

act conveyance

*Del. to
Ralph S. Seil, Atty.
Aug. 4, 1956*

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Recorded July 3, 1956 at 9:30 A. M.



MICRO
ATTY
COUNTY
BALT

THIS DEED, Made this *28th* day of *June*, in the year one thousand nine hundred and fifty-six, by and between John G. Droneburg and Marie K. Droneburg, his wife, of the County of Frederick, in the State of Maryland, of the first part, and Edward A. Fitzgerald and Ethel V. Fitzgerald, his wife, of the second part.

WITNESSETH, that in consideration of the sum of Five Dollars, and other good and valuable considerations, the receipt of which is hereby acknowledged, the said John G. Droneburg and Marie K. Droneburg, his wife, do grant and convey unto the said Edward A. Fitzgerald and Ethel V. Fitzgerald, his wife, as tenants by the entireties, their assigns, the survivor of them and the survivor's heirs and assigns, in fee simple, all that tract or parcel of land containing Eighty-Nine (89) acres, Seventy-Four (74) perches, more or less, situate, lying and being in Creagerstown (or Fourth) Election District, Frederick County, Maryland, and described as follows:

BEING all of that piece or parcel of land mentioned and described in a deed from R. Shaffer Bailey and wife to John G. Droneburg and Marie K. Droneburg, his wife, dated the 24th day of March, 1952, and recorded in Liber 501, folio 250, one of the Land Records of Frederick County, Maryland, SAVING AND EXCEPTING a parcel of land containing One (1) acre Eighty-Seven (87) perches, more or less, reserved by the grantors herein and referred to as parcel "A.A." appearing on a plat of the property mentioned herein as prepared by William C. Humm and R. P. Humm, dated May 22nd, 1956, which said plat is attached hereto and made a part of this conveyance.

The grantors, John G. Droneburg and Marie K. Droneburg, his wife, in addition to the piece or parcel of land designated as "A.A." on said plat also reserve to themselves, their heirs and assigns, a right of way over the existing road from the reserved parcel of land to the public road.

The land herein conveyed is also subject to a right of way shown on said plat and more particularly described in a deed from R. Shaffer Bailey and Mary R. Bailey, his wife, to the Conservation and Sportmen's Club of Thurmont, Maryland, a body corporate, said deed dated the 29th day of May, 1946, and recorded in Liber 501, folio 36, one of the Land Records of Frederick County.

