

convey unto Edgar L. Sheffer and Annie E. C. Sheffer, his wife, tenants by the entireties, all the following described pieces or parcels of land located about one mile west of Boliver, along or near to Route 40 in Frederick County State of Maryland, and more particularly described as follows:-

1. Being part of the tract or parcel of land which was conveyed unto Leslie T. Alexander, by deed dated March 31st, 1909, executed by John W. Beachley & wife, and recorded in Liber S. T. H. No. 287, folio 159, one of the land records of Frederick County, the same being part of a tract of land called "The Resurvey on the Gap", and beginning for the land hereby conveyed at a stake and pile of stones at the end of 2.9 perches on the second or North 80° West, 72 perch line of the tract of land described in the aforesaid deed, and running thence by and with the outlines thereof, correcting the same, North 78° West, 69.2 perches to a stone pile, North 44° 45' West, 11.5 perches to a planted stone near a hickory tree, South 22° 15' West, 24 perches to a point in the State Road, thence by and with the said State Road, South 36° 53' East 33 perches, South 59° 05' East, 20 perches, South 76° 17' East, 21.6 perches to a point in the North side of said State Road, South 34° 48' East 4 perches, now leaving the aforesaid outlines and running by a line of division made November 8th, 1915, North 30° 16' East 50.5 perches to the place of beginning, containing 19 acres and 20 sq. perches of land, more or less, and being all and the same property which was conveyed unto the said Clyde C. Koogle and Bessie E. Koogle, his wife, by deed executed by Leslie T. Alexander and Edna A. Alexander, his wife, dated November 11th, 1915, and recorded in Liber H. W. B. 314, folio 309, one of the land records of Frederick County.

2. All that tract of land which was conveyed unto Bessie E. Koogle and Clyde C. Koogle, her husband, by deed dated May 25th, 1929, executed by Henry Ford widower, and intended to be recorded among the land records of Frederick County, prior to the recording of this deed, located in Frederick County Maryland, and being part of a tract of land called "Trail's Jaunt" and designated as Lot No. 3 on the plat as laid out for the executors of John P. Flock, deceased, beginning for the outlines of the land intended to be conveyed at the end of the 7th. line of "Trail's Jaunt", it being also the end of the 13th. line of a tract of land called "Friendship" and running thence South 17½° West 48 perches, South 47½° East 6 perches, South 79½° East 9 perches, North 17½° East 45-32/100 perches, North 53½° West 16 perches to the place of beginning, containing 4 acres, 1 rood and 22. sq. perches of land, more or less, however saving and excepting therefrom a part of the above land which was conveyed by Bessie E. Koogle and Clyde C. Koogle, her husband, unto Harry E. House, by deed dated July 24th, 1940, which deed is intended to be recorded among the land records of Frederick County, prior to the recording of this deed, which parcel heretofore conveyed unto Harry E. House is described as follows,

Beginning for the outlines of the tract of land hereby conveyed at the end of the 7th line of "Trail's Jaunt", it being also the end of the 13th. line of a tract of land called "Friendship", and running thence South 17½° West 531 feet, thence south east from a stone at a small hickory tree, said stone being also at the end of the first line in this deed at right angles to the aforesaid first line 262 feet, more or less, to intersect the North 17½° East 45-32/100 perches line of the grantor's deed, thence from the point of such intersection North 17½° East 531 feet to a point, and thence North 53½° West 264 feet to the place of beginning and containing about Three and One Sixth Acres, more or less, it being the intention to convey from the original tract a rectangular tract whose longer sides would measure 531 feet.

Together with the improvements thereon, the rights, ways, and privileges thereto belonging or in anywise thereto appertaining.

And the said grantors covenant, for themselves, their heirs, personal representatives and assigns, that they will warrant generally the land hereby conveyed and that they will execute