

CASE No.

452

NORTHERN DISTRICT

PORTION of RANCHO de NAPA GRANT

MARTINIUS JENSON

CLAIMANT

FEB 5 1963

U.S.A.
25% COTTON FIBER
POWER BOND
Gerritsen

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No. 452

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U. S. District Court,

452 DISTRICT OF CALIFORNIA.

In re petition of
Martinus Jensen

vs.

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for Confirmation to him of
petition of *Ranchero de Napa*

IN ADMIRALTY.

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PAPERS IN THE CASE.

No. 452

1 In the United States District Court in and for the
2 District of California.

3
4 To the Honorable

5 O. G. Hoffman

6 Judge of said Court

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8 Now comes Martinus Jensen and presents
9 his petition and claim for certain lands situate
10 in the County of Napa, State of California,
11 the same being a portion of that tract of land
12 commonly known as the Rancho de Napa which
13 petition and claim is made by authority of an
14 Act of Congress approved June 20th 1854, entitled
15 "An Act authorizing claimants to the Rancho de
16 Napa in Napa County, California to prove
17 up their title", of which act a true copy is
18 herewith annexed marked "Exhibit A" and made
19 a part of this petition.

20 That in accordance with said act, your peti-
21 tioner respectfully represents:

22 That on the 21st day of September
23 A. D. 1838 Juan B. Alvarado, then Political
24 Chief of Upper California, granted to one Salvador
25 Valles, a tract of land known as "Napa", which
26 tract of land is situated in the County of
27 Napa, State of California, and is the same tract
28 of land named in the said Act of Congress as the

1 "Rancho de Napa".

2 That said grant was presented to the
3 Departmental Assembly of Upper California and was
4 by that body duly and legally approved on the
5 23^d day of September, 1838.

6 That on the 8th day of February, 1844,
7 juridical possession of the lands granted as
8 aforesaid was delivered to the said Salvador
9 Vallejo.

10 That the tract of land thus granted
11 to said Vallejo was never presented as an entirety
12 to the Board of Land Commissioners created by
13 Act of Congress of date March 3^d 1851 for con-
14 firmation, although portions of said land were
15 presented to said Board in accordance with
16 the requirements of said last named Act; and
17 the portions and parcels thereof thus presented
18 were finally confirmed thereunder.

19 That the exterior boundaries of said
20 Rancho were finally surveyed in October, 1858, by
21 G. C. Tracey, United States Deputy Surveyor and
22 the survey thereof finally approved by the proper
23 authorities. That said Rancho was by said
24 survey segregated from the public domain and the
25 boundaries thereof thus established conformed to the
26 boundaries of said Rancho as defined in the original
27 title of Salvador Vallejo.

28 That the boundaries thus established

1 have ever since been recognized by all parties and
2 the United States as the true boundaries of said
3 Rancho.

4 That the boundaries of said Rancho
5 as established by said survey are as follows;

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6 "commencing at a large dead oak
7 standing on the right bank of Arroyo Napa
8 established by the Mexican authorities at the time
9 of giving juridical possession as one of the corners
10 of said Rancho thence \langle variation 16° East \rangle South $22\frac{1}{2}^{\circ}$
11 West along the division line between the Rancho de
12 Napa and the Rancho Entre Napa 302 $\frac{1}{2}$ chains to
13 the center of Cameros Creek, the centre of said creek
14 at said point being the common corner of said
15 Rancho de Napa and the Rancho Entre Napa; thence
16 up the centre of said creek following its meanderings
17 to a stake marked "N. No. 3" in a mound of stones
18 which stake is set where the old trail from Napa
19 to Sonoma crossed said creek at the upper crossing;
20 thence N. $14\frac{1}{2}^{\circ}$ E. 427 chains to the S. W. corner of
21 the L ayms Rancho; thence N $45\frac{1}{4}^{\circ}$ E. 140 chains to
22 the centre of Napa River; thence down the centre
23 of Napa River following its meanderings to the
24 junction of Napa River with the Arroyo Napa,
25 thence up the centre of the Arroyo Napa following
26 its meanderings to the place of beginning."

PAGE 3.

27 That your petitioner is the claimant
28 and owner of the following described portion of said

1 Rancho;

2 Commencing at the mouth of a small creek
3 or brook coming from the South West at the place
4 where it empties into the West branch of Napa Creek
5 which point is the North West corner of S. Wings
6 land; thence following up the centre of said small
7 creek or brook to the South West corner of said Wings
8 land; thence in a Westerly direction on the line
9 of the Wilson Ranch to a point on the said line
10 where a gulch crosses it, said last mentioned
11 point being the South Easterly point or corner of land
12 belonging to R. S. Thompson; thence following down the
13 center of said gulch to the center of the West branch
14 of Napa Creek; Thence following down the center of
15 said West branch of Napa Creek to place of
16 beginning containing 90 acres.

17 That said lands are included
18 within the exterior boundaries of said "Rancho de Napa"
19 That your petitioner ^{title} derains to said
20 lands last above described through the original
21 Mexican grantee, the said Salvador Vallejo.

22 That "Exhibit B" hereto annexed and
23 made a part of this petition exhibits the derain-
24 ^{from said Salvador Vallejo} ~~ment~~ ^{to petitioner} ~~of title~~ that the deeds set forth in said derainment of title
25 are of record in the Recorder's office
26 of said Napa County and are sufficient in form
27 and legal effect to and do vest in the petitioner
28 the title of said Vallejo to that portion of said Rancho
now in petitioners possession.

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1 That neither the claim of petitioner nor that of
2 his predecessors in title to that portion of said
3 Rancho now in his possession has ever been passed
4 upon by proper authority.

5 That the claim of the original
6 granted to said lands was good and valid
7 under the Mexican laws relating to such cases.

8 That there is not now nor has
9 there ever been any valid adverse claim to said
10 land which petitioner claims or any part there-
11 of existing under the Preemption, Homestead
12 or other laws of the United States.

13 That there is not ^{now} nor has there
14 ever been any person or persons having or hold-
15 ing any portions of said lands under valid
16 claims under the Preemption or Homestead or
17 other laws of the United States.

18 That there are no persons
19 entitled to receive releases from this claimant
20 to any portion of said land in his possession
21 as provided by said Act of June 20th 1884.

22 That petitioner is in the sole
23 and exclusive possession of the lands to which
24 he seeks for a confirmation of his title and he
25 and his predecessors in title have been in such
26 sole and exclusive possession since the year 1844.

27 Wherefore your petitioner prays
28 for a decree of this Honorable Court confirming

1 the claim of petitioner to the lands herein
2 petitioned for and for such other general and
3 special relief as may be meet in the premises
4 and your petitioner will ever pray.

Dated 5 San Francisco, Cal.,
6 June 19th 1885.

Mathias Jensen, Petitioner
Ester Wilson and
Charles A. Shuttleff
Attorneys for Petitioner

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PAGE 6

Exhibit A

1
2
3 An Act authorizing Claimants to the Rancho de
4 Napa, in Napa County, California to
5 prove up their title.

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6 Be it enacted by the Senate and House
7 of Representatives of the United States of
8 America in Congress Assembled, -

9 That the
10 claimants to the lands situated
11 in Napa County, California, known
12 as the Rancho de Napa, who derive
13 title through the original Mexican
14 grantee of said Rancho, and whose
15 claims or those of their predecessors
16 in title have not been hitherto
17 passed upon by proper au-
18 thority are hereby permitted
19 and authorized to present their
20 claim to said lands in the Dis-
21 trict Court of the United States,
22 for the District of California,
23 within one year next after the
24 passage of this Act, and not
25 afterwards for examination; and
26 upon the hearing of said case
27 if it shall appear to said Court
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1 that the claim of the original
2 granted was good and valid
3 under Mexican laws relating
4 to such cases and that the claimants
5 are entitled to have such confirmation
6 the said court shall by decree
7 confirm said claim; Provided
8 that no lands shall be confirmed to
9 said claimants to which there are
10 any valid claims existing under
11 the preemption, homestead or other
12 laws of the United States at the
13 date of the passage of this Act;
14 nor shall any decree of confirmation
15 affect any valid adverse right
16 of any other person or persons,
17 or give to the confirmees or any
18 of them any claim upon the
19 United States for compensation
20 for any lands such confirmees
21 may lose by preemption, home-
22 stead or other claims or rights
23 as aforesaid. Provided further

24 that said claimants before filing
25 their claims shall execute
26 releases to any person who may
27 have or hold any portion of
28 paid lands under valid claims

1 under the preemption, homestead
2 or other laws of the United States,
3 at the date of the passage of
4 the portions of said lands
5 so held respectively; and before
6 rendering a decree of confirmation
7 the said court shall ascertain that
8 said releases have been duly executed.

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9 Section 2:

10 That the United States
11 and any party in interest are
12 hereby granted the right of appeal
13 to the Supreme Court of the
14 United States, within six months
15 next after any decree shall be
16 entered in the manner allowed
17 in other cases of appeal; and the
18 said Court in the examination
19 of the claims presented by any
20 person under this Act shall be
21 governed so far as applicable by
22 the provisions of the Act passed
23 March 3rd A. D. 1851 entitled "An
24 Act to ascertain and settle private
25 land claims in the State of
26 California".

PAGE 3

27 Section 3 The United States Surveyor
28 General for California is hereby

1 directed upon the filing in
2 his office by said claimants of a
3 certified copy of a final decree of
4 confirmation under the provisions
5 of this Act, to cause said claim to
6 be surveyed as other claims of like
7 nature are now surveyed under
8 existing laws, and, upon the
9 approval of said survey by the
10 proper authority, a patent shall
11 issue to said claimants in the
12 usual form.

Approved June 20th 1884.

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Exhibit B.

Derailment of Title.

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6 Salvador Vallejo ~~Deed~~ dated Dec. 20th 1851
7 to Recorded Book B of Deeds p. 109
8 Herman Wahler Recorder's Office, Napa Co.
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10 Herman Wahler Deed, dated Feb. 18, 1852
11 to Recorded Book B of Deeds
12 Henry H. Lawrence ^{and} page 131.
13 James N. Edmonston Recorder's Office, Napa Co.
14
15 James N. Edmonston Deed dated Oct. 23, 1852
16 to Recorded Book B of Deeds p. 293
17 Garrett Swindell Recorder's Office Napa Co.
18
19 Garrett Swindell & Wife Deed dated July, 13, 1853.
20 to Recorded Book B of Deeds p. 295
21 Albion G. Turner Recorder's Office, Napa Co.
22
23 Albion G. Turner & Wife Deed, dated Nov. 3, 1853.
24 to Recorded Book C of Deeds p. 26
25 Mary L. Jacks Recorder's Office, Napa Co.
26
27 Henry H. Lawrence Deed dated Jan'y 2, 1854
28 to Recorded Book C of Deeds p. 28
Electa J. Reeve Recorder's Office, Napa Co.

1 Frederick Ogden & wife 2. C. Deed dated Oct. 15, 1855
2 to Recorded Book C. of Deeds p. 357
3 Electa J. Reeve Recorder's Office, Napa Co.

4 Geo. F. Reeve & wife Deed dated Oct. 15, 1855
5 to Recorded Book C. of Deeds p. 349
6

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7 Mary L. Ogden Recorder's Office, Napa Co.

9 Geo. F. Reeve and Electa J. Deed dated Oct. 25th 1867
10 Reeve to. Recorded Book K of Deeds p. 199.
11 Martinus Jensen Recorder's Office, Napa Co.

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No 452

United States District Court
District of California

In the Matter of the
Petition
of
Martinus Lorenz
for Confirmation to him of
Portion of Rancho de Napa

Filed June 19th 1885
Southard Hoffman
Clerk

By P. D. Grimwood
Deputy Clerk

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ESTEE & WILSON
C. A. Shuttleless
419 California Street. S. F.
Attorneys for Petitioner.

1 In the District Court of the United
2 States, District of California.

3
4 In the Matter of the Petition
5 ~~of~~
6 Marthinus Jensen
7 for confirmation of a portion
8 of Rancho de Napa

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10 Now comes the United States
11 by S. G. Hilborn its attorney
12 and answers the petition of
13 Marthinus Jensen on file
14 herein and for answer thereto
15 denies generally and specifically
16 each and every allegation in
17 said petition contained.

18 S. G. Hilborn

19 United States Attorney.
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No. 452

United States District Court

DISTRICT OF CALIFORNIA.

In the Matter of the Petition
of Martinus Jensen
Plaintiff

for confirmation of a portion
of Rancho de Napa
Defendant

Answer and Opposition
of United States

Filed July 7th. 1883
Southard Hoffman Clerk
By W. Grimwood

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S. G. HILBORN,
UNITED STATES ATTORNEY
For the District of California.

Service of within and receipt of a copy
thereof admitted, this day of 188

Attorney for

United States District Court
District of California,

In re Petition of
Martinus Jensen
for Confirmation to him
of Part of Rancho de
Napa.

Case No: 452.

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It is hereby stipulated and agreed that the original title papers to the Rancho de Napa, in Napa County, California, issued by the Mexican Authorities to Don Salvador Vallejo, the Grantee of the Mexican Government for said Rancho and the Map showing the exterior boundaries of said Rancho as finally surveyed and located by the U. S. Surveyor General of California and the map entitled "Plat of part of the Rancho de Napa, finally confirmed by Otto H. Frank surveyed under instructions from the U. S. Surveyor General by C. C. Tracy Dep^y Dec^r: October 1858, containing $8365\frac{37}{100}$ acres" and the map entitled "Plat of part of the Rancho de Napa, finally confirmed to Otto H. Frank, as located by the U. S. Surveyor General from field notes of Surveys on record in U. S. Surveyor Gen-

eral's office, in accordance with the 2
decrees rendered by Hon. Ogden Hoffman, U.
S. Dist. Judge, June 12th 1858 and January 11th
1869 containing "11,943 $\frac{14}{100}$ acres" Approved
May 3^d 1871 (Signed) Ogden Hoffman, U. S.
Dist. Judge", together with the testimony
of R. L. Hopkins, relating to the same, af-
ferred and given in evidence in the matter
of the petition of Thomas R. Davies for
confirmation to him of portion of Rancho
de Napa, case No. 451, in the above entitled
cause, shall be deemed and considered as
offered, read, and given in evidence in the
above entitled case and matter with the
same force and effect, as if said instruments
had actually been produced, offered, read
and said testimony given in this case and
matter.

S. G. Wilborn
United States Attorney

Sept 28th 1885

No. 452.
United States District Court.
District of California

In the Matter of the Petition of
Markinius Jensen
for confirmation to him of
portion of Rancho de Napa.

Stipulation.

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*U.S. Dist. Ct. Dist. Cal.
L.C. 452. n.d.
plff. Exht. A.*

*Filed September 29 1888
Orlando Hoffman
Clerk*

Estee & Wilson
Attorneys for Petition.

B-109

Deed.

Salvador Vallejo to Herman Wahler
Filed for record December 20th A.D. 1851
at 10 o'clock, A.M.

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This Indenture made this Twentieth Day
of December, A.D. 1851, Between Salvador
Vallejo of the County of Napa & State of
California of the first part and Herman
Wahler of the City and County of San Francisco
in said State of the second part. Witnesseth, That
the party of the first part in consideration
of the sum of ten thousand, three hundred
dollars, to him in hand paid the receipt
whereof is hereby acknowledged hath granted
bargained, sold & conveyed they these presents
doth grant, bargain, sell and convey unto
the said party of the second part his heirs
and assigns, all his right, title & interest
in & to all the land belonging to the Rancho
de Napa, or all the land appertaining to
the Rancho of that name, granted to
the said party of the first part by the
Mexican Government, which has not
been before the date of this instrument
sold & conveyed by the said party of the
first part by deeds which have been her-
etofore duly recorded in the office of the

Recorder of the County of Napa.

To have & to hold all of the above described lands without reservation unto the said party of the second part, with the appurtenances thereto belonging & to his heirs & assigns forever & to his & their sole & only benefit & behoof

In Witness Whereof the said party of the first part hath hereunto put his hand and seal the day and year first above written.

Signed, sealed & Delivered
in presence of } Salvador Vallejo G. V.
J. N. Edmondston }
E. W. McKinstry }

State of California }
County of Napa } ss. On this twentieth
day of December
A. D. one thousand eight hundred & fifty &
and personally appeared before me
the undersigned Recorder in & for the
County aforesaid, Salvador Vallejo
known to me to be the person described
in & who executed the foregoing instrument
who acknowledged to me that he executed
the same freely & voluntarily &
for the uses & purposes therein mentioned

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In Witness Whereof I have hereunto
set my hand & seal of office at Napa
city this 10th day & year in this certificate
first above written.

Y.S. N. H. Lawrence Recorder
by M. Edmondston Dep. Rec.

Recorded book B of deeds p. 109

STATE OF CALIFORNIA, }
County of Napa. } ss.

I, HENRY BROWN, County Recorder of said County and State, do hereby certify
the foregoing to be a full, true and correct copy of a deed
recorded in Book B of deeds page 109 as the same appears
of record in my office.

WITNESS my hand and official seal this 11th day
of Sept A. D. 1885

Henry Brown County Recorder.

By _____ Deputy.





*M. S. Dist. Ct. Dist. Cal.
L. C. 452 n. d.
plb exht. no. 1*

*Filed September 29/85
Dorothy Hoffman
Clerk*

B-131

Deed.

Norman Wahler to Henry H. Lawrence
and James N. Edmondston

Filed for record February 19th A.D. 1852
at 3 o'clock P.M.

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PAGE 24

Know all Men by these Presents, That I,
Norman Wahler, of the County of San Francisco,
State of California, for and in consideration
of six hundred dollars to me in hand paid
by Henry H. Lawrence and James N. Edmond-
ston both of the County of Napa and State
aforesaid the receipt whereof I do hereby
acknowledge have granted, bargained, sold and
conveyed and by these presents do grant,
bargain, sell and convey unto the said
Henry H. Lawrence and James N. Edmondston
their heirs and assigns all that certain
lot, piece or parcel of land lying and
being situated in the County of Napa,
and State aforesaid and bounded and described
as follows, to-wit; Commencing at a point
on the Arroyo de Napa where a small
gulch intersects said Arroyo, it being
the North West corner of the land there-
before conveyed by Briggs Bristol &
Edmondston to Henry H. Lawrence by
deed bearing date the 19th day of July,

A. N. 1851 and Recorded in Book B. pages 31 & 32
Archives of Napa County thence running up the
Arroyo de Napa, a distance of Five Hundred
and fifty-four rods, thence in a direct line
to the South-West corner of said Lawrence's
land, thence down the center of the afore-
mentioned gulch to the place of beginning,
to contain all the land within said bounds
be the same more or less - which said prem-
ises were conveyed to me by Salvador Vallejo.
To have and to hold all and singular
the hereinbefore granted and described
premises with the appurtenances unto the
said Lawrence and Edmundston, their heirs
and assigns to their sole use, benefit and
behoof forever. -- And I, the said Herman
Wahler, for myself, my heirs, executors,
and administrators do hereby covenant
and agree to and with the said Henry
H. Lawrence and James N. Edmundston
their heirs, executors administrators and
assigns that I am lawfully seized of the
afore granted premises in fee simple and
that I have good right to sell and convey
the same in manner aforesaid, and that
I will and my heirs, executors and admin-
istrators shall forever warrant and defend
the same unto the said Henry H. Lawrence

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and James N. Edmuntson their heirs and assigns against the lawful claims and demands of all persons whatsoever.

In Witness Whereof I have hereunto set my hand and seal this Eighteenth 18th day of February A. D. one thousand eight hundred and fifty two.

Signed Sealed & Delivered }
in presence of } Herman Wahler (L.S.)
Chas Jas. Hughes. }

State of California }
County of San Francisco } ss.

On this 18th day of February A. D. 1852, before me a Notary Public in and for said County and State duly commissioned and sworn, personally appeared Herman Wahler to me known to be the person described in and who executed the foregoing within instrument and acknowledged that he executed the same freely and voluntarily & for the uses & purposes therein mentioned.

Witness my hand ^{and} Official Seal
Chas Jas Hughes
(L.S.) Notary Public

and James N. Edmondson their heirs and assigns against the lawful claims and demands of all persons whatsoever.

In Witness Whereof I have hereunto set my hand and seal this Eighteenth (18) day of February A. D. one thousand eight hundred and fifty five.

(Signature)

STATE OF CALIFORNIA, }
County of Napa. } ss.

I, HENRY BROWN, County Recorder of said County and State, do hereby certify the foregoing to be a full, true and correct copy of a deed recorded in Book B of deeds page 131 as the same appears of record in my office.

WITNESS my hand and official seal this 11th day of Sept A. D. 1885

Henry Brown County Recorder.

By _____ Deputy.



Book B. of deeds p 131



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*N.S. Joint. Ct. Dist. Col.
L.C.H.S. 2. n.D.
P.L.B. Ex. 11-2*

*Filed September 29th 1885
Soutland Hoffman
Clerk*

B-213

Deed

James N. Edmundston To Garrett Swindel

Know all men by these Presents that I, James N. Edmundston, of the County of Napa and State of California, for and in consideration of the sum of Eight hundred Dollars \$800⁰⁰ to me in hand paid by Garrett Swindel of the County & State aforesaid, the receipt whereof I do hereby acknowledge, have granted, bargained, sold and conveyed, and by these presents do grant, bargain, sell and convey unto the said Garrett Swindel, his heirs and assigns, the one equal undivided half of all that certain lot piece or parcel of land lying and being situate in the County of Napa and State of aforesaid and bounded and described as follows to-wit: Commencing at a point on the Arroyo de Napa where a small gulch intersects said Arroyo it being the North West corner of the land heretofore conveyed by Cripps Bristol & Edmundston to H. H. Lawrence, by deed bearing date the "19th day of July, A.D. 1851" and recorded in Book "B" pages "31 and 32" Archives of Napa County, thence running up the Arroyo de Napa, a distance of Two

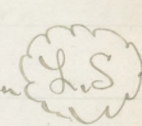
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hundred and fifty, four rods, thence in a direct line to the South-West corner of said Lawrence's land - thence down the center of the above mentioned gulch to the place of beginning, to contain all the land within said bounds be the same more or less,

To have and to hold all and singular the hereinbefore granted and described premises with the appurtenances unto the said Divindel, his heirs and assigns forever to their sole use, benefit and behoof. And I, the said James N. Edmanston for myself, my heirs, Executors and administrators, do hereby covenant and agree to and with the said Parrett Divindel, his heirs, Executors and administrators, to warrant and defend the title to the said property, against the lawful claims of any person or persons claiming from, through or by me, but against none other.

In Witness Whereof I have hereunto set my hand and seal this Twenty third rd day of October, A. D. 1852,
Signed, Sealed and Delivered
in presence of E. B. Lockley J. N. Edmanston 

State of California }
 County of Napa Co. } On this the
 twenty-third day of
 October A. D. 1852, before me the undersigned
 Notary Public, in and for said County & State duly
 commissioned & sworn personally appeared James
 N. Edmondston known to me to be the person
 described in and who executed the foregoing
 instrument and acknowledged that he executed
 the same freely and voluntarily and for the
 uses and purposes therein mentioned.

Witness my hand and private seal not
 having a Notarial Seal

Edw. M. Garry seal
 Notary Public

Received for Record Jan. 13th 1853 at 11 1/2
 o'clock A. M. and recorded at the request
 of Garrett Duvivier.

Book B. of Deeds p. 293.

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State of California }
County of Napa St. } On this the
Twenty-third day of
October A. D. 1852, before me the undersigned
Notary Public, in and for said County & State duly
commissioned & sworn personally appeared James

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STATE OF CALIFORNIA, }
County of Napa. } ss.

I, HENRY BROWN, County Recorder of said County and State, do hereby certify
the foregoing to be a full, true and correct copy of a deed
recorded in Book B of deeds page 293 as the same appears
of record in my office.

WITNESS my hand and official seal this 11th day
of Sept A. D. 1885

Henry Brown County Recorder.

By _____ Deputy.





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*U.S. Dist. Ct. Dist. Col.
L.C. 452. n.D.
pepbo 9th. 3.*

*Filed September 29th 1865
Jonathan Hoffman
Clerk*

B-295

Deed.

Garrett Duindel and wife to Albion G. Turner

Know all men by these presents that we
Garrett Duindel and Sarah Jane Duindel
his wife of the County of Napa and State of
California, for and in consideration of the sum
of Fifteen Hundred ^{and no} 1500⁰⁰ etc us in
hand paid by Albion G. Turner of said County
and State the receipt whereof is hereby
acknowledged, have granted, bargained & sold
and by these presents do grant, bargain and
sell unto the said Albion G. Turner his heirs
and assigns the one equal and undivided
half of all that certain parcel of land
lying & being situate in the County afore-
said, and bounded and described as follows,
to wit: Commencing at a point on the Arroyo
de Napa where a small gulch intersects
said Arroyo, it being North-West corner
of the land heretofore conveyed by Ciphers
Bristol & Edmonstone to W. W. Lawrence by
Deed bearing date July 19th A.D. 1851 and
Recorded in Book B, pp. 31 & 32 Archives
of Napa County, thence running up the
Arroyo de Napa a distance of two hundred
and fifty four rods, thence in a direct
line to the South West corner of said

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PAGE

Lawrence's land - thence down the center
of the aforementioned gulch to the place of
beginning to contain all the land within
said bounds, be the same more or less,
To have and to hold all and singular
granted and above described premises,
with the hereditaments & appurtenances
thereto belonging unto the said Albion
J. Turner his heirs and assigns forever,
to their sole use benefit and behoof.
And we the said Garrett Juindal & Sarah
Jane Juindal for ourselves, our heirs executors
& administrators do covenant & agree to
warrant the said Albion J. Turner his heirs
and assigns to Warrant and Defend the title
to the said property against the lawful
claims of every person claiming under
or from us but against none other.
In Witness Whereof we have hereunto set
our hands and seals this thirteenth day
of January A. D. 1853.

Signed, Sealed
and Delivered in } Garrett Juindal
presence of } Sarah J. Juindal
Chas. W. Coffinberry }

State of California }
County of Santa B. } On this 13th day of

January A. D. 1853, personally appeared before me, County Recorder, in and for the County aforesaid Garrett Duindal and Sarah J. Duindal known to me to be the persons described in and who executed the foregoing instrument who acknowledged to me that they executed the same freely and voluntarily and for the uses and purposes therein mentioned. And the said Sarah J. Duindal being by me made acquainted with the contents of said instrument, acknowledged on an examination apart from, and without the hearing of her husband that she executed the same freely and voluntarily without fear or compulsion or undue influence of her husband and that she does not wish to retract the execution of the same.

Witness my hand and seal of office
at Napa City the day and year

(L.S.)

above written

Geo. H. Jewell Recorder
By C. A. Gaffinberry Dy Recorder

Received for Record Jan 15th 1853 at 3 1/2 o'clock
P.M. and recorded at request of
Albion G. Turner

Book B of Deeds p. 295.

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PAGE 36

January A. D. 1853, personally appeared before me, County Recorder, in and for the County of said Garrett Duindal and Sarah J. Duindal known to me to be the persons described in and who executed the foregoing instrument who acknowledged to me that they executed the same freely and voluntarily and for the uses and purposes therein men-

452 ND
PAGE 37

STATE OF CALIFORNIA, }
County of Napa. } ss.

I, HENRY BROWN, County Recorder of said County and State, do hereby certify the foregoing to be a full, true and correct copy of a deed recorded in Book B of Deeds page 295 as the same appears of record in my office.

WITNESS my hand and official seal this 11th day of Sept A. D. 1885

Henry Brown County Recorder.

By _____ Deputy.

Book B of Deeds p. 295.





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PAGE 38

W. D. Dist. Ct. Dist. Cal.
L. C. 452. N. D.
Pell's lab. 4.

Filed September 29. 1885
Doutland Hoffman
Clerk

6-26

Deed.

Albion G. Turner and wife To Mary G. Jacks

Know all men by these presents that we
Albion G. Turner and E. Emma Turner his
wife of the County of Napa and State of
California for and in consideration of the
sum of Two Hundred Dollars to us in
hand paid by Mary G. Jacks of said County and
State, the receipt whereof is hereby ac-
-knowledged have granted, bargained and
sold and do by these presents grant, bargain
sell unto the said Mary G. Jacks, her heirs
and assigns the one equal and undivided
half of all that certain parcel of land lying
and being situated in the County aforesaid
and bounded and described as follows, to wit:
Commencing at a point on the Arroyo de Napa
where a small gulch intersects said Arroyo
it being North West corner of the land
heretofore conveyed by Cripps Bristol
& Edmundston to H. H. Lawrence by deed
bearing date July 19th A. D. 1851 and
Recorded in Book B. pp. 31 & 32 Archives
of Napa County, thence up the Arroyo de
Napa a distance of two hundred & fifty
four rods, thence in a direct line to the
South West corner of said Lawrence's land

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PAGE 39

thence down the center of the aforementioned
 Gulch to the place of beginning, to contain
 all the lands within said bounds be the
 same more or less to have and to hold
 all and singular granted and above
 described premises with the hereditaments
 and appurtenances thereto belonging
 unto the said Mary G. Jacks, her heirs and
 assigns forever, to the sole use benefit and
 behoof. And we the said Albion G. Turner
 and E. Emma Turner, for ourselves our
 heirs, Executors and Administrators do
 covenant and agree to and with the said
 Mary G. Jacks her heirs and assigns to warrant
 and defend the title to the said property against
 the lawful claims of every person claiming
 under or from us but against none other.

In Witness Whereof we have hereunto set
 our hands and seals this third day of Nov-
 ember A. D. 1853,

Signed, Sealed and
 Delivered in the presence of } A. G. Turner (439)
 Ellen E. Turner (435)

State of California }
 County of Yuba Co. } Be it remembered
 that on this the 5th day
 of November A. D. 1853, before me the under-
 signed Justice of the Peace in and for

the County aforesaid personally came A. G. Turner and Ellen E. Turner his wife known to me to be the persons who executed the foregoing Instrument, and said A. G. Turner acknowledged that he signed & executed the foregoing instrument for the purposes therein expressed, And the said Ellen E. Turner wife of the said A. G. Turner upon a private examination separate and apart and without the bearing of her said husband acknowledged that she signed the foregoing conveyance freely and voluntarily without any compulsion on the part of her said husband fully knowing and understanding the contents thereof.

J. H. Hatch ^(J. S.) Justice of the Peace

Received for Record December 21st 1853 at 9 1/2
O'clock P. M., and recorded at the request of
A. G. Turner.

Book C of Deeds p 26

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PAGE 41

the County aforesaid personally came A. G. Turner and Ellen E. Turner his wife known to me to be the persons who executed the foregoing Instrument, and said A. G. Turner acknowledged that he signed & executed the foregoing instrument for the purposes therein expressed. And the said Ellen E. Turner

452 ND
PAGE 42

STATE OF CALIFORNIA, }
County of Napa. } ss.

I, HENRY BROWN, County Recorder of said County and State, do hereby certify

the foregoing to be a full, true and correct copy of a deed
recorded in Book C of deeds page 26 as the same appears
of record in my office.

WITNESS my hand and official seal this 11th day
of Sept A. D. 1885

Henry Brown County Recorder.

By _____ Deputy.





452 ND
PAGE 43

U.S. Dist. Ct. Dist. Cal.
L.C. 452-n. 5.
p. 54 & 55

Filed September 29, 1885
Jonathan Hoffman
Clerk

Deed

Henry H. Lawrence To Electa J. Reeve.

"

This Indenture made the second day of January Eighteen hundred and fifty four, Between Henry H. Lawrence of the City of San Francisco, in the State of California of the first part and Electa J. Reeve of the same place of the second part, Witnesseth that the said party of the first part for and in consideration of the sum of two thousand five hundred dollars, to him in hand paid by the said party of the second part, the receipt whereof is hereby confessed, has bargained, sold, quit claimed and conveyed, and by these presents, does bargain, sell, quit claim and convey unto the said party of the second part and to her heirs and assigns for ever all that certain tract of land described as follows namely Being the divided half or share of the said party of the first part of certain premises conveyed by Herman Wohler to the said party of the first part and one James N. Emundston by deed bearing date the 18th day of February 1852 and recorded or filed for record or both on the 19th day of February 1852 and recorded at the same time in Book B, Page 131 of the Archives of Napa County in said State described in said deed as follows, commencing

452 ND

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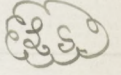
PAGE

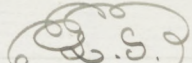
at a point on the Arroya de Napa, where a small gulch intersects said Arroya, it being the North Western corner of the land heretofore conveyed by Cripps Bristol & Edmundston to Henry D. Lawrence by deed bearing date the 19th day of July A.D. 1851 and recorded in Book B, pages 31 & 32 Archives of Napa County, thence running up the Arroya de Napa a distance of Two hundred and fifty four rods thence in a direct line to the South West corner of said Lawrence's land, thence down the center of the aforesaid Gulch to the place of beginning, containing all the lands within said bounds be the same more or less, which premises were conveyed by Salvador Vallejo to Herman Wheeler. The land hereby conveyed is the lower half and North West half of the above described premises, and is more particularly described by a survey and division of said premises made by the County Surveyor of Napa County between the said party of the first part and James N. Edmundston, by consent of parties on file in the.

I have and to hold the said premises hereby sold to the said party of the second part with the appurtenances, and to her heirs and assigns forever.

In Witness Whereof the said party of the first part has hereto set his hand

and seal the day and year first above
written

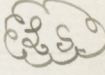
Signed Sealed and delivered } H. H. Lawrence 
in presence of J. D. Glover }
M. A. N. Stendig }

State of California } o. p.
County of San Francisco } On this 3rd day of January
A. D. 1854 before me Wm
A. Leornwall a Notary Public in and for said
County personally appeared H. H. Lawrence known to
me to be the individual described in and who executed
the foregoing instrument who acknowledged that he executed
the same freely and voluntarily for the uses and
purposes therein mentioned. Witness my hand & official seal.
 Wm A. Leornwall

Received for Record January 6th 1854 at 9 o'clock A.M.
and recorded at the request of Reeves.

452 ND
PAGE 46

and seal the day and year first above written

Signed Sealed and delivered } St. St. Lawrence 
in presence of J. D. Glover }
M. A. N. Hendig }

452 ND
PAGE 47

STATE OF CALIFORNIA, } ss.
County of Napa.

I, HENRY BROWN, County Recorder of said County and State, do hereby certify the foregoing to be a full, true and correct copy of a Deed recorded in Book C of Deeds page 28 as the same appears of record in my office.

WITNESS my hand and official seal this 11th day of Sept A. D. 1885

Henry Brown County Recorder.

By _____ Deputy.



452 ND
PAGE - 48

U.S. Dist. Ct. Dist. Cal.
L.C. 452 N.D.
peffs eight, 6.

Frid September 29th 1885
Louisiana Hoffmann
County



Deed.

Frederick Ogden & Wife To Electa J. Reve

"

Know all men by these presents that we
Frederick Ogden and wife E. Ogden residents of
the County of Napa and State of California
parties of the first part in consideration of
the sum of Twenty five dollars to us in hand
paid by Electa J. Reeves of the place above
specified the receipt whereof we hereby acknowledge
have bargained, sold and quit claimed and
by these presents do bargain, sell and quit claim
unto the said Electa J. Reve and to her heirs
and assigns forever all of our right, title
interest, estate, claim and demand both at law
and in equity and as well in possession
as in expectancy of, in and to all that certain
piece or parcel of land situate, lying and
being in the County and Township of Napa
and State of California, known and described
as the Eastern portion and half the lands
hereinafter described to wit: Commencing at
a point on the arroyo de Napa where a
small gulch intersects said Arroyo it being
the North East corner of the land heretofore
conveyed by Lewis, Bristol & Edmonston to
St. Lawrence by deed bearing date July
19th A. D. 1851 recorded in Book B, pages 31 & 32

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Archives of Napa County, thence up the Arroyo de Napa a distance of two hundred and fifty four rods, thence in a direct line to the South West corner of said Lawrence's land thence down the center of the aforementioned gulch to the place of beginning said Eastern half of the above described land is now held and occupied by the said party of the second part and her husband G. F. Reve with all and singular the hereditaments and appurtenances therunto belonging.

In Witness Whereof we have hereunto set our hands and seals the fifteenth day of October A. D. eighteen hundred and fifty five.

Dealed and Delivered } Frederick Ogden
in presence of } Mary Louisa Ogden
G. Hartson

State of California }
County of Napa } On this 14th day
of October A. D. 1855
personally appeared before me G. Hartson
County Judge in and for said County
Frederick Ogden and Mary L. Ogden known
to me to be the persons described in and
who executed the within conveyance
and who acknowledged, to me that they

executed the same freely and voluntarily
and for the uses and purposes therein contained
Given under my hand and Seal of
the County Court the day and year first
above specified.

D.S.

W. Stanton
County Judge

Filed for record October 20th A. D. 1855 at
11 o'clock A. M. and recorded at the request of
W. Stanton.

452 ND
PAGE 52

STATE OF CALIFORNIA, } ss.
County of Napa.

I, HENRY BROWN, County Recorder of said County and State, do hereby certify
the foregoing to be a full, true and correct copy of *a deed*
recorded in Book *6* of *Deeds* page *351* as the same appears
of record in my office.

WITNESS my hand and official seal this *11th* day
of *Sept* A. D. 188*5*

Henry Brown County Recorder.

By _____ Deputy.





452 ND
PAGE 53

*U.S. Dist. Ct. Dist. Col.
L.C. 452 n.p.
pleff Estab. No. 7*

*Filed September 29' 1885
Richard Hoffman
Clerk*

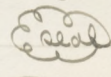
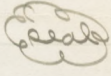
Deed.

George F. Reeve & Wife To Mary L. Ogden

Know all men by these presents, that we George F. Reeve and wife Electa J. Reeve residents of the County of Napa and State of California parties of the first part, in consideration of the sum of Twenty five Dollars to us in hand paid by Mary L. Ogden a resident of the same place, the receipt whereof we hereby acknowledge has bargained, sold and quit claimed and by these presents do bargain, sell and quit claim unto the said Maria L. Ogden and to her heirs and assigns forever all our right, title, interest, Estate, claim and demand, both at law and in equity and as well in possession as in expectancy of, in and to all that certain piece or parcel of land lying and being situated in the County and Township of Napa and State of California and known and described as the western portion and half of the lands hereinafter described to wit, commencing at a point on the arroyo de Napa where a small gulch intersects said Arroyo it being the North West corner of the land heretofore conveyed by Messrs Bristol & Edmonston to St. Lawrence by deed bearing date July

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19th A. D. 1851 & recorded in Book "B" pages 31 & 32
Archives of Napa County, thence up the Arroyo
de Napa a distance of two hundred and fifty
four rods thence in a direct line to the South
West corner of said Lawrence's land, thence down
the center of the aforementioned gulch to the
place of beginning, said western half of the
above described land is now held and occupied
by Frederick Ogden and the party of the second
part, with all and singular the hereditaments
and appurtenances thereto belonging.

In Witness Whereof we have hereunto
set our hands and seals the fifteenth day of
October A. D. Eighteen hundred and fifty five.
Dealed and Delivered in } George F. Reve 
presence of } b. Hartson } Electa J. Reve 

State of California }
County of Napa } On this 17th day
of October A. D.
1855 personally appeared before me b. Hartson
County Judge in and for said County
George F. Reve and Electa J. Reve known to
me to be the persons described
in and who executed the within
conveyance, and acknowledged to me
that they executed the same freely and
voluntarily for the uses and purposes

452 ND

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therein contained

Given under my hand and the
seal of the County Court the day and year
above mentioned

D. S.

C. Hartson
County Judge

Filed for Record Oct 20th A.D. 1855 at 11
o'clock A.M. and recorded at the request of
C. Hartson.

Book C of Deeds page 349,

therein contained

Given under my hand and the seal of the County Court the day and year above mentioned

L. S.

C. Hartson
County Judge

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STATE OF CALIFORNIA, }
County of Napa. } ss.

I, HENRY BROWN, County Recorder of said County and State, do hereby certify the foregoing to be a full, true and correct copy of a deed recorded in Book 6 of Deeds page 349 as the same appears of record in my office.

WITNESS my hand and official seal this 11th day of Sept A. D. 1885

Henry Brown County Recorder.

By _____ Deputy.





452 ND

PAGE 58

*U.S. Dist. Ct. - Dist. Cal.
L.C. 452 n.o.
p. 58*

*Filed September 29 1888
Southern District
California*

*114672310 0 1888 09 11
U.S. Dist. Ct. - Dist. Cal.*

George F. Reeves ^{and} Wife } This Indenture, made
Do } the 25th day of October
Marthinus Jensen } in the year of our Lord
One thousand eight hundred

and sixty seven Between George F. Reeves and Electa
J. Reeves wife of the said George F. Reeves of Napa
County California, parties of the first part, and
Marthinus Jensen of said County and State, party
of the second part, Witnesseth, That the said parties
of the first part, for and in consideration of the sum
of Thirty nine hundred Dollars, in United States gold
coin to them in hand paid by the said party of the
second part, at or before the ensembling and delivery
of these presents, the receipt whereof is hereby
acknowledged, Have granted, bargained and sold,
and by these presents, Do grant, bargain and sell
unto the said party of the second part and to his
heirs and assigns forever, All that certain piece,
parcel or tract of land, situate in Napa Township
Napa County, State of California, bounded and
described as follows. Commencing at the mouth
of a small creek or brook coming from the
South West, at the place where it empties into the
west branch of Napa Creek which point is the North
West corner of S. Wings land, thence following
up the center of said small creek or brook to

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\$3. Stamp
Oct 25th
1867
G.F.R.

\$1. Stamp
1867
Oct 25th
G.F.R.

the South West corner of said Wings land, thence
in a Westerly direction on the line of the "Wixon
Ranch" to a point on the said line where a gulch
crosses it, said last mentioned point being the
South Easterly point or corner of land belonging to
R.L. Thompson, thence following down the center of
said gulch to the center of the west branch of
Napa Creek, thence following down the center of said
West branch of Napa Creek to place of beginning,
Containing ninety acres more or less.

Together with all and singular the tenements here-
ditaments and appurtenances therunto belonging or in
anywise appertaining and the reversion and reversions,
remainder and remainders, rents, issues and profits
thereof;

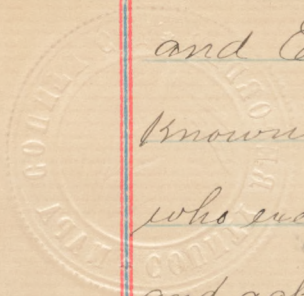
And also all the estate, right, title, interest, home-
stead, property, possession, claim and demand
whatsoever, as well in law as in equity of the
said party of the first part, of, in or to the above
described premises, and every part and parcel thereof,
with the appurtenances.

To Have and to Hold, all and singular the above
mentioned and described premises, together with
the appurtenances, unto the said party of the second
part, his heirs and assigns forever.

In Witness Whereof the said parties of the first part have hereunto set their hands and seals, the day and year first above written.

Signed, Sealed & Delivered } George F. Reeve (seal)
in presence of } Electa J. Reeve (seal)

State of California } ss.
County of Napa } On this Twenty fifth day of October
A.D. one thousand eight hundred and
sixty seven before me A.A. Hammevell a Notary Public
in and for said Napa County, duly commissioned
and sworn, personally appeared George F. Reeve
and Electa J. Reeve his wife, who are both personally
known to me to be the individuals described in and
who executed the annexed Instrument as parties thereto
and acknowledged to me that they executed the same freely
and voluntarily and for the uses and purposes therein
mentioned. And the said Electa J. Reeve wife of
the said George F. Reeve having been by me first
made acquainted with the contents of said Instrument
acknowledged to me on examination, apart from
and without the hearing of her husband, that she
executed the same freely and voluntarily, without
fear or compulsion or undue influence of her
husband and that she did not wish to retract
the Execution of the same.



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STATE OF CALIFORNIA, }
County of Napa. } ss.

I, HENRY BROWN, County Recorder of said County and State, do hereby certify
the foregoing to be a full, true and correct copy of *a deed*
recorded in Book *K* of *Deeds* page *199* as the same appears
of record in my office.

WITNESS my hand and official seal this *16* day

of *Sept* A. D. 188*5*

Henry Brown County Recorder.

By _____ Deputy.



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PAGE 62

W. C. [unclear]
Deputy

Filed September 29 1885
Notary Hoffman
County

United States District Court,
District of California.

In re.
Petition of Martinus Jensen } L. C. 452
for confirmation to him of a } N. D.
portion of Rancho de Napa }

September 23rd 1885.

Present: M. M. Estee, Esq.

Attorney for Petitioner
S. G. Kilborn Esq.

U. S. District Attorney
and witnesses.

Mr. Estee, attorney for petitioner, offers in evidence an Act, entitled: "An act authorizing claimants to the Rancho de Napa, in Napa County, to prove up their title".

Approved June 20th 1884
Statutes of 1883 & 1884, page 49.

The further hearing of

1 1/2

the cause, was here con-
tinued, until Tuesday, Sep-
tember 29th 1885.

Tuesday September 29th 1885.

Present: M. M. Estee Esq.
Att'y for Petitioner
S. B. Helborn Esq.
U. S. Dist. Att'y.

and witnesses:

Petitioner offers in evi-
dence a stipulation, dated
September 28th 1885, and
signed by S. B. Helborn, Esq.
U. S. District Attorney.

Marked Plaintiff Exhibit a.

2

Petitioner offers in evidence a certified copy of a deed from Salvador Vallejo to Herman Wohler, dated 20th day of December 1851, and recorded in Book B of deeds, page 109, records of Napa County.

Marked Plaintiff Exhibit No. 1.

Petitioner offers in evidence a certified copy of a deed, from Herman Wohler to Henry W. Lawrence, and James N. Edmondston, dated February 18th 1852, and recorded in Book B of Deeds, page 131, Records of Napa County.

Marked Plaintiff Exhibit No. 2.

Petitioner offers in evidence a certified copy of a deed from James N. Edmondston & Gerrit Swindel, dated October 23rd 1852 and recorded in Book B of Deeds, page 293, Records of Napa County.

Marked Plaintiff Exhibit No. 3.

Petitioner offers in evidence a certified copy of a deed

3

from Garrett Levindell and wife
to Albin G. Turner, dated Janu-
ary 13th 1853, and recorded in
Book B of Deeds, page 295,
Records of Napa County.

Marked Plaintiff Exhibit No. 4.

Petitioner offers in evidence
a certified copy of a deed
from Albin G. Turner and wife
to Mary L. Jacks, dated Novem-
ber 3rd 1853, and recorded in
Book C of Deeds, page 26, Records
of Napa County.

Marked Plaintiff Exhibit No. 5

Petitioner offers in evidence
a certified copy of a deed
from Henry H. Lawrence to
Electa J. Reeve, dated January
2nd 1854, and recorded in Book
C of Deeds, page 28.

Marked Plaintiff Exhibit No. 6.

Petitioner offers in evidence
a certified copy of a deed
from Frederick Ogden & wife to
Electa J. Reeve, dated October

452 ND

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15th 1855, and recorded in Book
C of Deeds, page 359, Records
of Napa County.

Marked Plaintiff Exhibit No. 7

Petitioner offers in evidence
a certified copy of a deed
from George F. Reeve and wife
to Mary L. Ogden, dated October
15th 1855, and recorded in Book
C of Deeds, page 349, Records
of Napa County.

Marked Plaintiff Exhibit No. 8.

Petitioner offers in evidence
a certified copy of a deed
from George F. Reeve and wife
to Martinus Jensen, dated
October 25th 1867, and recorded
in Book K of Deeds, page 199,
Records of Napa County.

Marked Plaintiff Exhibit No. 9

William E. Devesse, a witness called
for Petitioner, being duly sworn,
testifies as follows:

2.

What is your age, and

5 place of residence?

A. Thirty six years; Napa City,
Napa County, Cal.

Q. How long have you resided
there?

A. Twenty-four years in Napa
County. I went there in the
Spring of 1861.

Q. Do you know a tract of
land in Napa County, known as
the Rancho de Napa?

A. Yes sir.

Q. What is your occupation?

A. I am a Searcher of Records.

Q. State whether or not you are
acquainted with the extent or
boundaries of said Rancho de
Napas, as established by the
survey thereof, made by the U.S.
Deputy Surveyor General, Tracey, and
delineated upon the map offered
in evidence in this case?

A. I am.

Q. State whether or not you are
acquainted with the tract of

land claimed by the petitioner in his petition herein, and described as follows: (Counsel reads description to the witness)

A. I am.

2. How long have you known it?

A. Twenty four years.

2. State where that tract of land is situated with reference to the Exterior boundaries of the Rancho de Napa, as finally established by the official survey?

A. It is within the Exterior boundaries of the Rancho de Napa.

2. State whether or not you are acquainted with the location, or the bounds of the lines of the tract of land claimed by the Petitioner in this case?

A. I am.

2. State, if you know, who is in the possession, and who has been in possession of this tract of land, since you have known it?

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PAGE 70

7 A. M. Jensen, and his grantors.

Q. You say you are a Searcher of Records in Napa County?

A. Yes sir.

Q. Have you examined the records of Napa County, as to the title of Mathias Jensen & the land and premises claimed by him in his petition filed herein?

A. Yes sir, I have.

Q. Have you examined Exhibits 1 to 9 inclusive, offered in Evidence by the Petitioners in this case?

A. Yes sir; I have.

Q. State whether or not the records of Napa County, exhibit any other conveyances or instruments affecting the title of M. Jensen to this property, other than is shown by these Exhibits.

A. There is no other title shown, adverse to the title shown by these Exhibits.

Q. Are you acquainted with the

8

boundaries of the tract, or tracts of land, described in these Exhibits?

A. Yes, sir.

Q. State whether or not the tract of land claimed by the Petitioner and described in his petition herein, is included within the calls and boundaries of these several deeds, Exhibits 1 to 9 inclusive?

A. Yes, sir, it is.

Q. State whether there is now, or ever has been, since you knew the tract of land, any claim made by any person or persons to the same, or any portion thereof, under the Homestead, Preemption, or other laws of the United States?

A. No, sir.

Q. State whether or not there is now, or has been, since you first knew the property, any person or persons in possession

of the same, or any part thereof, claiming under the homestead, pre-emption, or any other laws of the United States?

1. There has not.

2. State what has been the nature and character of the occupancy of these premises by Mathias Jensen and his predecessors in title, since you first knew it?

A. The land has been fenced, buildings put upon it, farmed and a portion put out in an orchard and vineyard. Jensen and his predecessors in interest have been living on these premises continuously and uninterruptedly since I knew it.

2. State whether or not the premises claimed by the Petitioner in his petition herein, have ever been confirmed to any person, or his claim passed upon by any proper or competent

authority?

A. It has not, to my knowledge.

Q. Who is in the possession of the premises described in this petition?

A. Mathias Jensen.

Q. How long has he been in possession?

A. Since 1867.

{ Witness is shown Petitioner's Exhibit No. 7, in this case }

Q. Do you know who the Mary L. Ogden is, mentioned in this Exhibit, as one of the grantors?

A. I know, by common report in the neighborhood that she was Mary L. Jacks and was married to Frederick Ogden.

Q. The same Mary L. Jacks, the grantee mentioned in petitioner's Exhibit No. 5?

A. I believe it is.

W. E. Dewese

{ Cross-Examination waived }

United States District Court -
District of California

In re

Petition of Martinus Jensen
for confirmation to him of a } L.C. 452 N.D.
portion of Rancho de Napa }

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Routhead Hoffman Comptroller U.S. District
to whom was referred the above entitled matter
by Order of Court - Respectfully report.

On September 23^d 1885 was attended and
September 29th 1885 was attended by M. M. Cole
Esq. Attorney for Petitioner, by A. G. Wilbourn Esq.
U.S. Attorney District of California.

The testimony by me taken together
with Plaintiff's Exhibits (marked Plff. Ex. A^d
& Plff. Exhibits 1 to 9) are herewith
respectfully submitted.

Routhead Hoffman
Comptroller U.S. District

September 30th 1885

⁴⁵²
L.C. 542 ND
U.S. District Court
Dist. California

June Petition of
Martinus Jensen
for Confirmation of his
a portion of "Rancho de Napa"

Report of Commissioner
with testimony annexed

Filed Sept 20th 1855
Dorland Hoffman
Clerk

In the United States District Court in and for the
District of California.

Present;

Hon. Ogden Hoffman, Judge.

In the Matter of
the Petition of
Marthinus Jensen

No. 452

for confirmation to
him of part of the
Rancho de Napa.

This cause came on regularly to be heard this day upon the petition of Marthinus Jensen, claiming the lands described in his petition, on file herein, under a special act of Congress of the United States, entitled "An Act authorizing claimants to the Rancho de Napa in Napa County California to prove up their title" approved June 20th, 1884, and upon the answer to the petition and the report of Southard Hoffman, Esq., the commissioner to whom the above matter was referred, and the oral and documentary testimony introduced, Estee & Wilson appearing for said petitioner and S. G. Hilborn, Esq., United States District Attorney appearing on behalf of the United States,

And it being shown to the satisfaction of the Court, from the oral and documentary proofs submitted, that the petitioner, Marthinus Jensen, claimant to the lands situated in Napa County, California, described in his petition, known as a part of the Rancho de Napa, de-rains title to said lands through Salvador Vallejo

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the original Mexican grantee of said Rancho de Napa, that neither the claim of said petitioner, nor that of his predecessors in title, has been hitherto passed upon by proper authority; that the claim of the original grantee, Salvador Vallejo, of said Rancho de Napa, was good and valid under Mexican laws relating to such cases, and that the said claimant is entitled to have a confirmation by this Court of his title and claim to the lands described in his petition; that there are no valid claims existing under the preemption, homestead or other laws of the United States to said lands, or any portion thereof, nor were there any such claims existing at the date of the passage of the said special Act by Congress as aforesaid; that there are no persons entitled to receive releases from the said claimant for any portion of the land described in his petition herein, and consequently the said claimant has not executed to any person or persons any release to any portion of said premises; that the said claimant is now and he and his predecessors in title have been for more than twenty one years last past, in the sole, exclusive and undisputed possession of the lands described in his petition and said claimant, Martinus Jensen, is now the owner of said lands.

And all and singular the law and the premises being by the Court here understood and fully considered, on motion of Estee & Wilson counsel for the said claimant, S. G. Milborn Esq., United States District Attorney, being present in open Court and making no objection thereto,

It is by the Court hereby Ordered, Adjudged and Decreed, that the claim of Martinus Jensen, the said petitioner, to that portion of the Rancho de Napa claimed by him and described in his said petition is good and

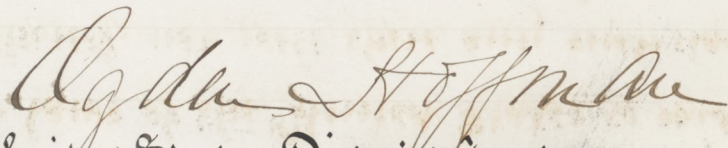
valid, and his claim to the same is hereby confirmed and allowed.

The lands of which confirmation is hereby made to the said Marthinus Jensen, are a portion of the Rancho de Napa situated in Napa County, California and within the exterior boundaries of said Rancho, and are more particularly bounded and described as follows, to wit;

Commencing at the mouth of a small creek or brook coming from the South West at the place where it empties into the West branch of Napa Creek which point is the North West corner of S. Wing's land; thence following up the centre of said small creek or brook to the South West corner of said Wing's land; thence in a Westerly direction on the line of the Wixon Ranch to a point on the said line where a Gulch crosses it, said last mentioned point being the South Easterly point or corner of land belonging to R. S. Thompson; thence following down the centre of said gulch to the centre of the West branch of Napa Creek; thence following down the centre of said West branch of Napa Creek to place of beginning. Containing 90 acres.

Done in Open Court this 24th day of ~~October~~ ^{November} A.D.

1885.


United States District Judge.

No 452

United States District Court
District of California.

In the Matter of the
Petition of

Marthinus Jensen

for confirmation to him of
part of the Rancho de Napa

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PAGE 80 Decree

allowing and confirming
claim

Filed November 24th 1885

Southard Hoffman Clerk

By P. D. Greenwood

Deputy Clerk

Entered in Book 2 of Judgments &
Decrees at Page 538-9

ESTEE & WILSON,
ATTORNEYS AT LAW,
419 CALIFORNIA STREET,
SAN FRANCISCO, CAL.

Under State District Court -
District of California

Here the petition of
Martin Jensen
for Confirmation & sale of
portion of Rancho de Hoga" } 452

Wednesday Oct 7th 1885 -

Present M. M. Estee Atty for Plaintiff
" A. H. Hilton Atty -

My facts was duly seen and
deposed - as pleads

My name is U. S. Facts age 77 yrs
My residence Hoga City
where I have lived for the last 33 years

Q Do you know the Mary L. Facts
named as party in the deed from
Albin G. Turner - wife to Mary L. Facts
dated Nov 3rd 1853 and marked
Plaintiff Exhibit No 5.

Ans I know Mary L. Facts she is
my daughter

Q Stating you know of Mary L. Facts

afterward named by to Thom-

Ans She named in the year 1853
Frederick Ogden - I think she

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named immediately after the
seed above referred to was given

Q So that the name Fred Ogden,
who made the deed to John Watson
dated Oct-29 1855 and cancelled
Plaintiff Exhibit - 8th S.

Ans Yes - W S Jackson

United States District Court -
Dist of California

In re Petition of Nathaniel Jensen
for Confirmation of title of portion } 452
of Rancho de Rapas } ✓

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Nathaniel Hoffman Comptroller U.S.
District Court Dist California to whom
was referred the above entitled by
Order of U.S. District Court - respectfully
make this a supplemental report -
On the 7th day of October 1885 was
attended by Mr. John Estlin Esq. Attorney for
petitioner, by S. G. Wilborn Esq. U.S. Attorney
for district.

The testimony by me taken is hereto
annexed and made part hereof.
Respectfully Submitted

Nathaniel Hoffman
Comptroller U.S. District Court

LC 452 ND
U.S. Dist Court
Dist Columbia

Examination of Martin
Jensen for con-
firmation & claim of
part of "Rancho de los
Rios"

Companion report with
testimony annexed.

Filed Oct 7. 1885

Jonathan Hoffman
Clerk