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Land transfers	
Acquisition	Disposition
<ul style="list-style-type: none"> <li>• Grant</li> <li>• Deed</li> <li>• Quitclaim</li> <li>• Will - inheritance</li> <li>• Division/partition</li> </ul>	<ul style="list-style-type: none"> <li>• Assignment</li> <li>• Deed</li> <li>• Quitclaim</li> <li>• Will - bequeathment</li> <li>• Division/partition</li> <li>• Escheatment</li> </ul>

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Jurisdiction Levels	
Crown/ Federal	<ul style="list-style-type: none"> <li>• Nation to person(s)</li> </ul>
Colony/ State	<ul style="list-style-type: none"> <li>• Colony/state to person(s)</li> <li>• Town to person(s)</li> <li>• Colony/state to proprietor(s) to person(s)</li> </ul>
County	<ul style="list-style-type: none"> <li>• Person(s) to person(s)</li> </ul>

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## Spanish claims

- Florida(s)
  - 1500s-1763
  - 1783-1821
- Louisiana Territory
  - 1762-1800
- Southwest
  - 1500s-1821
- Puerto Rico
  - 1493-1898




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## Colonization Efforts

- Goal to expand Catholicism
  - Sent Catholic priests and established missionaries
  - Recruited Catholic populations like the Irish
- Attracted persecuted peoples
  - Scotch-Irish
  - Loyalists
- Generally, established by headright grants or land grants:
  - Pay own passage
  - Maintain property or provide a service to crown: military service, building/managing grist mills, raising cattle, etc.

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- Louisiana Territory
  - Grants like headrights
- Florida
  - Headright grants
  - Memorials
- New Mexico Territory
  - Pueblo grants
  - Presidio grants
- Texas & California
- U.S. Private Land Claims



Records

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## Where do you find records?

- Archivo General de Indias (Archives of the Indies)
- Florida State Archives- Spanish Land Grant Archives/Files
- Louisiana State Museum Library
- New Orleans Public Library
- Louisiana State Library
- Louisiana Notarial Archives
- Family History Library
- Many more, see handout



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## Mexican claims

- 1821 – Independence from Spain
- Provinces:
  - West = California (and AZ)
  - North = New Mexico (and NV, CO, UT)
  - East = Texas (and OK, KS, WY)
- 1835-1845 – Republic of Texas
- 1848 – Treaty of Guadalupe Hidalgo
- 1854 – Gadsden Purchase

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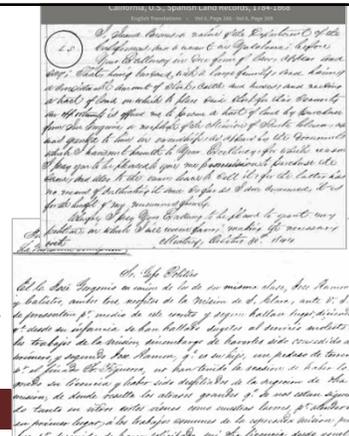
**California**

- Ranchos
- Pueblos
- Presidios

**Texas**

- Headright/empresario grants
- By petition

**U.S. Private Land Claims**



Records

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### French claims

- Louisiana Territory
  - 1699-1762
  - 1800-1803
- Canada (included Midwest states, parts of NY and PA)
  - 1535-1763



Land ceded to Britain as a result of the French and Indian War



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### Colonization Efforts

- Goal to expand fur and mineral trade.
  - Established trading posts
  - Voyageurs networked with and married into local tribes
- Brought over:
  - 1717 French convicts, mostly debtors
  - 1717 African and Caribbean slaves
  - 1740s German and Alsace-Lorraine colonists
  - 1770s-1780s Acadians
- Crown granted charters to Land Companies or individuals:
  - Seigneuries

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### British claims

- Area east of Appalachian Mountains
  - 1607-1783
- Area east of the Mississippi River (not New Orleans)
  - 1763-1783
- East and West Florida
  - 1763-1783
- Oregon Country
  - 1778/1818-1846

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### Colonization Efforts

- Reasons:
  - Make money
  - Compete with other European powers
  - Religious freedom
- Recruited:
  - Middle-class
  - Convicts and slaves
  - Immigrants from other countries

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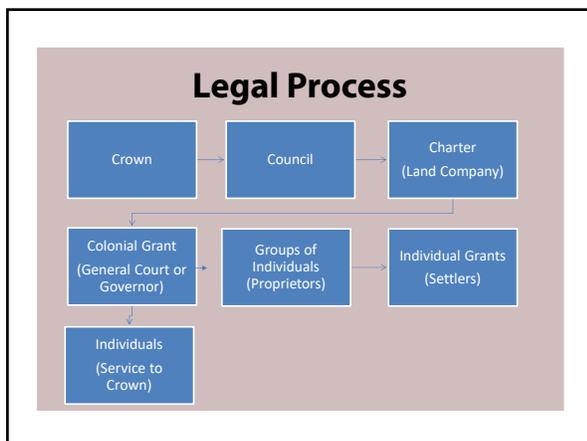
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### Cash and Credit

- Land Ordinance of 1785
  - Survey Northwest Territory
- Land Law of 1796
  - Cash-entry requirements established
- Land Law of 1800
  - Credit allowances established
- Land Law of 1820
  - Credit abolished and cash payment required
- Pre-emption Act of 1830
  - Preemption rights for up to 160 acres at \$1.25 each

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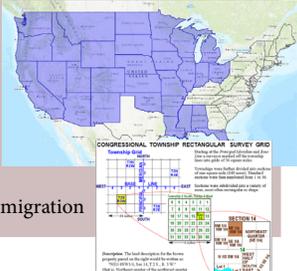
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### Federal: Public Land

- Land surveyed then granted in lots by federal land offices; “survey before settlement” policy
- Rectangular system
- 30 states
- 3 objectives:
  - Raise revenues
  - Compensate soldiers
  - Encourage westward migration




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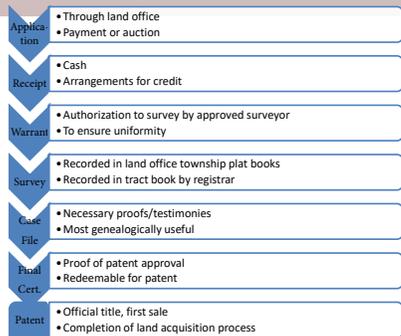
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### Land Acquisition Process



- Application**
  - Through land office
  - Payment or auction
- Receipt**
  - Cash
  - Arrangements for credit
- Warrant**
  - Authorization to survey by approved surveyor
  - To ensure uniformity
- Survey**
  - Recorded in land office township plat books
  - Recorded in tract book by registrar
- Case File**
  - Necessary proofs/testimonies
  - Most genealogically useful
- Final Cert.**
  - Proof of patent approval
  - Redeemable for patent
- Patent**
  - Official title, first sale
  - Completion of land acquisition process

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### State-land States

- Colony/state-controlled land grants/patents – not the federal government
- 20 states
- Metes-and-bounds system
- Held at state archives

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## Colony/State Government

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### Land Grant Process

- Application**
  - Through land office/county recorder
  - Describes conditions
- Warrant**
  - Authorization to survey
  - Accept previous survey
- Survey**
  - Recorded in land office
  - Description and neighbors
- Patent**
  - Official title, first sale
  - Completion of land acquisition process

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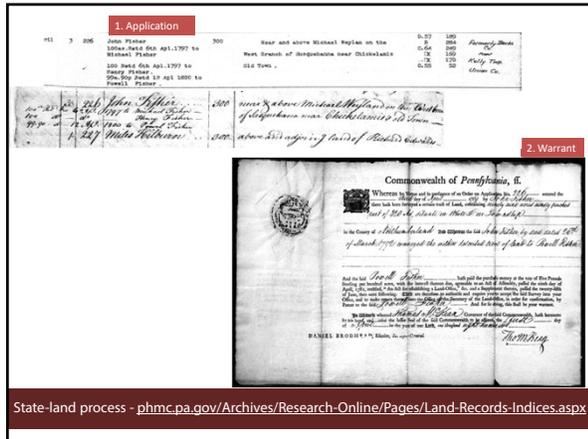
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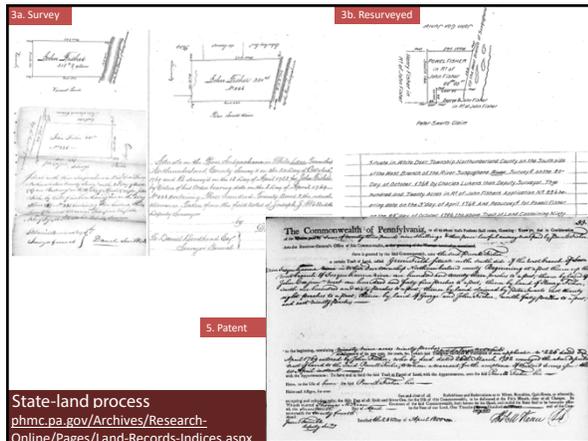
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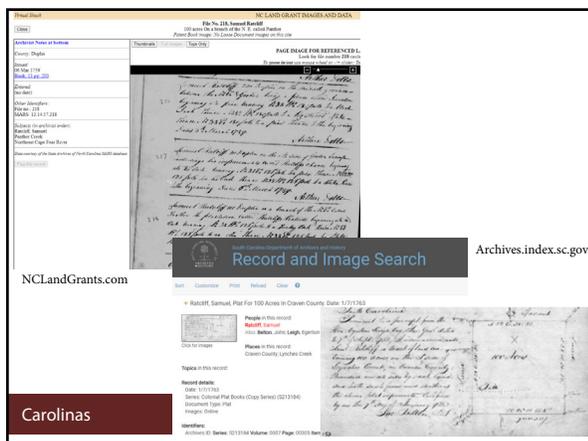
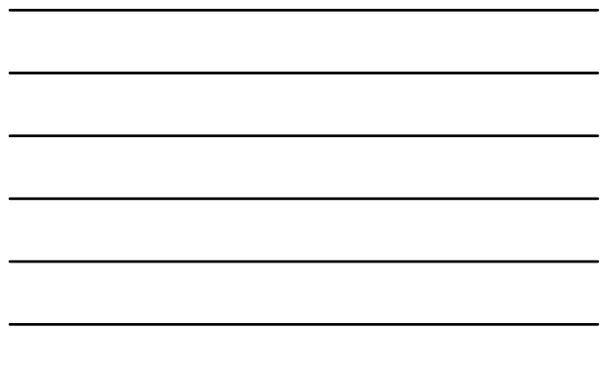
State-land process - [phmc.pa.gov/Archives/Research-Online/Pages/Land-Records-Indices.aspx](http://phmc.pa.gov/Archives/Research-Online/Pages/Land-Records-Indices.aspx)

49



State-land process [phmc.pa.gov/Archives/Research-Online/Pages/Land-Records-Indices.aspx](http://phmc.pa.gov/Archives/Research-Online/Pages/Land-Records-Indices.aspx)

50



Carolinias

51



## Headrights

- To encourage settlement
- Gave set amount of acres to each person and those transporting them
- Where:
  - Virginia and Georgia
  - Maryland and Carolinas briefly
  - Florida
  - Texas

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The image shows a scan of a historical document titled "PATENT BOOK NO. 1—PART II" with the number "121" in the top right corner. The document contains several columns of text, including names and dates. A red circle highlights the name "CAPT. NICHOLAS MARTIAN" in the second column. A red arrow points from this name to a larger block of text in the third column. At the bottom left of the image, there is a red rectangular label with the word "Virginia" written in white.

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## Colony/State Land Records

**Include:**

- Patents/grants, surveys, warrants, applications
- Bounty land

**Where to look:**

- Held by State Archives
- Microfilmed/digitized by Family History Library

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## Unique Cases

- Texas
  - 1836-1842 headrights
  - General Land Office of Texas
- Hawaii
  - Use distributed by royal families
  - 1848 Royal Land Commission to distribute titles

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The screenshot shows the Texas General Land Office website. The 'Land Grant Results' section displays a table with columns for County, Alias, District Class, File Number, and Grantee. A preview of a handwritten document is shown on the right, and a 'Texas' label is visible at the bottom left of the image area.

County	Alias	District Class	File Number	Grantee
Brewer	201	Homesteads 201	00000102	Walter, Joel
Brewer	201	Homesteads 201	00000103	Trotter, Margaret
Brewer	201	Homesteads 201	00000104	Walter, John
Brewer	201	Homesteads 201	00000105	Walter, John
Brewer	201	Homesteads 201	00000106	Walter, John

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# Town

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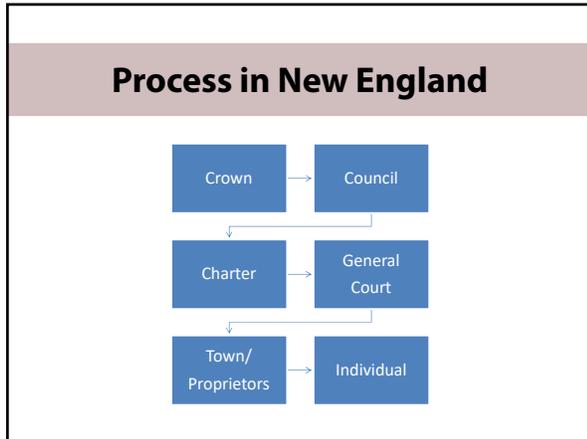
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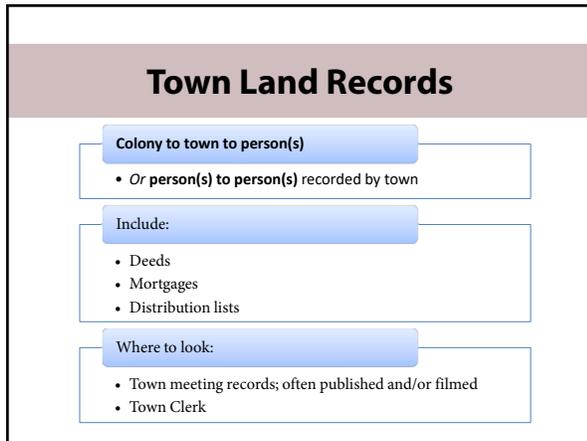
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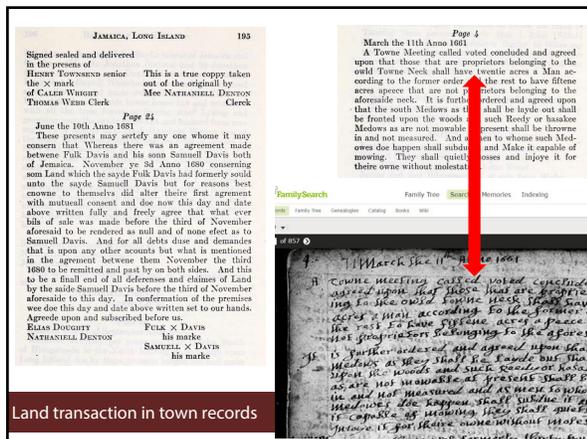
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## Proprietors

- What they did:
  - Purchased property from the government
  - Sold/leased/rented land to individuals
- What they owned/represented:
  - Grant/patent
  - Manors
  - Land companies
- How recorded:
  - Sales through the county
  - Personal/corporate records

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**Table I: Major Land Transactions: Grants, Patents, and Manors**

Name (Year)	County Included	Average	Notes
1682-1692 (Patent 1682)	Bedford	100,000-200,000	Small grants and patents for land in the western part of the colony.
1692-1700 (Patent 1700)	Albany, Montgomery, Schoharie, Warren	ca. 100,000	Patents for land in the western part of the colony.
1700-1710 (Patent 1710)	Putnam	20,000	Patents for land in the western part of the colony.
1710-1720 (Patent 1720)	Putnam	ca. 10,000	Patents for land in the western part of the colony.
1720-1730 (Patent 1730)	Putnam	10,000-20,000	Patents for land in the western part of the colony.
1730-1740 (Patent 1740)	Putnam	10,000-20,000	Patents for land in the western part of the colony.
1740-1750 (Patent 1750)	Putnam	10,000-20,000	Patents for land in the western part of the colony.
1750-1760 (Patent 1760)	Putnam	10,000-20,000	Patents for land in the western part of the colony.
1760-1770 (Patent 1770)	Putnam	10,000-20,000	Patents for land in the western part of the colony.
1770-1780 (Patent 1780)	Putnam	10,000-20,000	Patents for land in the western part of the colony.
1780-1790 (Patent 1790)	Putnam	10,000-20,000	Patents for land in the western part of the colony.
1790-1800 (Patent 1800)	Putnam	10,000-20,000	Patents for land in the western part of the colony.

**Table II: Major Land Transactions: Grants, Patents, and Manors**

Name (Year)	County Included	Average	Notes
1682-1692 (Patent 1682)	Albany, Schoharie, Warren	100,000-200,000	Small grants and patents for land in the western part of the colony.
1692-1700 (Patent 1700)	Albany, Schoharie, Warren	ca. 100,000	Patents for land in the western part of the colony.
1700-1710 (Patent 1710)	Albany, Schoharie, Warren	20,000	Patents for land in the western part of the colony.
1710-1720 (Patent 1720)	Albany, Schoharie, Warren	ca. 10,000	Patents for land in the western part of the colony.
1720-1730 (Patent 1730)	Albany, Schoharie, Warren	10,000-20,000	Patents for land in the western part of the colony.
1730-1740 (Patent 1740)	Albany, Schoharie, Warren	10,000-20,000	Patents for land in the western part of the colony.
1740-1750 (Patent 1750)	Albany, Schoharie, Warren	10,000-20,000	Patents for land in the western part of the colony.
1750-1760 (Patent 1760)	Albany, Schoharie, Warren	10,000-20,000	Patents for land in the western part of the colony.
1760-1770 (Patent 1770)	Albany, Schoharie, Warren	10,000-20,000	Patents for land in the western part of the colony.
1770-1780 (Patent 1780)	Albany, Schoharie, Warren	10,000-20,000	Patents for land in the western part of the colony.
1780-1790 (Patent 1790)	Albany, Schoharie, Warren	10,000-20,000	Patents for land in the western part of the colony.
1790-1800 (Patent 1800)	Albany, Schoharie, Warren	10,000-20,000	Patents for land in the western part of the colony.

**NY Family History Research Guide and Gazetteer**

65

Western New York Land Transactions, 1827-1835  
Western New York Land Transactions, 1835-1845

NAME	SURNAME	DATE	LOT	STR	D	REF-PAGE
Alanson	Herriman	10Feb29	50	000610	D	507-0098
Declin	CORNO	12Feb29	42	000610	D	507-0098
Ahbel	Watrous	18Feb29	31	000610	D	507-0098
Mamus	Griswold	20Feb29	46	000610	D	507-0098
Seth						

*Modified into M...*

Private proprietor records

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**Proprietor Records**

**Include:**

- Sale/reversion records
- Lease documents

**Where to look:**

- Corporate/personal holdings
- Manuscript collections of the landlord
- Deed books – county, colony, or state

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**Level 3  
County**

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**County Land Records**

**Person(s) to person(s)**

**Include:**

- Deeds/Conveyances books
- Mortgages books (beginning in 1753)

**Where to look:**

- Held by county clerk's office
- Microfilmed/digitized by Family History Library

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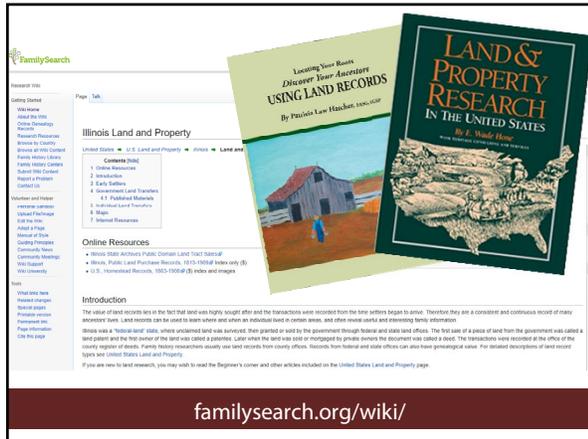
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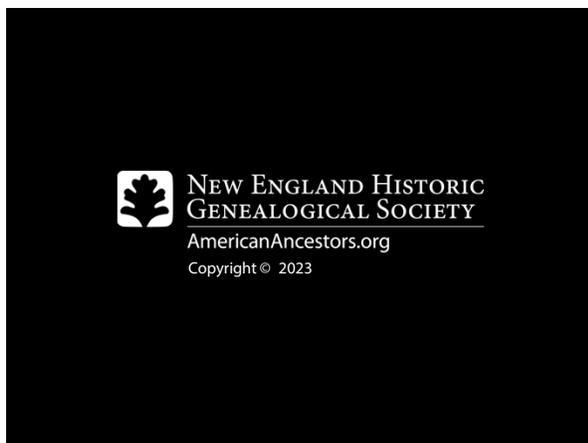
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