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PARCEL 1st: All that piece or parcel of real estate containing ten acres, two roods and fifteen square perches of land more or less, and being all and the same real estate conveyed unto C. Herbert Watkins by Mary L. Peddicord, Executrix, by deed dated April 1st, 1922, and recorded in Liber 338, Folio 533, etc., one of the Land Records of Frederick County, and

PARCEL 2nd: All those two pieces or parcel of real estate, the first described containing forty acres, two roods and eighteen square perches of land, more or less, and the second described containing forty-one and three-quarter acres of land, more or less, being all and the same real estate conveyed unto C. Herbert Watkins and Ivia E. Watkins, his wife, by Mary L. Peddicord, widow, by deed dated April 1st, 1922, and recorded in Liber 338 Folio 534 etc., one of the Land Records aforesaid. Reference to all of which Land Records is hereby made.

TOGETHER WITH all the buildings and improvements thereon and all the rights, ways, easements and appurtenances thereunto belonging or in anywise appertaining.

TO HAVE AND TO HOLD unto the said Clinton L. Pearson and Emily H. Pearson, his wife, their heirs and assigns, as tenants by the entireties, in fee simple forever.

WITNESS our hands and seals the day and year first above written.

WITNESS: Celius L. Brown  
Celius L. Brown  
  
Celius L. Brown  
Celius L. Brown

C. Herbert Watkins (SEAL)  
C. Herbert Watkins  
  
Ivia E. Watkins (SEAL)  
Ivia E. Watkins

STATE OF MARYLAND )  
CARROLL COUNTY ) TO WIT:

I hereby certify that on this 30th day of January 1947, before me the subscriber, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared C. Herbert Watkins and Ivia E. Watkins, his wife, and acknowledged the foregoing deed to be their act and deed.

Witness my hand and Notarial Seal.

Celius L. Brown  
Celius L. Brown  
Celius L. Brown  
  
Notary Public.



MY COMMISSION EXPIRES MAY 5, 1947.

At the request of Wilbur C. Grossnickle and wife the following Deed is received for record and recorded

\$2.40

Jan. 31, 1947 at 10:50 o'clock A. M.

TEST: Ellis C. Wachter, Clerk.

\$2.75

DEED

This DEED, made this 20th day of January, in the year Nineteen Hundred and Forty-Seven, by us, Lee Delauter and Pauline R. Delauter, his wife, of Frederick County, in the State of Maryland.

WITNESSETH: That for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, we, the said Lee Delauter and Pauline R. Delauter, his wife, do hereby sell, grant and convey in Fee Simple unto Wilbur C. Grossnickle and Clara I. Grossnickle, his wife, as tenants by the entireties, and not tenants in common, of Frederick County, Maryland, all that tract or parcel of land, situate, lying and being in Frederick County, Maryland, containing 59 Acres, 21 Roods and 2 Square Perches of land, more or less.

It being all that tract of land which was conveyed to Lee Delauter and Pauline R. Delauter, his wife, by Susan I. Early, widow, by deed dated Feb. 18, 1939 and recorded in

*Exhibit 1 filed December 4, 1980*