

Order and Return of the  
Sale of the Real Estate of  
Thomas Gibson late of  
Hallowfield dec'd

June 10th 1778

Confirm<sup>d</sup>



Ch. Co. County, Va.

An Orphans held at Chester the twentieth  
day of June in the Year of our Lord one  
Thousand seven hundred and Sixty five  
before William Parker Esq. & his companions ju-  
stices present

Whereas James McCormick & Mary  
his wife and Andrew Gibson Administrators of Thomas Gibson  
late of Fallowfield Township in the County of Chester deceased  
who died intestate have made appear to this Court Letters of Administration  
of all and singular the goods Chattels Rights & Credits of the said In-  
testate were in due manner granted to the said James, Mary and  
Andrew by Benjamin Chew Esq. Register General of the  
Province of Pennsylvania to wit the day of AD 1765  
and that the said Thomas Gibson at the Time of his decease was  
amongst other Things owner of a certain Tract or parcel of land situate  
lying & being in Fallowfield Townsh in the Co. County of Chester Beginning  
at a Black oak a corner of John Watsons Land thence by James McLaughlins  
Land North eighty four deg. East thirtan per. & a half North Eastern deg. East eighty  
four per. North fifty seven deg. East six per. North twenty six deg. West 12 per. & one  
quarter South sixty five deg. West eight per. & three quarters & North twenty five deg.  
West ninety four per. to a small Chestnut thence by the Land of William Bunting  
North eighty deg. East one hundred & twenty six per. to a Black oak thence by  
Land of Robt Boyle & Vacant Land South South East seventy six per. to a  
Black oak South four deg. West fifty eight per. to a post South seven deg. West sixty  
six per. to a post & South twenty deg. West ninety two per. to a Black oak thence by  
the Land of John Watson North 70 deg. West eighty two per. to a Chestnut  
and North twenty deg. West fifty nine per. to the place of Beginning contain-  
ing one hundred and seventy eight acres & the usual allowance of six  
acres of Cent for Roads & Highways.

and left a Widow & Issue to wit Seven Children to survive him  
And Whereas it is also made appear to this Court by the Records  
remaining in the Register Generals Office that the said Administrators  
have exhibited there and to this Court a true and perfect Inventory  
and constionalle Appraisement of all the said Intestates personal  
Estate amounting to the sum of one hundred & sixty nine pounds & 11/2  
and by an Account here likewise exhibited by the said Administrators  
on Call it appears that they have per. in debts the sum  
of two hundred and fifteen pounds 10/8 and that there is yet due the sum  
of forty six pounds 10/11



more than the Intestate's personal Estate will extend to pay ~~and~~  
~~thereat~~ this Court is given to understand that the said tract of land  
and premises are not contained in any Marriage  
Settlement and it manifestly appearing to the Court here that the said  
Intestate's personal Estate will not be sufficient to pay his debts and  
maintain his children therefore upon the application and re-  
quest of the said James McCormick and Mary his wife & And<sup>r</sup> Gibson  
it is allowed and ordered by this Court pursuant to law that it shall  
and may be lawful to and for the said

Administrators aforesaid to sell and convey  
all the said tract of land & premises to any person or  
persons as shall purchase the same in fee simple or otherwise and with  
the money raised by the sale thereof to pay so much of the said Intestate's  
debts as his personal Estate will fall short to satisfy and apply the Tenu-  
ments thereof for the maintenance and advantage of the said children  
as this Court for the time being shall think fit to order and direct  
but before any such sale be made it is ordered by this Court that the  
Clerk of this Court shall make eight or more distinct Writings on pan-  
ment or good paper to signify & give notice of the said sale and of the  
day and hour when and place where the same will be and what  
Lands & Tenements are to be sold and where they lie and it is further  
ordered that the said Writings notifying the sale thereof shall be deli-  
vered to the Constables of the neighbouring Townships or to the Sheriff  
of this County who shall make publication thereof by affixing the  
said Writings in the most public places of this County at least ten  
days before the sale and that the said Administrators

bring their proceedings therein to next  
Court on their Qualifications.

By the Court  
W. C. Graham Ck.

Pursuant to the annexed Order we  
James McCormick Mary McCormick And<sup>r</sup> Gibson  
do hereby certify that we have raised the land  
and premises therein mentioned  
to public sale having given due and legal Notice of  
the time and place of sale on the fifth  
day of September 1841 did sell the same to  
Jarenton Boile for the sum of ten hundred and twenty five  
pounds being the highest & best bidder and  
that being the greatest and best price bid for the same

And we being present at the afo-  
said sale have as Witnesses therunto set  
our hands. James Adams

John Hill

Andro Gibson



Order and Return of  
Sale of the real Estate of  
Gibson late of Fallowfield du.

December 18. 1770

Confirm.

(Confirm.)



Chester County Ist.

An Orphans Court held at Chester the twentieth day of June - - in the year of our Lord One thousand, seven hundred & ~~Seventy~~ <sup>Sixty</sup> Nine before William Parker Esq. and his Companions Justices present.

## Whereas

James McCormick & Mary his Wife and Andrew Gibson Administrators of Thomas Gibson late of Fallowfield Township in the County of Chester Yeoman deceased who died Intestate have made appear that Letters of Administration of all and singular the goods and Chattels Rights & Credits of the said Intestate were in due manner granted to the said James & Mary & Andrew - by Benjamin Chew Esq. Register General of the Province of Pennsylvania, to wit, the

day of ~~the~~ <sup>11th</sup> ~~Month~~ <sup>of</sup> ~~the~~ <sup>Year</sup> ~~17~~ <sup>1769</sup> and that the said Thomas Gibson at the time of his decease was amongst other things owner of a certain Tract or Parcel of Land situate lying & being in Fallowfield Township in the S. County of Chester Beginning at a Black Oak a Corner of John Watsons Land thence by James Mouloughs Land North eighty four deg. East thirteen pers. & a half North fourteen deg. East eighty four perches North fifty seven d. East six per. North twenty six deg. West 12 p. & one quarter South sixty five deg. West eight pers. & three Quarters & North twenty five deg. West ninety four pers. to a small Chesnut thence by the Land of Willm. Bunting North eighty deg. East one hundred & twenty six per. to a Black Oak thence by Land of Robt. Boyle & vacant Land South South East seventy six p. to a Black Oak South four deg. West fifty eight p. to a post South seven deg. West sixty six p. to a post & South twenty deg. West ninety two per. to a Black Oak thence by the Land of John Watson North 70 deg. West 5 eighty two p. to a Chesnut and North twenty deg. West fifty nine p. to the place of Beginning containing one hundred and seventy eight Acres & the usual allowance of Six Acres of Cent for Roads & Highways

and left a Widow & Issue, to wit, Seven Children to survive him And Whereas it is also made appear to this Court by the Records remaining in the Register Generals Office that the said Administrators have exhibited there to this Court a true and perfect Inventory and Conscionable appraisement of all the said Intestates personal Estate amounting to the sum of one hundred & Sixty nine pounds & 4<sup>7</sup>/<sub>2</sub> and by an account here likewise



likewise exhibited by the said Administrators on Oath it appears that they have paid the sum of two hundred and fifteen pounds 19/8/4 which is forty six pounds 19/4 more than the Intestates Personal Estate will extend to pay And Whereas this Court is given to understand that the said Tract of Land and Premises are not contained in any Marriage Settlement and it manifestly appearing to the Court here that the said Intestates Personal Estate will not be sufficient to pay his debts and to maintain his children therefore upon the Application and Request of the said James McCormick and Mary his Wife and Andrew Gibson it is allowed and ordered by this Court pursuant to Law that it shall and may be lawful to and for the said

Administrators aforesaid to sell & convey all the said Tract of Land and Premises to any person or persons who shall purchase the same in fee simple or otherwise and with the Money raised by the sale thereof to pay so much of the said Intestates debts as his Personal Estate will fall short to satisfy and apply the residue thereof for the maintenance and Advantage of the said Children as this Court for the time being shall think fit to order and direct but before any such sale be made its ordered by this Court that the Clerk of this Court shall make eight or more distinct writings on Parchment or good Paper to signify & give notice of the said sale and the day and hour when & place where the same shall be & what Lands & Tenements are to be sold & where they lie And it is further ordered that the said Writings notifying the sale thereof shall be delivered to the Constables of the neighbouring Townships or the Sheriff of this County who shall make publication thereof by affixing the said writings in the most public places of this County at least ten days before the sale and that the said Administrators bring their proceedings therein to the next Court on their Qualifications.

By the Court.

A. H. Graham, Clerk

# Pursuant

to the annexed order we James McCormick Mary McCormick & Andrew Gibson do humbly certify that we have Exposed the Land and Premises therein mentioned to public sale having given due legal notice of the time & place of sale and on the Twenty fifth day of November 1770 did sell the same to William Bruntone for the sum of two hundred and fifty five pounds being the highest and best bidder & that being the greatest & best price bidder for the same.

And we being present at the aforesaid sale have as Witnesses hereunto set our Hands

James McCormick  
Andrew Gibson

Chief Justice Dec 9 1770 then came Wm Reed & George Gibson before the Subscriber one of His Majesties Justices for the County of Down on their Oath & declared that they were both personally present when Andrew Gibson set up the Plantation that formerly belonged to Thomas Gibson to publick Seal & that they were present when it was struck off to Wm Bruntone for two hundred & fifty five pounds being the best Bidder & further sayeth Not signed & sworn before  
Alex Johnston  
William Reed  
George Gibson



## Advertisement

Notice is hereby given to the Publick that the Plantation formerly possessed by Thomas Gibson deceased will be exposed to Sale by the way of Publick Vendue Situate in West Fallowfield townshipp near the Dilliam quarry mill on the great road leading from Newcastle to Lancaster within six miles of Lancaster in respect where the Plantation contains one hundred and seventy eight Acres with allowances under two several writs and five barres of the one said and one barre of five shillings of the other and there is about fifty Acres of said Plantation Cleared with about ten or twelve Acres of meadow some of it well watered two good Dwelling Houses a good barn and other office houses with a good bearing orchard to be sold by order of Court James and Mary W. Executors and Andrew Gibson administrators on Saturday the twenty fourth of November Instant the Vendue to begin at twelve o'clock of the said Day where due attendance and reasonable Credit shall be given to the

Andrew Gibson

Dated this 14<sup>th</sup> Day of November Anno Domini 1770



The Conditions of this Present Vendue is such that the  
Highest Bidder is to be the buyer all Persons under age and Servants  
is forbid to bid at this Vendue this plantation is to be sold by order  
of the orphans Court it Contains one hundred and seventy eight acres  
with the Usual allowances it is under two Surveys and five  
Pounds paid of the one and one Pound five Shillings of the other  
The buyer is to pay fifty Pounds as soon as the Court settles  
the Sale and makes over the right to the buyer the warrants and  
all Duties I shall Deliver up at the payment of the fifty  
pounds and the remainder of the money must be paid after the  
Rate of thirty Pounds <sup>per</sup> Year till all is paid giving sufficient  
Security in the County if Demanded any Person or Persons  
buying this Plantation and returning it again shall pay five  
Shillings <sup>per</sup> Pound for Disappointing the Sale of the Said  
Plantation Given under ~~our~~ hands this twenty fourth Day  
of November Anno Domini 1770

Andrew Gibson



Andrew Gibson's petition  
for sale of Thomas Gibson's  
Estate

Sept 23<sup>d</sup> 1773

Allowed

203  
204  
205  
206  
207

2



To the W<sup>th</sup> Justices of the Orphans Court held at Chester the 1<sup>st</sup> day of  
September 1773.

The petition of Andrew Gibson, Administrator, with Mary M<sup>c</sup> Cormick,  
late Mary Gibson, the wife of James M<sup>c</sup> Cormick, of all singular the  
goods & chattels rights & credits, which were of Thomas Gibson late of  
West-Hallowfield Township in the county of Chester a<sup>f</sup> yeoman deceased,  
at the time of his death, who died intestate,  
most humbly sheweth,

That the aforesaid Thomas Gibson lately died intestate, and a commis-  
sion of the said intestate's estate was granted in due manner unto  
the s<sup>r</sup> Andrew and the s<sup>r</sup> Mary, who exhibited into the Register's office  
for said county a true and perfect Inventory and Appraisement of  
the said deceased's personal estate, amounting to ~~£1000~~ <sup>£1000</sup>, that the  
said Andrew Gibson as one of s<sup>r</sup> Adams hath paid debts justly due &  
owing by the said deceased at his death amounting to ~~£215.19.0 1/2~~  
which is ~~£215.19.0 1/2~~ <sup>£215.19.0 1/2</sup> more than the deceased's personal estate amount-  
unto, that there are other debts due from said deceased and yet unpaid.

Your petitioners further shew, that the said deceased, at the time of  
his death, was seized in his demesne as of fee of and in a me<sup>o</sup>uage,  
& tract of land or plantation, containing about one hundred and  
eighty four acres of land, with the appurtenances, situate in West-  
Hallowfield Township a<sup>f</sup>; That your Petitioners together with the s<sup>r</sup>  
James M<sup>c</sup> Cormick and Mary his wife, preferred their petition to the  
Orphans Court for this county, dated the 20<sup>th</sup> day of June 1769,  
setting forth the premises, and praying the said Court to grant  
them an order for the sale of the said me<sup>o</sup>uage & premises to pay  
the debts a<sup>f</sup>; which was granted accordingly, and a sale made  
agreeable to the directions of the said Court. As by the said petition  
and your petitioners order and return thereof filed amongst the  
records of this Court more fully appears.

Your petitioners further shew, that the s<sup>r</sup> James M<sup>c</sup> Cormick  
put a certain Robert M<sup>c</sup> Cormick his son into possession of the  
me<sup>o</sup>uage and premises a<sup>f</sup>, who hath held the same ever since that  
the said James M<sup>c</sup> Cormick and Mary his wife refused to join  
in



in the perfecting the sale, and in executing a conveyance to the purchaser, who took advantage thereof and refused to pay the purchase-money, or any part thereof, to your petitioner, and that the said James M. McCormick and Mary his wife have removed out of the jurisdiction of this court, with a view and intention to defraud your petitioner, and to secure as much as in them lies the possession of the messuage & premises aforesaid to the said Robert M. McCormick.

Your petitioner therefore prays your Worships to take the premises into consideration, and to grant the said James M. McCormick and Mary his wife and your petitioner as Assignees a further order for the sale of the premises, and therein to direct them to sell the same, and execute a conveyance thereof to the purchaser, and upon the refusal of the said James M. McCormick and Mary his wife, or either of them, to comply with the same, to allow and authorize your petitioner to perform the same, and to do without them, as is provided in the Statute in such case made and provided, and for the carrying the same into execution.

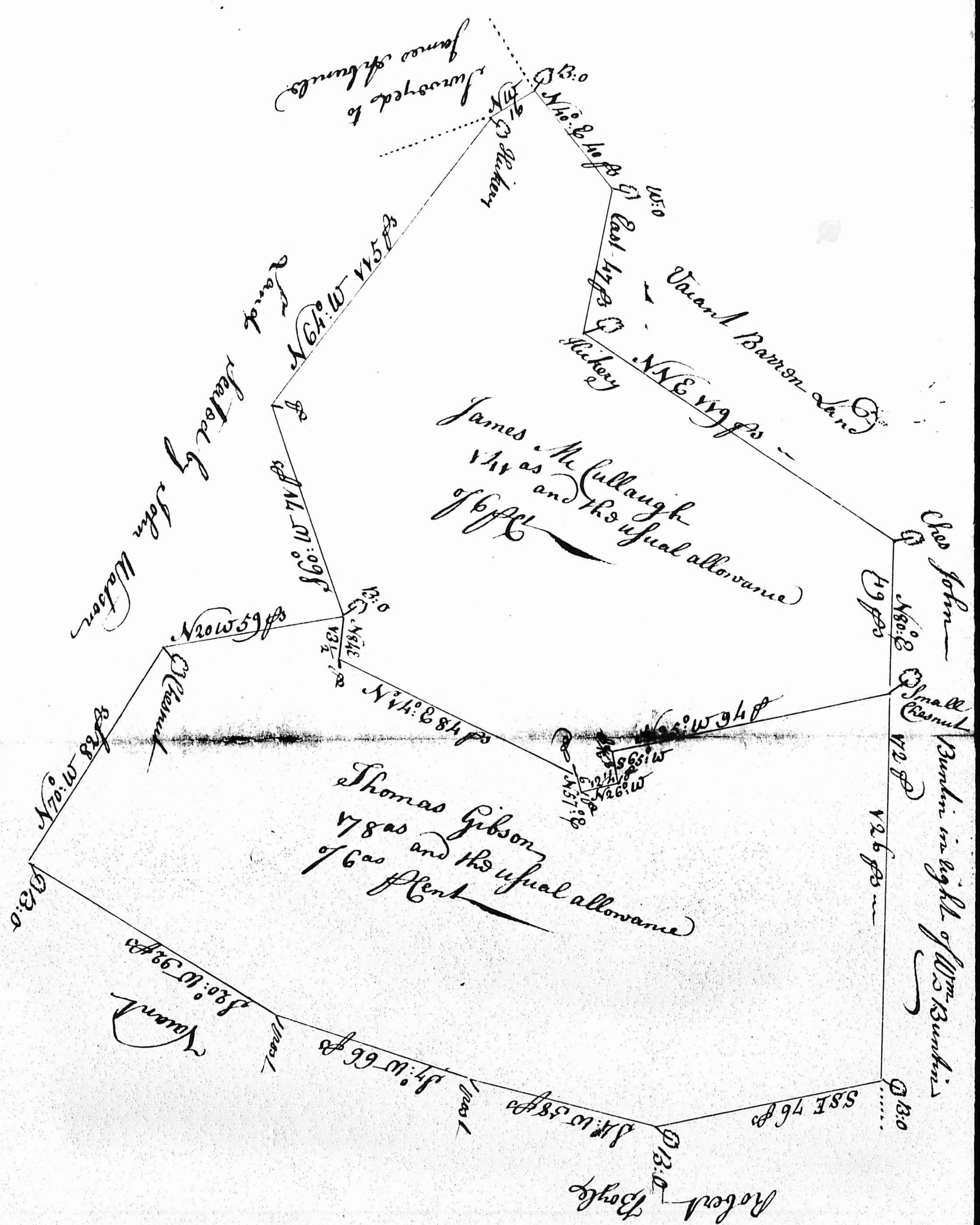
And your petitioner will pray &c.

And as witness  
And as witness



James M. Cullough  
&  
Thos Gibsons Land in  
Fallonfield





The above two Tracts of Land includes 300<sup>00</sup> of Land and allowance of 6000<sup>00</sup> Situate in Gallonsfield Township Surveyed to John Dunn the 19<sup>th</sup> of April 1744



Wm. Chisney  
Ellis Pugh  
John Trenchard

---

to settle the land of D. of

---

3<sup>d</sup> Dec. 1773

W. Parker  
W. S. West  
E. Quance



For the year 1767 Allowed to Andrew Gibson by rent from Robert M<sup>r</sup> M<sup>r</sup> M<sup>r</sup>  
the sum of twelve pounds 12<sup>£</sup>

In the year 1779 Allowed to Andrew Gibson by rent from Robert M<sup>r</sup> M<sup>r</sup> M<sup>r</sup>  
the sum of twelve Pounds 12<sup>£</sup>

Andrew Gibson Warned in the year 1771 to Collect from Dorinton Boyle  
for rent the sum of ten Pounds 10<sup>£</sup>

And<sup>r</sup> Gibson Warned in the year 1772 to Collect from Dorinton Boyle  
the sum of ten Pounds 10<sup>£</sup>

And<sup>r</sup> Gibson Warned in the year 1773 to Collect from Mary Boyle  
the sum of ten Pounds 10<sup>£</sup>

Liquise Remains of the Personal Estate <sup>£</sup> to Collect  
total 68 0 0



At an Orphans Court held and kept at Chester for the County of  
Chester the Third day of September Anno Domini 1773 before John  
Price, Richard Baker, William Swaffer, Warrick Miller & Joshua  
Gould Esquires Justices present. Andrew Gibson, Administrator  
with Mary Mc Cormick late Mary Gibson, the wife of James  
Mc Cormick, sole and singular the Goods & Chattles, Rights & Credits  
which were of Thomas Gibson late of West Fallowfield Township  
in the County of Chester aforesaid deceased at the Time of his  
Death, who died Intestate, by his Petition to this Court hath  
Humbly shewn and set forth, that the aforesaid Thomas Gibson  
late deceased Intestate, and Administrator of the said Intestate's  
Estate, was granted in due Manner unto the s<sup>r</sup>. Andrew and  
the aforesaid Mary, who exhibited into the Register's Office for said  
County a true & perfect Inventory and Appraisement of the  
said deceased's Personal Estate, amounting to One Hundred &  
Sixty nine Pounds, Nine Shillings and four pence half penny  
that the s<sup>r</sup>. Andrew Gibson as one of s<sup>r</sup>. Attors hath paid  
Debts justly due & owing by the said deceased at his death amount  
ing to Two Hundred and Fifteen Pounds, Nineteen Shillings &  
Eight pence half penny which is Forty six Pounds, Nineteen  
Shillings and four pence half penny more than the deceased's  
Personal Estate amounted unto: that there are other Debts due  
from said deceased and yet unpaid. Your Petitioner further  
shews that the said deceased, at the Time of his Death, was  
Seized in his Demesne as of Fee Land in a Messuage & Tract  
of Land or Plantation, containing about One Hundred &  
Eighty four Acres of Land, with the Appurtenances situate  
in West Fallowfield aforesaid: That your Petitioner together  
with the aforesaid James Mc Cormick and Mary his wife  
preferred their Petition to the Orphans Court for this County  
Dated the Twentieth day of June 1769 setting forth the  
Premises and praying the s<sup>r</sup>. Court to grant them an Order  
for the sale of the s<sup>r</sup>. Messuage & Premises to pay the Debts  
aforesaid: which was granted accordingly and a sale made agree  
able to the Directions of the s<sup>r</sup>. Court, as by the s<sup>r</sup>. Petition, Order  
and return thereof filed amongst the records of this Court more  
fully appears. Your Petitioner further shews that the s<sup>r</sup>.  
James Mc Cormick put a certain Robert Mc Cormick his son  
into Possession of the Messuage and Premises aforesaid who hath  
held the same ever since that the s<sup>r</sup>. James Mc Cormick and  
Mary his wife refused to join in the perfecting the sale aforesaid  
and in executing a conveyance to the Purchaser, who took  
advantage



Advantage thereof and refused to pay the Purchase Money for any  
part thereof to your Petitioner, and that the said James McGormick  
and Mary his wife have removed out of the Jurisdiction of this Court  
with a View and Intention to defraud your Petitioner and to secure as  
much as in them lies the Possession of the Mesuage of Premises  
aforesaid to the said Robert McGormick; Praying this Court to take the  
Premises into Consideration, and to grant the said James McGormick  
and Mary his wife Damages and your Petitioner as Damors aforesaid  
a further Order for the sale of the Premises and therein to direct  
them to sell the same & Execute a Conveyance therefor to the Pur-  
chaser, and upon the refusal of the said James McGormick and  
Mary his wife, or either of them to comply with the same, to  
allow and Authorize your Petitioner to perform the same without  
them, agreeable to the true intent and Meaning of the Act of Assem-  
bly of this Province in such Case made and Provided and for the  
Carrying the same into Execution. Whereupon it is considered  
by this Court that the said James McGormick and Mary his wife  
and Andrew Gibson do sell the said Mesuage Tract of Land  
or Plantation for and towards payment of the said Intestate's  
Debts and the Maintenance of his Children according to the  
Directions of the Act of Assembly of this Province and Execute  
a conveyance therefor to the Purchaser and it is further  
Ordered by this Court that upon the refusal of the said James  
McGormick and Mary his wife or either of them to comply  
with the same, then the said Andrew Gibson is hereby Authorized  
directed and required to perform the same without them agree-  
able to the true intent and Meaning of the said Act of Assembly

Wm. Graham Esq

Mouged by Jas. Adams the above mentioned premises  
at

1790.00.00



Pursuant to an order of the orphan Court for  
the County of Chester on the  
Day of <sup>to be by express</sup>  
to Sale by public Vendue <sup>on the premises</sup> a certain Messuages  
or Tenement plantations and Part of Land  
Situated in West Fallawield Township in  
the County aforesaid Containing about 184  
Aces bounded by Lands now or late of  
John Watson, James Kullensho, William  
Aunting, and Robert Bayley - late the  
heir of Thomas Gibson deceased.  
Whose name will be given by

Sept. 23. 1773  
N.B. by Vendue to begin  
at 9. Clock in the  
Afternoon

James Kormick  
Mary Kormick  
Andrew Gibson  
Edm. K.



The conditions of this present Vendue is such that the highest bidder is to be the buyer of two Warrant Titles and the Buildings & Improvements thereon of a messuage Plantation or tract of land Late the Estate of Thomas Gibbon Deceased, situate in the Township of West Fallowfield in the County of Chester Containing about 184 Acres and bounded by lands now or late of John Watson Esq<sup>r</sup>, M<sup>r</sup>, Culough William Munting and Robert Moyles

Therefore any person or persons buying the above mentioned warrant titles or tract of land above mentioned is to pay one Hundred pounds down and then the buyer is to receive the two Warrant Titles with a Deed of Conveyance at the payment of the above one Hundred pounds the buyer giving good and sufficient security in the County of Chester for payment of the remainder of the purchase money to be paid in twelve months time from this Date

Likewise there is five pounds of one of the warrants paid and Twenty five shillings of the other warrant paid which the buyer is to have the benefit of after complying with the above condition the buyer is likewise to clear the office at his own cost as we sell nothing but warranted land and Improvements formerly of Thomas Gibbon Deceased, Therefore all servants and under age are prohibited to bid at this present Vendue made in Obedience and by virtue of the orphans Court for the above County Dated this 18<sup>th</sup> Day of October 1773 by N. W. that we or I will keep the buyer harmless from all persons only the Proprietor

for me Andrew Gibbon



*[Faint, mostly illegible handwritten text, likely bleed-through from the reverse side of the page.]*

*The attikel for  
Jeel*



	L	S	D
February 2 <sup>d</sup> Day 1769			
Samuel Gibson to sundries	0	15	0
Robert me Cormick to a Brazor and Speck	0	2	0
Andrew Gibson to A pair of chains	0	5	0
Samuel Gibson to a Warming pan	00	14	2
Robert me Cormick to one Bed and Bedding	2	13	0
Robert me Cormick to a Bedstead	00	0	6
Samuel Gibson to a fiddle	1	9	6
John me Cormick to a fiddle	00	00	6
Samuel Gibson to a hat	0	1	2
Robert me Cormick to a shone	0	2	4
	L	6	3 2
The Whole Comes to			



The writ of enquiry to which this is annexed is  
by order of the Orphan's <sup>Court</sup> so that let who will  
claim ~~in~~ either or both these tracts of land the Jury  
must either divide or value them the Jury ~~are~~ not to  
decide who the land belongs to but they are to ex-  
ecute the orders of the Court

Chester Decem: 6<sup>th</sup> 1778 | For me Wm Blair  
24<sup>th</sup> 16<sup>th</sup> 1778 |

Original made up of 19<sup>th</sup> Decem: 1778

Copy Location Order

Andrew Gibson



1765  
March 22.

Andrew Gibson Location Order 50 of vacant  
Land in East Nottingham Township in the County of  
Chester joining Lands of David Simpson Robert  
Cochran Caleb Haulan &c. <sup>Flowers Land</sup>  
(in Lieu of 50 for which Thomas Gibson had a  
Warrant but was therefore Surveyed to John Baughers  
on a prior Warrant) In Trust for the said Thomas  
Gibson's surviving Children said Andrew being said  
Thomas's Brother & Son. <sup>Part of D. Kent's</sup>  
from the 12<sup>th</sup> Feby 1755 <sup>Old Term</sup>

In Testimony that the above is a true  
Copy of an Entry of a Location Order in  
the Day Book of 1765 remaining in the  
Land Office of Pennsylvania I have  
herunto set the Seal of the same Office  
this Seventh Day of October 1773

David Kennedy  
By Order of  
James Tilghman Secy



1161 1162  
Dresconk



Instructions for Mr. Andrew Gibson Adm<sup>r</sup> with Jas. McCormick & Mary  
his wife Adm<sup>rs</sup> of Thomas Gibson deceased.

As none of the sales made of the Intestate's lands can be carried  
into execution & perfected, you must endeavor to get Samuel Gibson,  
the eldest son of the Intestate, & the said Samuel being now of age  
to petition the Orphans court for the county of Chester for a partition  
of the real estate of the Intestate, and in case it cannot be divided  
without prejudice, then to appoint an inquest to value the same  
to him &c.

When it is so valued & accepted by Samuel, you must obtain a  
deduction out of the whole sum, <sup>the money or debt,</sup> due by the Intestate, more than  
his personal estate will pay; and afterwards an allowance from  
his sister Agnes, now Agnes McCormick, out of the distributive  
share coming to her, the amo<sup>t</sup> of the goods &c. she has purchased  
of the Adm<sup>r</sup> or otherwise had, particularly the rent of the  
plantation occupied by her husband & her for two years, deducting  
the widow's third part and her own eighth part thereof.

By this means all the Intestate's debts will be paid, you will  
be satisfied what money you have advanced, the other children  
will get their proportion of the rent so unjustly withheld from  
them ~~by~~ by their sister Agnes & husband, and justice done to all.  
By this Samuel will have a fee-simple in the land, & if any one  
detains the possession an Ejectment, will be easily maintain-  
-able ag<sup>t</sup> him.

Thos. M. Heatly

January 3. 1772.



Instructions for Mr. Andrew Gibson Adm<sup>r</sup> with Jas. McCormick & Mary  
his wife Com<sup>rs</sup> of Thomas Gibson deceased.

As none of the sales made of the Intestate's lands can be carried  
into execution & perfected, you must endeavor to get Samuel Gibson,  
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without prejudice, then to appoint an inquest to value the same  
to him &c.

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deduction out of the whole sum, <sup>the money or debt</sup> due by the Intestate, more than  
his personal estate will pay; and afterwards an allowance from  
his sister Agnes, now Agnes McCormick, out of the distributive  
share coming to her, the amo<sup>t</sup> of the goods &c. she has purchased  
of the Adm<sup>r</sup> or otherwise had, particularly the rent of the  
plantation occupied by her husband & her for two years, deducting  
the widow's third part and her own eighth part thereof.

By this means all the Intestate's debts will be paid, you will  
be satisfied what money you have advanced, the other children  
will get their proportion of the rent so unjustly withheld from  
them ~~by~~ by their sister Agnes & husband, and justice done to all.  
By this Samuel will have a fee simple in the land, & if any one  
detains the possession an Ejectment will be easily maintain-  
able ag<sup>t</sup> him.

Tho. M. Heath

January 3. 1772.



Petition for a division  
or valuation of the Real Estate  
of Thomas Gibson dec'd

March 25<sup>th</sup> 1772

Inquest awarded

25 March  
W. M. M.  
W. M. M.  
W. M. M.



To the ~~W<sup>ill</sup>~~ Justices of the Orphans Court, for the county  
of Chester in the Province of Pennsylvania at Chester the 17<sup>th</sup> day of  
March Anno Domini 1772.

The petition of Samuel Gibson of the county of Chester aforesaid  
House-carpenter, most humbly sheweth,

That Thomas Gibson late of West-fallowfield township in the  
county of Chester yeoman deceased was in his life-time seized in his  
demise as of fee of and in a messuage & tract of land situate in the  
township afo. adjoining lands of John Watson Dorrington Boyle and  
William Bonting and containing about two hundred & ~~th<sup>y</sup>~~ <sup>th<sup>y</sup></sup> three  
acres besides the allowance of six acres per cent. for roads &c. and so  
thereof being seized died intestate leaving a widow named Mary who  
hath since intermarried with a certain James M. McCormick, and seven  
children namely Agnes, who hath since intermarried with a certain  
Robert M. McCormick, your petitioner his eldest son, Jacob, Robert, Thomas,  
George and Mary, who are now alive. That the said intestate's personal  
estate is not sufficient to discharge his debts by the sum of forty six  
pounds as by the administration account thereof  
settled in the Orphans court held at Chester afo. for the county afo. on  
the twentieth day of June in the year one thousand seven hundred  
and sixty nine more fully appears. That your petitioner is of the  
age of twenty one years and upwards and that there hath as yet  
been no partition or division of the premises.

Your petitioner therefore prays your worships to award an  
Inquest to make partition of the messuage & tract of land afo. among  
the parties afo. and to allot one third part in three parts to be  
divided 1/3 and for the afo. James M. McCormick and Mary his wife late  
the widow of the afo. Thomas Gibson deceased during the life of the said  
Mary



Mary, and two eighth parts (in eight parts to be divided) of the remaining  
two third parts thereof presently and of the widow's third part at her death  
to your petitioner and one eighth part as aforesaid to each of the other children  
of the said intestate by them to be held in severalty for ever subject to  
their respective proportions of the Dowry or Debt aforesaid agreeable to the  
directions of an Act of Assembly of this Province in such case made &  
provided.

And your petitioner as bound will pray &c.

James Gibson



A. D. 1769

ESTATE OF

Thomas Gibson

Remarks:



Handwritten text, possibly a signature or name, including the word "George".

Handwritten text, possibly a name or title, including the word "Gibson".

June 20 1769  
C. D.

Handwritten text at the bottom left, possibly a signature or name.



James  
The Honorable Justices of the Orphans Court held at Chester  
June 1769

The Pet<sup>r</sup> of Andrew Gibson & Mary ~~Mc~~  
Administrators of the Goods of Thomas Gibson  
late of West Fallowfield in the County of Chester dec<sup>d</sup>.

Sheweth

That the s<sup>d</sup>. Thomas Gibson lately died  
intestate that on the                      day of                      176                      
Admon<sup>n</sup> of the s<sup>d</sup>. Intestates Estate was duly granted to  
your Pet<sup>r</sup> who have exhibited into the Reg<sup>r</sup>s Office a true  
& perfect Inventory & Apprais<sup>t</sup> of the s<sup>d</sup>. dec<sup>d</sup>s Estates amount  
to 153..9..10 that your Pet<sup>r</sup> hath deb<sup>t</sup>s justly due by  
the s<sup>d</sup>. dec<sup>d</sup> amount<sup>g</sup> to 215..19..8 1/2 w<sup>ch</sup> is 55..3..10 more  
than the s<sup>d</sup>. dec<sup>d</sup>s personal Estate will extend to pay that  
there is deb<sup>t</sup>s due from s<sup>d</sup>. dec<sup>d</sup> & yet unpaid amounting to  
      
peccas what your Pet<sup>r</sup> hath p<sup>d</sup> more  
than the Amount of the Invent<sup>r</sup>

That the s<sup>d</sup>. deceased  in his life Time  
seized or possessed of a Messuage  Tract or parcel  
of Land containing about  hundred and sixty

af<sup>s</sup>  Your Pet<sup>r</sup>  by your Honours  
will be pleased to grant them an  or for the sale of  
the s<sup>d</sup>. Messuage & premises to pay  of the s<sup>d</sup>. Deb<sup>t</sup>s &  
And your Pet<sup>r</sup>

Andrew Gibson  
James<sup>r</sup> Cormick  
Mary Mc Cormick

215. 19. 8 1/2  
55. 3. 10  
160. 16. 1/2



The Acc<sup>t</sup> of James McCormick & Mary his Wife (late Mary Gibbon) Administratrix and Andrew Gibbon Administrators of all and singular the goods and Chattles Rights and Credits which were of Thomas Gibbon late of West Lulworthfield in the County of Chester Yeoman deceased as well of all and singular the good Chattles and Credits of the said Deceased which have come to their possession or knowledge as of their several payments and disbursements out of the same as follows

The said Accountants charge themselves with all and singular the goods Chattles and Credits of the said Deceased specified in an Inventory thereof made and Exhibited into the Reg<sup>l</sup> Office at Chester amounting to

To Advance in sales  
 To a bed & furniture not apprais'd  
 To a warming pan  
 To a pair of Silver Shoe Buckles  
 To a Riding Saddle  
 To a Hat

£	s	D
153	9	10
7	6	4
160	15	14
6		
15		
12		
1	5	
12	6	
169	4	4

The s<sup>d</sup> Accountants pray an Allowance of the following payments & disbursements out of the said Dec<sup>d</sup> Estate viz<sup>t</sup>

Item	£	s	D
1 By Cash paid Robert Carron	1	10	8
2 By Cash p <sup>o</sup> John M <sup>c</sup> Clanachan	17	4	
3 By d <sup>o</sup> p <sup>o</sup> Dav <sup>d</sup> M <sup>c</sup> Whitler	6	1	9
4 By d <sup>o</sup> p <sup>o</sup> Thomas Betty	1	9	6
5 By d <sup>o</sup> p <sup>o</sup> Joseph Powell	10	7	
6 By d <sup>o</sup> p <sup>o</sup> Matthew Boyd	9	5	
7 By d <sup>o</sup> p <sup>o</sup> John Huston	1	13	5
8 By d <sup>o</sup> p <sup>o</sup> Charles Carron	1	1	6
9 By d <sup>o</sup> p <sup>o</sup> Edw <sup>d</sup> Lattimore	7	6	
10 By d <sup>o</sup> p <sup>o</sup> Robert Thompson	2	17	
11 By d <sup>o</sup> p <sup>o</sup> Hugh Rusal	1	2	4
12 By d <sup>o</sup> p <sup>o</sup> James Laughlone	1	4	6
13 By d <sup>o</sup> p <sup>o</sup> John M <sup>c</sup> Calmont	7	8	
14 By d <sup>o</sup> p <sup>o</sup> Conrad Gray	13		
15 By d <sup>o</sup> p <sup>o</sup> James Liggel	1	10	
16 By d <sup>o</sup> p <sup>o</sup> James Cithcart	1	5	11
17 By d <sup>o</sup> p <sup>o</sup> John Love	6	3	
18 By d <sup>o</sup> p <sup>o</sup> James Lattimore	5	2	
19 By d <sup>o</sup> p <sup>o</sup> John Johnson	18	6	
20 By d <sup>o</sup> p <sup>o</sup> Gideon Erwin	8	10	6
21 By d <sup>o</sup> p <sup>o</sup> John Poffon	13		
22 By d <sup>o</sup> p <sup>o</sup> David Caldwell	13		
23 By d <sup>o</sup> p <sup>o</sup> Stephen Cochran	1		
24 By d <sup>o</sup> p <sup>o</sup> Thomas Wallas	5		
25 By d <sup>o</sup> p <sup>o</sup> William Buntin	3	1	
26 By d <sup>o</sup> p <sup>o</sup> William Rabb	2	16	8
27 By d <sup>o</sup> p <sup>o</sup> Mary Curranis	3	16	4
28 By d <sup>o</sup> p <sup>o</sup> Expenses & the Admon	1	6	
29 By d <sup>o</sup> p <sup>o</sup> William Gay & Bond	59	2	6
30 By d <sup>o</sup> p <sup>o</sup> Interest & Sheriff's charges of y <sup>e</sup> above B <sup>d</sup>	5	19	7
31 By d <sup>o</sup> p <sup>o</sup> James Moore	23	16	9
32 By d <sup>o</sup> p <sup>o</sup> Michael Finley	9	11	6
33 By d <sup>o</sup> p <sup>o</sup> Thomas Wallas	8	9	8
34 By d <sup>o</sup> p <sup>o</sup> Charles Oliphant	4	4	5
35 By d <sup>o</sup> p <sup>o</sup> W <sup>m</sup> Miller	4	8	7
36 By d <sup>o</sup> p <sup>o</sup> Stephen Cochran	1	16	6
37 By d <sup>o</sup> p <sup>o</sup> John Hays	11	10	6
38 By d <sup>o</sup> p <sup>o</sup> John Boggs	2	12	6
39 By d <sup>o</sup> p <sup>o</sup> Michael Finley	2	12	3
40 By d <sup>o</sup> p <sup>o</sup> And <sup>w</sup> Moore	4	8	
41 By d <sup>o</sup> p <sup>o</sup> Joseph Bentley	2	10	
42 By d <sup>o</sup> p <sup>o</sup> David Mewan	1	5	
43 By d <sup>o</sup> p <sup>o</sup> Ellis Busby	5		
44 By d <sup>o</sup> p <sup>o</sup> John M <sup>c</sup> Clanachan	3		
45 By d <sup>o</sup> p <sup>o</sup> And <sup>w</sup> Gibbon	13	6	9
46 By d <sup>o</sup> p <sup>o</sup> John Blair	10		
47 By d <sup>o</sup> p <sup>o</sup> Mary Gibbon	17	2	
48 By d <sup>o</sup> p <sup>o</sup> Anthony Robinson	1	2	6
49 By d <sup>o</sup> p <sup>o</sup> Interest to J <sup>a</sup> Moore	14	3	1/2
50 By d <sup>o</sup> p <sup>o</sup> And <sup>w</sup> Gibbon	3		

£	s	D
1	10	8
17	4	
6	1	9
1	9	6
10	7	
9	5	
1	13	5
1	1	6
7	6	
2	17	
1	2	4
1	4	6
7	8	
13		
1	10	
1	5	11
6	3	
5	2	
18	6	
8	10	6
13		
1		
5		
3	1	
2	16	8
3	16	4
1	6	
59	2	6
5	19	7
23	16	9
9	11	6
8	9	8
4	4	5
4	8	7
1	16	6
11	10	6
2	12	6
2	12	3
4	8	
2	10	
1	5	
5		
3		
13	6	9
10		
17	2	
1	2	6
14	3	1/2
3		
215	19	8 1/2



Step. The Acc<sup>ts</sup>  
Adm<sup>n</sup> on Thomas  
Gibson's Est. ~~\_\_\_\_\_~~

16<sup>th</sup> December 1783

Confirm?



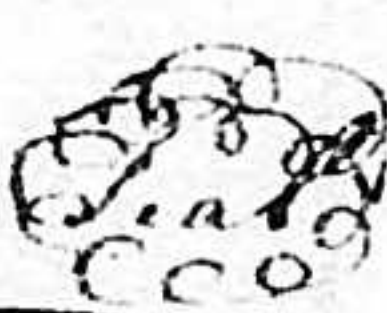
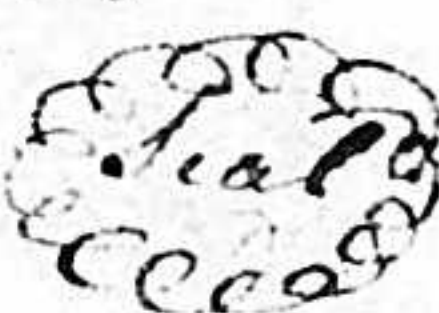
An Oupham Court held and kept at the House of James Hamman in  
the Township of West Marlborough for the County of Chester the Tenth  
Day of June 1783 before William Clingan Esq. and his Associates Justices  
present

By Consent of Parties The Order of <sup>the</sup> Joseph Luckey Esq. Stephen  
Lochran and James Thomson do settle & Liquidate the Account of the  
Administration of the Estate of Thomas Gibson late of the Township  
of West Fallowfield deceased and present a State thereof in writing  
To the Oupham Court of the County aforesaid hereafter to be held

By the Court Caleb Davis Esq.

All which are submitted to your Honors

In testimony whereof we have hereunto set our hands & seals the  
15<sup>th</sup> day of December 1783

Joseph Luckey   
Stephen Lochran   
Jan Thompson 

December 16<sup>th</sup> 1783 Judgment on report




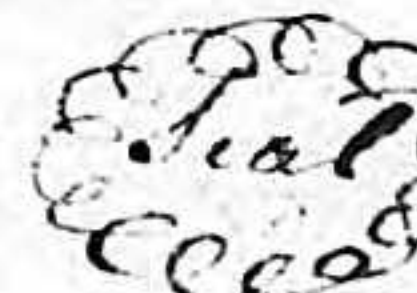
Worshipfull, the Justices of the Orphans Court &c.

Agreable to the within order we the Subscribers met and on Liquidating & settling the Accounts Respecting the Administration on the Estate of Thomas Gibbon Deceased, do agree that James M. Cormick is to pay £3. 15 p<sup>ts</sup> Due to Henry H. Graham and likewise to pay to Andrew Gibbon £5 Immediately after said M. Cormick makes Sale of a tract of land in the township of Oxford part of the Estate of Thomas Gibbon Deceased and it is further agreed that Andrew Gibbon is to be acquitted of the sum Due for Rent on the farm which in the Possession of Dorantou Boyle and as said Boyle or his Heir has a note for one year Rent from Robert M. Cormick which Note it is supposed they will not give up Untill they are Repaid the money which the said Boyle paid to the said Gibbon in Earnest of the said purchase it is therefore agreed that the sum of £1. 17 or what it may appear to be shall be Repaid by the said Gibbon in order to Enable said M. Cormick to obtain said note

All which we submit to your Wisdoms

In testimony whereof we have hereunto set our hands & Seals the 15<sup>th</sup> day of December 1783

Joseph Luckey 

Stephen Cochran 

Jas. Thompson 

December 16<sup>th</sup> 1783 Judgment on report



*Order and Return of the  
Sale of the Real Estate of  
Thomas Gibson late of  
Gallowfield deceased*

*June 10th 1770*

*Confirm<sup>d</sup>*



Chester County, Pa.

At an Orphans held at Chester the twentieth day of June in the Year of our Lord one thousand seven hundred and Sixty Five before William Parker Esq. & his companions Justices present

Whereas James McCormick & Mary his wife and Andrew Gibson Administrators of Thomas Gibson late of Fallowfield Township in the County of Chester Yeoman deceased who died intestate have made appear that Letters of Administration of all and singular his Goods & Chattles Rights & Credits of the said Intestate were in due manner granted to the said James, Mary and Andrew by Benjamin Chew Esq. Register General of the Province of Pennsylvania, to wit the day of AD 1765 and that the said Thomas Gibson at the Time of his decease was amongst other Things owner of a certain Tract or parcel of land situate lying & being in Fallowfield Townsh in the County of Chester Beginning at a Black oak a corner of John Watsons Land thence by James McCalloughs Land North eighty four deg. East thirtten per. & a half North fourteen deg. East eighty four p. North fifty seven d. East six per. North twenty six deg. West 12 p. & one quarter South sixty five deg. West eight per. & three quarters & North twenty five deg. West ninety four per. to a small Chesnut thence by the Land of William Bunting North eighty deg. East one hundred & twenty six per. to a Black oak thence by Land of Robt Boyle & Vacant Land South South East seventy six p. to a Black oak South four deg. West fifty eight p. to a post South seven deg. West sixty six p. to a post & South twenty deg. West ninety two per. to a Black oak thence by the Land of John Watson North 70 deg. West eighty two p. to a Chesnut and North twenty deg. West fifty nine p. to the place of Beginning contain ing one hundred and seventy eight acres & the usual allowance of five acres & Cent for Roads & Highways.

and left a Widow & Issue; to wit Seven Children to survive him And Whereas it is also made appear to this Court by the Records remaining in the Register Generals Office that the said Administrators have exhibited there and to this Court a true and perfect Inventory and consionalle Appraisement of all the said Intestates personal Estate amounting to the sum of one hundred & sixty three pounds & 11/2 and by an Account here likewise exhibited by the said Administrators on Oath it appears that they have p. in debts the sum of two hundred and fifteen pounds 10/8 and that there is yet due the sum of forty six pounds 10/11



Order and Return of  
Sale of the real Estate of Thos  
Gibson late of Pall Mall de<sup>d</sup>.

December 18. 1770

Confirm<sup>d</sup>.

(in witness)



Chester County J<sup>ts</sup>

An Orphans Court held at Chester the twentieth day of June ~ in the year of our Lord One thousand, Seven hundred & ~~Sixty~~ <sup>Sixty</sup> Nine before William Parker Esq<sup>r</sup> and his companions Justices present.

Whereas

James Mormick & Mary his wife and Andrew Gibson Administrators of Thomas Gibson ~ late of ~~Hallowfield~~ Township in the County of Chester Yeoman deceased who died Intestate have made appear that Letters of Administration of all and singular the goods and Chattels Rights & Credits of the said Intestate were in due manner granted to the said James Mary & Andrew ~ by Benjamin Chew Esq<sup>r</sup> Register General of the Province of Pennsylvania, to wit, the

day of ~ ~ ~ ~ ~ And that the said Thomas Gibson ~

at the time of his ~ decease was amongst other things owner of a certain Tract or Parcel of Land situate lying & being in Fallowfield Township in the s<sup>d</sup> County of Chester Beginning at a Black Oak a corner of John Watsons Land thence by James Mouloughs Land North eighty four deg<sup>s</sup> East thirteen pers & a half North fourteen deg<sup>s</sup> East eighty four perches North fifty seven d<sup>s</sup> East six pers North twenty six deg<sup>s</sup> West 12 p<sup>s</sup> & one quarter South sixty five deg<sup>s</sup> West eight pers & three Quarters & North twenty five deg<sup>s</sup> West ninety four pers to a small Chesnut thence by the Land of Will<sup>m</sup> Bunting North eighty deg<sup>s</sup> East one hundred & twenty six pers to a Black Oak thence by Land of Rob<sup>t</sup> Boyle & vacant Land South South East seventy six p<sup>s</sup> to a Black Oak South four deg<sup>s</sup> West fifty eight p<sup>s</sup> to a post South seven deg<sup>s</sup> West sixty six p<sup>s</sup> to a post & South twenty deg<sup>s</sup> West ninety two pers to a Black Oak thence by the Land of John Watson North 70 deg<sup>s</sup> West 5 eighty two p<sup>s</sup> to a Chesnut and North twenty deg<sup>s</sup> West fifty nine pers to the place of Beginning containing one hundred and seventy eight Acres & the usual allowance of Six Acres & Cent for Roads & Highways

and left a Widow & Issue, to wit, Seven ~ Children to survive him And Whereas it is also made appear to this Court by the Records remaining in the Register Generals Office that the said Administrators <sup>have</sup> exhibited thereof to this Court a true and perfect Inventory and Conscionable appraisement of all the said Intestates personal Estate amounting to the sum of one ~ hundred & Sixty nine pounds & 4<sup>s</sup> 7<sup>d</sup> ~ and by an account here likewise



likewise exhibited by the said Administrator on Oath it appears that they have paid the sum of two hundred and fifteen pounds 19/8/4

and that the said sum is more than the Intestates Personal Estate will extend to pay

And Whereas this Court is given to understand that the said Tract of Land and Premises are not contained in any Marriage Settlement and it manifestly appearing to the Court here that the said Intestates Personal Estate will not be sufficient to pay his debts and maintain his Children therefore

upon the Application and Request of the said James Mc Cormick and Mary his Wife & Andrew Gibson it is allowed and ordered by this Court pursuant to Law that it shall and may be lawful to and for the said

Administrators aforesaid to sell & convey all the said Tract of Land and Premises to any person or persons

as shall purchase the same in fee Simple or otherwise and with the Money raised by the sale thereof to pay so much of the said Intestates debts as his Personal Estate will fall short to satisfy and apply the residue thereof for the maintenance and Advantage of the said Children as this Court for the time being shall think fit to order and direct but before any such sale be made It is ordered by this Court that the Clerk of this Court shall make eight or more distinct writings on Parchment or good Paper to signify & give notice of the said sale and the day and hour when & place where the same will be & what Lands & Tenements are to be sold & where they lie

And it is further ordered that the said Writings notifying the sale thereof shall be delivered to the Constables of the neighbouring Townships or the Sheriff of this County who shall make publication thereof by affixing the said writings in the most public places of this County at least ten days before the sale and that the said Administrators bring their proceedings therein to the next Court on their Qualifications.

By the Court.

W. H. Graham Esq

Pursuant to the annexed order we James Mc Cormick & Andrew Gibson do humbly certify that we have Exposed the Land and Premises therein Mentioned to public sale having given due & legal notice of the time & place of sale and on the Twentieth day of November 1770 did sell the same to William Bunters for the sum of two Hundred & fifty five pounds being the highest and best bidder & that being the greatest & best price bidden for the same.

And we being present at the aforesaid sale have as Witnesses thereunto set our Hands

James Mc Cormick

Andrew Gibson

Chief Justice Dec 9 1770 then came Wm Reed & George Gibson before the Subscriber one of His Majesties Justices for the County & on their solemn Oath declared that they were both personally present when Andrew Gibson set up the Plantation that formerly belonged to Thomas Gibson to publick Seal & that they were present when it was struck off to Wm Bunters for two Hundred & fifty five pounds being the highest Bidder & further sayeth that he is sworn before

Alex Johnston

William Reed  
George Gibson



## Advertisement

Notice is hereby given to the Publick that the Plantation formerly Possessed  
by Thomas Gibson Deceased will be Exposed to Sale by the Day of Public  
Vendue Situate in West Fallowfield Township near to Williamsgreen Mill  
on the great road leading from Newfort to Lancaster within five miles of  
perthnamor a meeting house the Plantation Containing one hundred  
and seventy eight Acres with allowances under two weavers wifes  
and five barms of the one said and one barne five shillings of the other  
and there is about fifty Acres of Said Plantation Cleared with about  
ten or twelve Acres of meadow Some of it well watered two good Dwelling  
houses a good barn and other office houses with a good bearing orchard  
to be Sold by order of Court James and Mary W. Cornick and  
Andrew Gibson administrators on Saturday the twenty five of the  
November Instant the Vendue to begin at twelve o Clock of the  
Said Day when due attendance and reasonable Credit shall  
be given to the — — — — — Andrew Gibson  
Dated this 14<sup>th</sup> Day of November Anno Domini 1770



The Conditions of this Present Vendue is such that the  
Highest Bidder is to be the buyer all Persons under age and Servants  
is forbid to bid at this Vendue this plantation is to be sold by order  
of the orphans Court it contains one hundred and seventy eight acres  
with the usual allowances it is under two Surveys and five  
Bonds paid of the one and one bond five shillings of the other  
The buyer is to pay fifty Bonds as soon as the Court settles  
the Sale and makes over the right to the buyer the warrants and  
all Duties I shall Deliver up at the payment of the fifty  
pounds and the remainder of the money must be paid after the  
Rate of thirty Bonds <sup>per</sup> year till all is paid giving sufficient  
Security in the County if Demanded any Person or Persons  
buying this Plantation and returning it again shall pay five  
shillings <sup>per</sup> Bond for Disappointing the Sale of the Said  
Plantation Given under ~~our~~ hands this twenty fourth Day  
of November Anno Domini 1770

J. G. Gibson



Andrew Gibson's petition  
for Sale of Thomas Gibson's  
Estate

Sept 23<sup>rd</sup> 1773

Allowed

1773  
Sept 23<sup>rd</sup>  
1773

2



To the W<sup>ill</sup> Justices of the Orphans court held at Chester the 1<sup>st</sup> day of  
September 1773.

The petition of Andrew Gibson, Administrator, with Mary M<sup>c</sup> Cormick,  
late Mary Gibson, the wife of James M<sup>c</sup> Cormick, of all singular the  
goods & chattels, rights & credits, which were of Thomas Gibson late of  
West-Fallonfield township in the county of Chester a<sup>f</sup> gentleman deceased,  
at the time of his death, who died intestate,

most humbly sheweth,

That the aforesaid Thomas Gibson lately died intestate, and adminis-  
tration of the said intestate's estate was granted in due manner unto  
the s<sup>r</sup> Andrew and the s<sup>r</sup> Mary, who exhibited into the Register's office  
for said county a true and perfect Inventory and Appraisement of  
the said deceased's personal estate, amounting to £109.14. that the  
said Andrew Gibson as one of s<sup>r</sup> Admin<sup>r</sup>s hath paid debts justly due &  
owing by the said deceased at his death amounting to £215.19.0<sup>1</sup>/<sub>2</sub>,  
which is ~~£109.14~~ <sup>£109.14</sup> more than the deceased's personal estate amounteth  
unto, that there are other debts due from said deceased and yet unpaid.

Your petitioner further shews, that the said deceased, at the time of  
his death, was seized in his demesne as of fee of and in a me<sup>s</sup>uage  
& tract of land or plantation, containing about one hundred and  
eighty four acres of land, with the appurtenances, situate in West-  
Fallonfield township a<sup>f</sup>; That your Petitioner together with the s<sup>r</sup>  
James M<sup>c</sup> Cormick and Mary his wife, preferred their petition to the  
Orphans court for this county, dated the 20<sup>th</sup> day of June 1769,  
setting forth the premises, and praying the said court to grant  
them an order for the sale of the said me<sup>s</sup>uage & premises to pay  
the debts a<sup>f</sup>; which was granted accordingly, and a sale made  
agreeable to the directions of the said court. As by the said petition  
and your petitioner's order and return thereof filed amongst the  
records of this court more fully appears.

Your petitioner further shews, that the s<sup>r</sup> James M<sup>c</sup> Cormick  
put a certain Robert M<sup>c</sup> Cormick his son into possession of the  
me<sup>s</sup>uage and premises a<sup>f</sup>, who hath held the same ever since that  
the said James M<sup>c</sup> Cormick and Mary his wife refused to join  
in



in the perfecting the sale <sup>of</sup>, and in executing a conveyance to the purchaser, who took advantage thereof and refused to pay the purchase-money, or any part thereof, to your petitioner; and that the said James M. Gormick and Mary his wife have removed out of the jurisdiction of this court, with a view and intention to defraud your petitioner, and to secure as much as in them lies the possession of the mesuages & premises <sup>of</sup> to the said Robert M. Gormick.

Your petitioner therefore prays your Worships to take the premises into consideration, and to grant the said James M. Gormick and Mary his <sup>wife</sup> ~~and~~ your Petitioner as <sup>Admors</sup> ~~Admors~~ a further order for the sale of the premises, and therein to direct them to sell the same, and execute a conveyance therefor to the purchaser, and upon the refusal of the said James M. Gormick and Mary his wife, or either of them, to comply with the same, to allow and authorize your petitioner to perform the same <sup>and</sup> without them, agreeable to the true <sup>and</sup> ~~substantive~~ <sup>and</sup> meaning of their Act of Assembly, of this province in such case made and provided and for the carrying the same into execution.

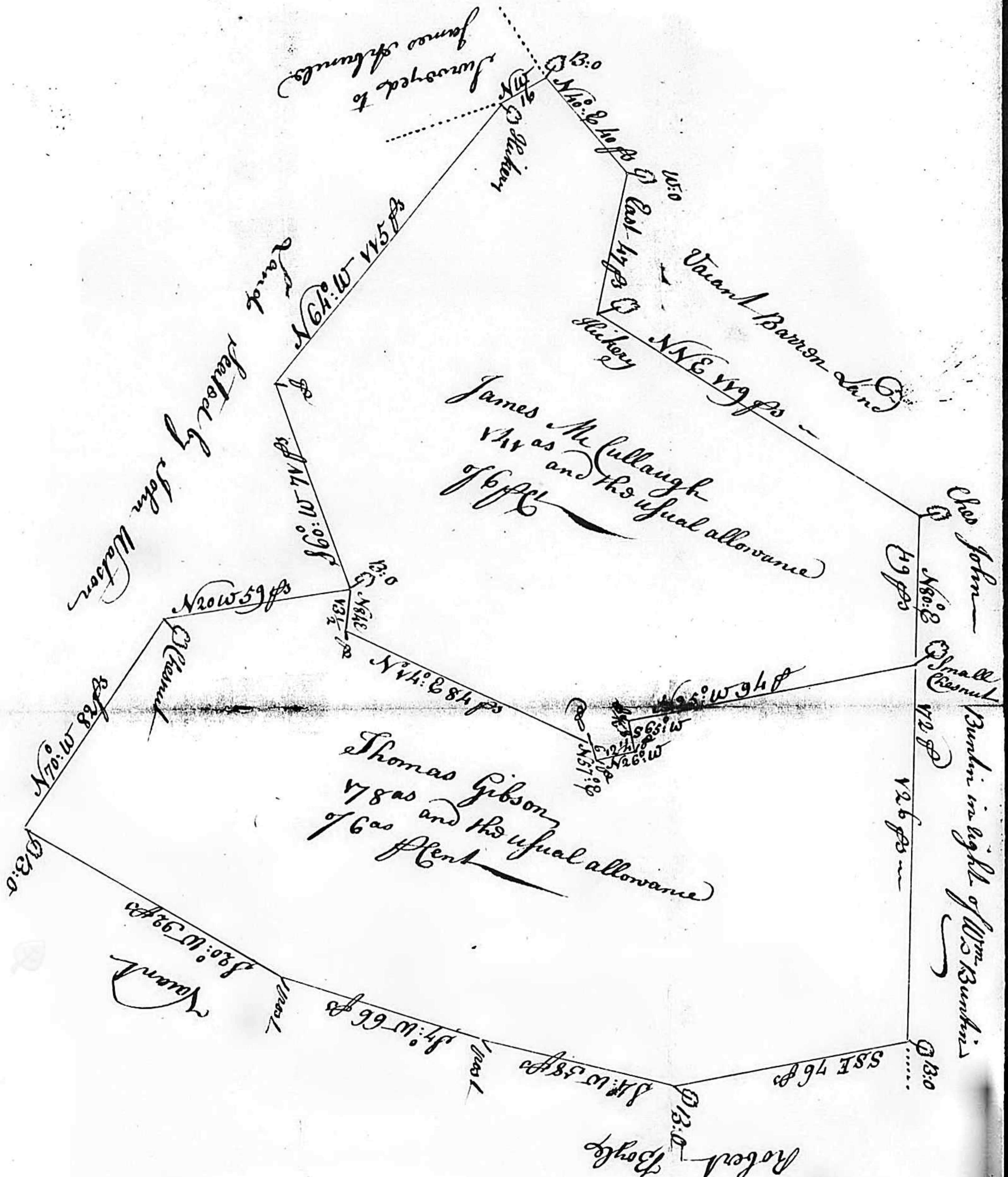
And your petitioner will pray &c.

And <sup>is</sup> ~~is~~ Gibson



James M. Cullough  
&  
Thos Gibsons Land in  
Fallonfield  
e





The above two Tracts of Land includes 300<sup>00</sup> of Land and allowance of 6000<sup>00</sup> Situate in Sallowfields Township Surveyed to John Dunn the 19<sup>th</sup> of April 1744



Wm. Chisom  
Ellis Pusey  
John Trenchard

---

to settle the trust of the

---

3<sup>d</sup> Dec. 1773

Wm. Parker  
Wm. Slaughter  
C. Swanwick



In the Year 1767 Allowed to Andrew Gibson by rent from Robert Morrison  
the sum of twelve pounds 12<sup>£</sup>

In the Year 1779 Allowed to Andrew Gibson by rent from Robert Morrison  
the sum of twelve Pounds - 12<sup>£</sup>

Andrew Gibson Warned in the Year 1771 to Collect from ~~Mr~~ Donnton Boyle  
for rent the sum of ten Pounds 10<sup>£</sup>

And<sup>r</sup> Gibson Warned in the Year 1772 to Collect from Donnton Boyle  
the sum of ten Pounds 10<sup>£</sup>

And<sup>r</sup> Gibson Warned in the Year 1773 to Collect from Mary Boyle  
the sum of ten Pounds 10<sup>£</sup>

Liquise Remains of the Personal Estate <sup>£</sup> 14 to Collect

total 68 0 0



Orphans Court held and kept at Chester for the County of  
Chester the Third day of September Anno Domini 1773 before John  
Price, Richard Baker, William Swaffer, Warrick Miller & Joshua  
Goldpland Esquires Justices present. Andrew Gibson, Administrator  
with Mary M. McCormick late Mary Gibson, the wife of James  
McCormick, shall and singular the Goods & Chattles, Rights & Credits  
which were of Thomas Gibson late of West Fallowfield Township  
in the County of Chester aforesaid deceased at the Time of his  
Death, who died Intestate, by his Petition to this Court hath  
Humbly shewn and set forth, that the aforesaid Thomas Gibson  
late died Intestate, and Administration of the said Intestate's  
Estate, was granted in due Manner unto the s<sup>r</sup>. Andrew and  
the aforesaid Mary, who exhibited into the Register's Office for said  
County a true & perfect Inventory and Appraisement of the  
said deceased's Personal Estate, amounting to One Hundred &  
Sixty nine Pounds, Nine Shillings and four pence half Penny  
that the s<sup>r</sup>. Andrew Gibson as one of s<sup>r</sup>. Debtors hath paid  
Debts justly due & owing by the said deceased at his death amount-  
ing to Two Hundred and Fifteen Pounds, Nineteen Shillings &  
Eight pence half penny which is Forty six Pounds, Nineteen  
Shillings and four pence half Penny more than the deceased's  
Personal Estate amounted unto: that there are other Debts due  
from said deceased and yet unpaid. Your Petitioner further  
shews, that the said deceased, at the Time of his Death, was  
Seized in his Demesne as of Fee & had in a Messuage & Tract  
of Land or Plantation, containing about One Hundred &  
Eighty four Acres of Land, with the Appurtenances situate  
in West Fallowfield aforesaid: That your Petitioner together  
with the aforesaid James McCormick and Mary his wife  
preferred their Petition to the Orphans Court for this County  
Dated the Twentieth day of June 1769 setting forth the  
Premises and praying the s<sup>r</sup>. Court to grant them an Order  
for the sale of the s<sup>r</sup>. Messuage & Premises to pay the Debts  
aforesaid: which was granted accordingly and a sale made agree-  
able to the Directions of the s<sup>r</sup>. Court, as by the s<sup>r</sup>. Petition, Order  
and return thereof filed amongst the records of this Court more  
fully appears. Your Petitioner further shews, that the s<sup>r</sup>.  
James McCormick put a certain Robert McCormick his son  
into Possession of the Messuage and Premises aforesaid who hath  
held the same ever since that the s<sup>r</sup>. James McCormick and  
Mary his wife refused to join in the perfecting the sale aforesaid  
and in executing a conveyance to the Purchaser, who took  
advantage



Advantage thereof and refused to pay the Purchase Money or any part thereof to your Petitioner, and that the said James McCormick and Mary his wife have removed out of the Jurisdiction of this Court with a View and Intention to defraud your Petitioner and to secure as much as in them lies the Possession of the Messuage & Premises aforesaid to the said Robert McCormick: Praying this Court to take the Premises into Consideration and to grant the said James McCormick and Mary his wife Admors and your Petitioner as Admor aforesaid a further Order for the sale of the Premises and therein to direct them to sell the same & Execute a Conveyance therefor to the Purchaser, and upon the refusal of the said James McCormick and Mary his wife, or either of them to comply with the same, to allow and Authorize your Petitioner to perform the same without them, agreeable to the true intent and Meaning of the Act of Assembly of this Province in such Case made and Provided and for the carrying the same into Execution. Whereupon it is considered by this Court that the said James McCormick and Mary his wife and Andrew Gibson Do sell the said Messuage Truck of Land or Plantation for and towards payment of the said Intestate's Debts and the Maintenance of his Children according to the Directions of the Act of Assembly of this Province and Execute a conveyance therefor to the purchaser And it is further Ordered by this Court that upon the refusal of the said James McCormick and Mary his wife or either of them to comply with the same; that the said Andrew Gibson is hereby Authorized directed and required to perform the same without them agreeable to the true intent and Meaning of the said Act of Assembly

Wm. Graham Esq.

Wrought by Jas. Adams the above mentioned premises

at

1790.00.00



Pursuant to an order of the orphan Court for  
the County of Chester on the  
Day of <sup>will be exposed</sup>  
to Sale by public Vendue, <sup>on the premises</sup> a certain Messuage  
or Tenement plantation and Part of Land  
Situate in West Fallowfield Township in  
the County aforesaid containing about 184  
Aces bounded by Lands now or late of  
John G. Atson, James K. Cullings, William  
Dunting, and Robert Bayley late the  
estate of Thomas Gibson deceased.  
Bidding may well begin by

Sept. 3. 1773

N.B. Vendue to begin  
at 9. Clock in the  
Afternoon

James K. Cornick  
James K. Cornick  
Andrew Gibson  
Edm. G.



The Conditions of this present Vendue is such that the highest Bidder is to be the buyer of two Warrant Titles and the Buildings & Improvements thereon of a messuage Plantation or tract of Land Late the Estate of Thomas Gibbon Deceased, situate in the Township of West Fallowfield in the County of Chester Containing about 18 1/2 Acres and bounded by lands now or late of John Watson Esq, M<sup>r</sup>, Culough William Munting and Robert Hoyle

Therefore any person or persons buying the above mentioned warrant titles or tract of Land above mentioned is to pay one Hundred pounds down and then the buyer is to receive the two Warrant Titles with a Deed of Conveyance at the payment of the above one Hundred pounds the buyer giving good and sufficient security in the County as for payment of y<sup>e</sup> Remainder of the purchase money to be paid in twelve months time from this Date

Likewise there is five pounds of one of the Warrants paid and Twenty five shillings of the other Warrant paid which the buyer is to have the benefit of after Complying with the above Condition the Buyer is likewise to clear the office at his own cost as we sell nothing but y<sup>e</sup> warranted land and Improvements formerly of Thomas Gibbon Deceased, Therefore all servants and under age are prohibited to bid at this present Vendue made in Pursuant and by virtue of the orphans Court for the above County Dated this 18<sup>th</sup> Day of October 1773 by N. W. that we or I will keep the buyer harmless from all persons only the Proprietor

for me Andrew Gibbon



The attikel for  
Seal



February 2<sup>d</sup> Day 1769

£ s d

Samuel Gibson to sundries — —

0 15 0

Robert me Cormick to a Brazor and  
Heads — — — —

0 2 0

Andrew Gibson to A pair of chains —

0 5 0

Samuel Gibson to a Warming pan —

00 10 2

Robert me Cormick to one Bed and

Bedding — — — —

2 13 0

Robert me Cormick to a Bed Head — — — —

00 0 5

Samuel Gibson to a fiddle — — — —

1 9 6

John me Cormick to a fiddle — — — —

00 00 6

Samuel Gibson to a hat — — — —

0 1 2

Robert me Cormick to a hone — — — —

0 2 4


The Whole Comes to

£ 6 3 2



The writ of enquiry to which this is annexed is  
by order of the <sup>Court</sup> ~~Depphan's~~ so that let who will  
claim ~~either~~ or both these tracts of land the jury  
must either divide or value them the jury ~~are not~~ to  
decide who the land belongs to but they are to ex=  
=ecute the orders of the Court

Chester Decem:  
4. 16<sup>th</sup> 1778

For me Wm L. Blair  


This made up at Chester 1778

Copy Location Order

Andrew Gibson  




1765  
March 22.

Andrew Gibson Location Order 50 of vacant  
Land in East Nottingham Township in the County of  
Chester joining Lands of David Simpson Robert  
Cochran Caleb Harlan & <sup>Flowers Land</sup>  
(in Lieu of 50 for which Thomas Gibson had a  
Warrant but was therefore surveyed to John Caruthers  
on a prior Warrant) In Trust for the said Thomas  
Gibson's surviving Children said Andrew being said  
Thomas's Brother & Son. <sup>Part of D. Kent.</sup>  
from the 12<sup>th</sup> Feby 1755 <sup>Old Terms</sup>

In Testimony that the above is a true  
Copy of an Entry of a Location Order in  
the Day Book of 1765 remaining in the  
Land Office of Pennsylvania I have  
herunto set the Seal of the same Office  
this seventh Day of October 1773

David Kennedy  
By Order of  
James Tilghman Secy



1164  
Drescott



Instructions for Mr. Andrew Gibson Adm<sup>r</sup> with Jas. McCormick & Mary  
his wife Adm<sup>s</sup> of Thomas Gibson deceased.

As none of the sales made of the Intestate's lands can be carried  
into execution & perfected, you must endeavor to get Samuel Gibson,  
the eldest son of the Intestate, & the s<sup>r</sup>. Samuel being now of age  
to petition the Orphans court for the county of Chester for a partition  
of the real estate of the Intestate, and in case it cannot be divided  
without prejudice, then to appoint an inquest to value the same  
to him &c.

When it is so valued & accepted by Samuel, you must obtain a  
deduction out of the whole sum, <sup>the money or debt</sup> due by the Intestate, more than  
his personal estate will pay; and afterwards an allowance from  
his sister Agnes, now Agnes McCormick, out of the distributive  
share coming to her, the amo<sup>t</sup> of the goods &c. she has purchased  
of the Adm<sup>r</sup> or otherwise had, particularly the rent of the  
plantation occupied by her husband & her for two years, deducting  
the widow's third part and her own eighth part thereof.

By this means all the Intestate's debts will be paid, you will  
be satisfied what money you have advanced, the other children  
will get their proportion of the rent so unjustly withheld from  
them ~~by~~ by their sister Agnes & husband, and justice done to all.  
By this Samuel will have a fee-simple in the land, & if any one  
detains the possession an Ejectment will be easily maintain-  
-able ag<sup>t</sup> him.

Thos M. Keck

January 3. 1772.



Instructions for Mr. Andrew Gibson Adm<sup>r</sup> with Jas. McCormick & Mary  
his wife Adm<sup>rs</sup> of Thomas Gibson deceased.

As none of the sales made of the Intestate's lands can be carried  
into execution & perfected, you must endeavor to get Samuel Gibson,  
the eldest son of the Intestate, & the s<sup>r</sup>. Samuel being now of age  
to petition the Orphans court for the county of Chester for a partition  
of the real estate of the Intestate, and in case it cannot be divided  
without prejudice, then to appoint an inquest to value the same  
to him &c.

When it is so valued & accepted by Samuel, you must obtain a  
deduction out of the whole <sup>the money or debt</sup> sum due by the Intestate more than  
his personal estate will pay; and afterwards an allowance from  
his sister Agnes, now Agnes M. McCormick, out of the distributive  
share coming to her, the amo<sup>t</sup> of the goods &c. she has purchased  
of the Adm<sup>r</sup> or otherwise ~~had~~ had, particularly the rent of the  
plantation occupied by her husband & her for two years, deducting  
the widow's third part and her own eighth part thereof.

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them ~~by~~ by their sister Agnes & husband, and justice done to all.  
By this Samuel will have a fee-simple in the land, & if any one  
detains the possession an Ejectment will be easily maintain-  
-able ag<sup>t</sup> him.

Tho. M. Beck

January 3. 1772.



Petition for a division  
or valuation of the Real Estate  
of Thomas Gibson dec'd

March 25<sup>th</sup> 1772

Inquest awarded

25th March  
O. J. Mendenhall  
W. B. Mendenhall  
At New York



To the ~~W<sup>ill</sup>~~ Justices of the Orphans Court for the county  
of Chester in the Province of Pennsylvania at Chester the 17<sup>th</sup> day of  
March Anno Domini 1772.

The petition of Samuel Gibson of the county of Chester aforesaid  
House-carpenter, most humbly sheweth,

That Thomas Gibson late of West-fallowfield township in the  
county of Chester yeoman deceased was in his lifetime seized in his  
demene as of fee of and in a messuage & tract of land situate in the  
township afo. adjoining lands of John Watson Dorrington Bogland  
William Bonting and containing about two hundred & ~~th<sup>irty</sup>~~ <sup>th<sup>ree</sup></sup> three  
acres besides the allowance of six acres per cent. for roads &c. and so  
thereof being seized died intestate leaving a widow named Mary who  
hath since intermarried with a certain James M. Cormick, and seven  
children namely Agnes, who hath since intermarried with a certain  
Robert M. Cormick, your petitioner his eldest son, Jacob, Robert, Thomas,  
George and Mary, who are now alive. That the said intestate's personal  
estate is not sufficient to discharge his debts by the sum of forty six  
pounds as by the administration account thereof  
settled in the Orphans court held at Chester afo. for the county afo. on  
the twentieth day of June in the year one thousand seven hundred  
and sixty nine more fully appears. That your petitioner is of the  
age of twenty one years and upwards and that there hath as yet  
been no partition or division of the premises.

Your petitioner therefore prays your worships to award an  
Inquest to make partition of the messuage & tract of land afo. among  
the parties afo. and to allot one third part for three parts to be  
divided 1/3 and for the afo. James M. Cormick and Mary his wife late  
the widow of the afo. Thomas Gibson deceased during the life of the said  
Mary



Mary, and two eighth parts (in eight parts to be divided) of the remaining  
two third parts thereof presently and of the widow's third part at her death  
to your petitioner and one eighth part as aforesaid to each of the other children  
of the said intestate by them to be held in severally for ever subject to  
their respective proportions of the Lien or Debt aforesaid agreeable to the  
directions of an Act of Assembly of this Province in such case made &  
provided.

And your petitioner as bound will pray &c.

James Gibson