter deceased a certain tract of land cont. 100 acres, and whereas said Richard Green by his LW & T dated June 18, 1741, bequeathed to his son Richard Green (the above Richard Green) the above 100 acres, therefore Richard Green now conveys to William Burroughs two certain lots or parcels lying in Trenton and part of the above 100 acres of land.

#1 BEGINNING at stone standing by road that leads from Amwell to Trenton commonly called the River road, and is also corner of Benjamin Moore's land,

Along his line N44°E by that said lot and through the abovesaid 100 acres 12 ch 12 lk to another stone for corner being corner of Isaac Reeder's land,

Along Isaac Reeder's line S42°W 25 ch 70 lk to another stone for corner standing by aforesaid road and also corner of said Reeder's land,

Of [sic] the said N32°W 12 ch 74 lk to beginning. Cont. 31 acres.

#2 BEGINNING at stone being also corner of above 31 acre lot and also corner to Isaac Reeder's 10 acre lot and his 31 acre lot,

Along said 10 acre lot N42°E 9 ch 20 lk to post being another corner and also another corner of said 10 acre lot,

Along the same lot N32°W 11 ch 50 lk to corner standing in David Prices line,

Along said Prices line N44°E 6 ch 27 lk to stone being also corner of said David Prices land,

S42°E 22 ch 20 lk to white oak for corner,

S40°30'W 20 ch 23 lk to stone for corner being also corner of Isaac Reeder's 31 acre lot,

N32°W along said lot 12 ch 12 lk to first mentioned corner and place of beginning. Cont. 29 acres.

Israel Fish and Mary ux to Thomas Yardley  
Mortgage  
April 30, 1799  
Hunterdon Co. Mortgages, Book 2 Page 373

Israel Fish and Mary ux to Thomas Yardley of City of Trenton.

Tract or parcel in twp. of Trenton BEGINNING at stone for corner standing in John Reeders line by or in the road commonly called the river road,

Along the road leading from Greens ferry to Princeton N 62° 15' E 23ch 26lk to stone for corner being also corner to John Howells land,

By land of Samuel Clark S 19° 30' W 19ch 35lk to stone in said Clarks line,

By said Clarks land S 50° 15' E 18ch 60lk to stone for corner in said Clarks line,

Partly by said Clarks land and partly by Isaac Wyncoops land S 28° W 30ch 83lk to stone for corner standing in aforesaid river road,

Up said road N 4° 30' E 4ch 42lk to stone in said road,

In said road N 10° W 6ch 82lk to stone,

Continuing in said road N 20° 30' W 36ch 94lk to beginning. Cont. 65 acres 28 perches p/m.

1697-1700  
1699-1700  
1700-1701  
Mortgages  
call north of assumption  
the river of western portion of  
Mindenbury twp.

This mortgage of 1799 calls the ferry Green's Ferry

P34 Ewing Township, Mercer County, New Jersey A History to the Year 1700 - Joseph J. Falcone 1985 Princeton NJ

"The last recorded land transaction in Ewing in the seventeenth century was the deed from John Hutchinsons to Andrew Heath, February 24, 1699/1700, for 400 acres out of Hutchinson's manor. Heath's tract adjoined Richard Enye's on the Delaware, lying along & to the east of the present Reading Railroad tracks. From this site Andrew Heath operated his ferry across the Delaware River." (See page 154 of Falcone's Deed Book)

P33 photocopy. Falcone describes how the portion of William Green's farm east of the Shabakunk changed hands. Prior to June 16 1699 Joshua Ely acquired title to 400 acres, formerly belonging to John Hutchinson. Ely deeded the land to Christopher Snodden. The land was surveyed to Sweden on Oct 24, 1700. In the early 1700s the land was divided, at least to Wm Green & William Welling (a man of a Sweden)

15/1790 Mortgage of Benjamin & Rebecca Green to Jacob Carter mentions "~~Tract~~" Tract of land in Twp. of Trenton... to stone Carter's corner standing in the old public road leading from the Cross Keys Tavern to Howells Ferry, ...

Same road is mentioned in:

- o Deed of 2/3/1781 Benjamin Green the Elder to Benjamin Green Junr.
- o Deed of 9/1/1788 Stephen, Robert & Elijah Lanning to Moore Furman & Abraham Hint
- o Mortgage of 3/12/1783 Robert Lanning & ux of Elijah Lanning & ux to Achiah Lambert.

pp. 153-171 -

Daniel 150, 151, (155) 166

David 151, 152, 159

Israel - 160

John - 151, 152, 156, (157)

Peter. 160-163 165 171

2/65 to Will Green  
2/2/1795

(over property next to Peter Howell.)

I have this one already? Check

Peter could be son of Joshua (3) [Christ Howells family]

P155 Andrew Heath to Daniel Howell Deed Nov 1705 13 1/2 acres to Dan Howell, blacksmith. This 13 1/2 acres is an heath's plantation of 420 acres (Daniel Howell d. 1732 was 25 in 1705.)

P161 - Described plantation as Delaware owned by Peter & "Serg" or Howell. Peter (4) son of Joshua (4) 1/17/1792

Peter d. 1812 864

Search Prestoned 1814 & 66