

and to hold the said several lots of land and premises above described and hereinbefore given, granted and confirmed unto our said several Grantees above named, severally and respectively, of Us, our Heirs and Successors unto them our said Grantees, and to each of them severally and respectively, and to the heirs and assigns of them our said Grantees and of each of them severally and respectively; to the use and behoof of them our said Grantees severally and respectively, and to the use and behoof of the heirs and assigns of them our said Grantees and of each of them severally and respectively, for ever, in free and common soccage, by fealty only, in lieu of all other and all manner of rents, services, fines, rights, dues, duties, claims and demands whatsoever, in like manner as lands are now holden in free and common soccage in that part of Great Britain called England. And We do hereby give and grant for Us, our Heirs and Successors, unto our said Grantees, and each of them their heirs and assigns, and the heirs and assigns of each of them respectively, full power and liberty to use, occupy, cultivate and enjoy the lots of lands and premises hereby to them granted in any manner which he or they shall think fit by cutting down the trees growing thereon, by cultivating the surface of the ground thereof, or by any other method of improvement whatsoever, and to apply the profits thereof to their own use and benefit. Provided always, and We do hereby expressly reserve to ourselves, our Heirs and Successors, all mines of Gold and Silver which now are or which shall be found upon the said lots of land and premises hereby granted, or any of them, or any part thereof, so that the said mines and each of them shall belong to Us, our Heirs and Successors, in as full and ample manner as if the present Grant had never been made. And We do hereby likewise expressly reserve to ourselves, our Heirs and Successors, full power, right and authority to make and use all such roads, ways and passages over the said lots of lands and premises hereby granted, or any part thereof, and also to take, stop, divert and use all such Rivers, Streams, Ponds and Bodies of Water as shall be Us or them be judged necessary or convenient for working and improving the said mines or any of them. And provided further, if any mine or mines of Gold or Silver shall be found upon any lot or lots of land hereby granted, the Grantee or Grantees possessing such lot or lots, or his or their heirs and assigns possessing such lot or lots, or one of them, shall, within the space of six months, after the discovery thereof, give notice of such discovery to our Governor of our said Province, or to our Lieutenant-Governor or person administering the Government of our said Province for the time being; and if he or they shall make default therein, the present Grant, so far as the same doth or shall in any wise respect such lot or lots, shall, at the end of the said six months next ensuing after such discovery of any mine or mines of Gold or Silver become void, and such lot or lots and every part thereof hereby granted, shall revert and escheat to Us, our Heirs and Successors, and shall thereupon become the absolute and entire property of Us or them, in the same manner as if the present Grant had never been made; any thing therein contained to the contrary in any wise notwithstanding. And whereas it may hereafter become expedient for the Inhabitants of the said Province of Lower Canada, that one or more public roads or highways should be made through some parts of the premises hereby granted, We do therefore hereby reserve to ourselves, our Heirs and Successors, a right of making any number of public roads or highways of a breadth not exceeding one hundred feet, through any part of the said premises, excepting such parts whereon any Dwelling House or other buildings shall be erected. And whereas it may likewise at some time hereafter become expedient for the Peace and Safety of said our Province of Lower Canada, to erect and build Forts and Fortresses, or to make other works of military defence in various parts of our said Province, We do therefore also hereby reserve to ourselves, our Heirs and Successors, full Power and Authority to erect and build any Forts or Fortresses, or to make any other works of military defence on any parts of the said premises hereby granted, and to take, use, occupy and retain in our hands as long as We shall think fit such parts of the said premises hereby granted as may be necessary for the said purposes whenever We or our Heirs and Successors shall signified it to be our or their pleasure so to do by an order given by Us or them in our or