

King's Posts.

ton, the 5th day of July, 1844, in the seventeenth session of the Legislature, and Letters Patent, folio 401 to 404, inclusive.

R. A. TUCKER,
Registrar.

Dalhousie, then Governor in Chief in and over that part of our said Province heretofore *Lower Canada*, for and in behalf of our Royal Predecessor, King *George* the Fourth, to and in favour of *John Goudie*, of the city of *Quebec*, Ship Builder, of all those Her Majesty's Domain Lands and Posts situate and lying on the north side of the River *St. Lawrence* in our late Province of *Lower Canada*, commonly called and known by the name of *King's Posts*, will expire and end on the first day of October, one thousand eight hundred and forty-two. And whereas it has been judged expedient by our Governor in Chief in and over our said Province of *Canada*, by and with the advice and consent of the Executive Council of and for our said Province, that a grant and lease of the said Tract and Domain Lands and premises for the purposes hereinafter mentioned shall be made and executed to and in favour of the Governor and Company of Adventurers of *England* trading into *Hudson's Bay*, and their successors, for the term of twenty-one years, to be computed from the second day of October, one thousand eight hundred and forty-two, upon the terms and conditions hereinafter mentioned. Now Know Ye that in consideration of the rent, covenants, provisoes, and agreements hereinafter reserved and contained on the part and behalf of the said Governor and Company of Adventurers of *England* trading into *Hudson's Bay*, and their successors, to be paid, performed, and kept, We have granted, demised, and leased, and by these presents do grant, demise, and lease unto the said Governor and Company, and their successors, all that certain tract or parcel of the Domain Lands situate, lying, and being on the north side of the River *St. Lawrence*, in our said Province of *Canada*, commonly called and known by the name of *The King's Posts*, together with all and every the Wharves and Buildings thereon erected and being, and all and every the appurtenances, for the purposes of carrying on an exclusive trade with the Indians at and upon the said Domain Lands hereby demised and leased, and an exclusive Seal Fishery and Seal Fisheries thereat: to have and to hold, enjoy and occupy, the said tract or parcel of land and premises, together with the rights and privileges hereby demised and leased unto the said Governor and Company, and their successors, for the purposes aforesaid, solely for and during the term of twenty-one years from the second day of October next, to be fully complete and ended, but subject, nevertheless, as hereinafter is mentioned. The Governor and Company, and their successors, paying for the same unto us, our heirs, and successors, yearly and every year during the said term, the sum of six hundred pounds, currency of this Province, by equal half-yearly payments to be made on the second day of April and on the second day of October in every year, to the Receiver General in and for our said Province, at his Office, or to such person as our Governor, Lieutenant Governor, or person administering the Government of our said Province, for the time being, shall appoint to receive the same, at the Office of the Secretary of our said Province, whereof the first payment shall be made on the second day of April, which will be in the year of our Lord one thousand eight hundred and forty-three, the said payments, and each of them, to be free and clear of all manner of taxes, rates, assessments, deductions, or abatements whatsoever now payable, or hereafter to become payable for or in respect of the said premises or any part thereof, and not to be in anywise diminished or abated by reason of the entering upon, or taking possession of, or of the granting or conveyance of any parts or portions of the said tract or parcel of land and premises for the purposes of actual settlement and cultivation, in pursuance of the proviso hereinafter contained: Provided always and the lease herebefore contained is made on this express condition, that the said Governor and Company, and their successors, shall, and do, from the date of these presents, forever acquit, release, exonerate, and discharge us, our heirs, and successors, and whomsoever else it may concern, of and from the payment and reimbursement to them or to their assigns, or to any person claiming by or through them of the sum of one thousand eight hundred pounds, currency of this Province, aforesaid by them paid for the value of certain Indian Debts, under and by reason of certain stipulations contained in the said lease to the said *John Goudie*, bearing date the twenty-sixth day of July, one thousand eight hundred and twenty-two: Provided also, that if the said yearly rent herebefore reserved or any part thereof,

shall be unpaid for the space of three calendar months next after the same is herebefore made payable, or if the said Governor and Company, or their successors, shall neglect or fail in, or be guilty of any breach, nonperformance, or nonobservance of any of the clauses, conditions, provisoes, or agreements in these presents contained, which on their parts are to be observed and kept, then and thenceforth, in any of the said cases, it shall be lawful for us, our heirs, and successors, into the said demised premises to enter and the same to have again as of our and their former Estate, and as if these presents had not been made or granted: Provided also, that the said Governor and Company, and their successors, for and during the continuance, and until the expiration of the said lease herebefore contained shall, at their own costs and charges, keep and uphold the said tract or parcel of land hereby leased and demised, and all and every the buildings, wharves, fences, enclosures, and other improvements and premises thereunto in anywise appertaining, save and except such parts and portions thereof as from time to time may be entered upon or taken possession of, or be granted or conveyed for the purposes of settlement or cultivation, in pursuance of the proviso hereinafter contained, in good condition and repair, and shall at the expiration of the said Lease by effluxion of time or under and by virtue of any of the conditions, limitations or reservations herebefore contained, deliver up the said tract or parcel of land, buildings, wharves, fences, enclosures, and other improvements in anywise thereunto appertaining to us, our heirs and successors, in good condition and repair, and that the said Governor and Company or their successors shall not by reason of any houses, buildings, erections, or other improvements made, or to be made, on the said tract or parcel of ground and premises, claim or pretend to any equivalent or indemnity, and that the said houses, buildings, erections, and other improvements, shall thenceforth be vested in us, our heirs and successors. Provided, nevertheless, and we do hereby declare our pleasure to be, that nothing herein contained shall extend, or be construed to extend, to prevent the right from time to time and at all times during the said term hereby demised and leased, of us our heirs and successors, to enter into and upon and take possession of, and to grant and convey any part or portion of the said tract or parcel of land hereby demised, as we our heirs and successors may deem expedient, and the benefit of our said Province and of our loving subjects therein may require for the purposes of actual settlement and cultivation thereof, but for no other purpose, or on any other account whatever.

And we do further direct, that a copy of these our Letters be made out, whereupon shall be written and executed, under the seal of the Corporation of the said Governor and Company, their acceptance of the present grant and demise to them made, and their consent and agreement to perform the conditions therein contained, and that the said copy shall be kept by our Secretary of our said Province.

In testimony whereof we have caused these our Letters to be made patent, and the great Seal of our said Province of *Canada* to be hereunto affixed: Witness our right trusty and well beloved the Right Honourable Sir *Charles Bagot*, Knight Grand Cross of the Most Honourable Order of the Bath, one of our Most Honourable Privy Council, Governor General of British *North America*, and Captain General and Governor-in-Chief in and over our Provinces of *Canada*, *New Brunswick* and the Island of *Prince Edward*, and Vice-Admiral of the same: At our Government House in our city of *Quebec*, in our said Province, this twenty-seventh day of June, in the year of our Lord one thousand eight hundred and forty-two, and in the sixth year of our reign.

S. B. HARRISON,
Secretary.

Provincial Registrar's Office,
Montreal, 17th December, 1844.

Certified to be a true and correct copy of the Record.

R. A. TUCKER,
Registrar.

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