

Glenara

D. B. 103, p. 471 - 29 June 1907

Mamie H. Jeffries, C. M. White and Helen C. White, his wife .. to John Butler Swann ... J. P. Jeffries and C. m. White purchased of James V. Brooke, Comm'r. in suite of 'Bowman vs. Rixey' .. Free State land ... J. P. Jeffries to his wife, Mamie H., by deed ... \$500 ... known as Rixey
ate Land ... 117 acres 27 po.

This is the sheet I

recently found in

the Gott Library

regarding the

Glenara deeds

15, p. 194 - 21 March 1910

S. Clothier and Irea M. Clothier, his wife, to
te Swann .. Grade Farm .. 197 a. more or less ...
on north by J. B. Swann .. on west by William Miller
by Edward Marshall .. on east by the grade road ...
Clothier by H. D. B. Norris

D. B. 97, p. 457 - 22 January 1906

John M. Davis (single) to John Butler Swann .. \$55,000 ..
Glenara ... 615 ac. 1 r. 21 po. .. same to Davis by Thomas
Beck .. 14 Oct. 1897 (D.B. 88, p. 524) .. C. M. White, Comm'r.
to Davis .. 14 Oct. 1897 (D. B. 88, p. 529) also James P.
Jeffries, Comm'r. to Davis .. 1 Nov. 1897 (D.B. 89, p. 9) also
to Swann all the house hold and kitchen furniture and farming
implements upon Glenara ...

D. B. 84, p. 137 - 23 August 1893

James V. Brooke, Spec. Comm'r. in 'Bowman vs. Rixey',
Eleanor Rixey to Henry C. Norris ... Eleanora Rixey purchased
the property under decree .. H. C. Norris was substituted
purchaser, who has paid in full ... part of B. B. Rixey estate
193 acres 2 r. 6.1 p. (same was sold to Charles Lake by B. F.
Rixey) plat, p. 138 ... Grade Farm ... Norris' exors later
sold to Clothier...

after first advertising the time, place and terms of sale for thirty (30) days in some news paper published in Warrenton, Virginia, and upon the following terms, to wit:- For cash as to so much of the proceeds as may be necessary to defray the expenses of executing this trust, including a trustee's commission of five per centum, the fees for drawing and recording this deed, if then unpaid, and to discharge the amount of money then payable upon the said notes, and if there be any residue of said purchase money, the same shall be made payable at such time and secured in such manner as the said parties of the first part, their executors, administrators, or assigns, shall prescribe and direct, or in case of their failure to give such direction, at such time and in such manner as the said trustees shall think fit. The said parties of the first part covenant to pay all taxes, levies and charges upon the said property hereby conveyed, so long as the debt hereby secured remains unpaid; but it shall not be incumbent upon the holders of said notes to pay any taxes on said property, but that all taxes paid therefor, if any, with interest from the time of payment, shall constitute a ^{lien} under and by virtue of this deed on the property hereby conveyed, and in event of sale shall be treated as a part of the debt secured by this deed, and as a part of the cost of executing this trust and if there be no sale under this deed, then all such taxes and levies are to be recoverable by all the remedies at law or in equity, by which the debt aforesaid may be recoverable, and the parties of the first part hereby waives the benefit of their homestead exemption as to the debt secured by this deed and any expenditure of taxes, levies or insurance premiums by the holder of said notes in pursuance of this deed. If no default shall be made in the payment of the above mentioned notes, then upon the request of the parties of the first part, a good and sufficient deed of release shall be executed to said James S. Clothier at his own proper costs and charges. Witness the following signatures and seals.

James S. Clothier, (Seal)

Iria Melvillia Clothier, (Seal)

State of Virginia, County of Fauquier, to wit:- I, William Baker a Justice of the Peace for the County aforesaid in the State of Virginia, do certify that James S. Clothier and Iria Melvillia Clothier whose names are signed to the foregoing writing bearing date on
 t have acknowledged the same before me in my County aforesaid.
 G JMD to h day of January 1906. William Baker, J.P.
 C John Butler Swann Circuit Court, January 23rd 1906. 9.16 A.M.
 was this day received in said Office and with certificates
 Tests: Jno. R. Turner, Clerk.

THIS INDENTURE made and entered into this the 22nd day of January 1906, between John M. Davis, (single) party of the first part and John Butler Swann, party of the second part. Witnesseth:- That for and in consideration of the sum of fifty five thousand dollars, of which thirty four thousand dollars is paid in cash, at and before the sealing and delivery of these presents, the receipt of which is hereby acknowledged, and the residue of twenty one thousand dollars is evidenced by a deed of trust now binding the land hereinafter conveyed, and which latter sum is assumed to be paid by the said Swann, the said John M. Davis, the party of the first part, does hereby bargain, sell, grant and convey, with general warranty, unto the said John Butler Swann, the party of the second part, all of that certain tract or parcel of land, lying and being in the County of Fauquier

John M. Davis
 } Deed
 John B. Swann

Virginia, on both sides of the road leading from Marshall to Orlean, and known as "Glenara" and containing six hundred and fifteen acres, one rood and twenty one poles, (615 A. 1 R 21 P) be the same more or less, it being sold in gross, and being the same land conveyed to the said John M. Davis by Thomas Beck and wife, by deed dated the 14th day of October 1897 and to be found recorded in the Clerk's Office of Fauquier County in Deed Book #88 page 524, reference being had to said deed and the metes and bounds therein set forth, as well as deed from C.M. White Commr to said John M. Davis dated the 14th October 1897, and to be found recorded in Deed Book #88 page 529, and also deed to said Davis from James P. Jeffries Commr, dated November 1st 1897 and recorded in Deed Book #89 page 9, for a more complete description of the real estate hereby conveyed; and the said John M. Davis, in consideration of the above named and paid sum does also convey to the said John Butler Swann, all the household and kitchen furniture and all farming implements, in and upon the said "Glenara" farm. Together with all the appurtenances, rights, ways, and easements, to said property belonging or in any wise thereto appertaining. TO HAVE AND TO HOLD the above granted premises, real and personal, together with the appurtenances &c thereto appertaining unto the said John Butler Swann in fee simple. Witness the signature and seal of the party of the first part the day and year first herein above written.

John M. Davis, (Seal).

State of Virginia, County of Fauquier, to wit:- I, C.M. White a Notary Public, in and for the County of Fauquier, in the State of Virginia do hereby certify that John M. Davis whose name is signed to the writing above dated the 22nd day of January 1906 has acknowledged the same before me in my County aforesaid. My commission expires the 7th day of December 1909. Given under my hand this the 23rd day of January 1906.

C.M. White, Notary Public.

Clerk's Office of Fauquier Circuit Court, January 23rd 1906.

This deed was this day received in said Office and with certificate admitted

to record.

Teste: Jno. R. Turner, Clerk.

THIS INDENTURE made and entered into this the 18th day of January 1906, between Florence Smith and Stephen E. Smith her husband, parties of the first part and Daniel D. Hickerson, party of the second part, all of the County of Fauquier and State of Virginia. Witnesseth:- That for and in consideration of the sum of five hundred and fifty dollars cash in hand paid by the party of the second part to the parties of the first part, before the sealing and delivery of these presents, the receipt of which is hereby acknowledged, the said parties of the first part do hereby bargain, sell, grant and convey with general warranty unto the said party of the second part, all of that certain lot, with the improvements thereon, lying and being at Remington, and containing one half of an acre, be the same more or less, and being the same land conveyed to the said Florence Smith by Eppa Hunton Jr. Commissioner in the suit of "Smith vs Poindexter Admr", lately pending in the Circuit Court of Fauquier, by deed dated the 10th day of April 1900 and recorded on the 23rd day of July 1900 in the then County Court Clerk's Office of Fauquier County, and therein described as follows:- 68 feet front eastward on Front Street by 105 feet deep, Westward and bounded by the lot of L. E. A. Guy, South West, and cross Street N.E. parallel with the front of Baptist Church lot." Reference is

Florence Smith & Co.

Deed

D.D. Hickerson



GLENARA

In the heart of the famous blue grass region of Virginia is this beautiful and historic estate. The present is the seventh owner from the Crown of England. The mansion is a very large, handsome structure, commanding a beautiful view of the foot hills and the Blue Ridge Mountains. It is a three-story brick dwelling, built in the Italian style, containing 17 rooms and 6 baths, with 4 large basement rooms. No expense has been spared in the finish of Glenara; many of the mantels were made in New York and are hand carved. Cherry, butternut, black walnut, and ash are used in the different rooms. The floors are hardwood and in beautiful condition. The outbuildings are

many and in perfect order, consisting of 2 large barns, with a capacity of 55 horses and 75 cattle, granary, sheep barn, hog house, implement shed, corn house, blacksmith shop, superintendent's house, tenant house. All buildings are in good condition and ample for a large farming operation. The farm contains 930 acres of strong land, upon which considerable money has been spent. Much of it is in a very heavy bluegrass sod. Export cattle and high-grade stock are successfully handled on this property. Such a combination of splendid home and money-making proposition is seldom offered. Good reasons for selling. Located near Marshall in Fauquier County, Virginia, two hours from Washington. Price, \$125,000.

**H. W. HILLEARY & CO., Exclusive Brokers,
419 Southern Bldg., Washington, D. C.**

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