

LIBER 21 PAGE 552

No. 20123 Equity  
Petitioner Exhibit No. 3  
Filed September 17, 1962

This deed, made this 12<sup>th</sup> day of August, in the year nineteen hundred and twenty-one, by me, Mary C. Warfield, widow, of Baltimore City, Maryland, witnesseth:

That for the sum of ten dollars and other considerations, to me paid, I, the said Mary C. Warfield, do hereby grant and convey, in fee simple, unto Glenn R. Nikirk and Annie M. Nikirk, his wife, all of my right, title, interest and estate, in and to all that lot of land located on the North side of West Fifth Street, in Frederick City, Frederick County, Maryland, to wit:

All that lot of land having a frontage on the North side of said Fifth Street, in said City, of thirty feet, more or less, and running back for a depth one-hundred and ninety feet, more or less, to a division fence as now established, and being the same lot of land which was conveyed to me and the other children of Ann R. Welty, by deed dated January 19, 1910, and recorded in Liber H. W. B. 290 folio 305, one of the land records for said Frederick County. the said Ann R. Welty who reserved her life estate in said deed having since departed this life, and the interest hereby conveyed being all of the interest of the said grantor, which is an undivided one-fourth interest therein.

Together with the improvements thereon and all rights, ways and easements thereto belonging or appertaining.

Witness my hand and seal.

*Mary C. Warfield* (SEAL)  
Mary C. Warfield

TEST: *S. L. Benson*

S. L. Benson

State of Maryland, City of Baltimore, to wit:

I hereby certify that on this 12<sup>th</sup> day of August, 1921,