

1911, and recorded among the Land Records of Anne Arundel County in Liber G. W. No. 78, folio 497 etc., save and excepting out of said lot about fifty-five acres of land heretofore conveyed to Marion Horton. The interest hereby conveyed being a one-third interest which the said George Peterson purchased from his daughter, Esther Wagner, by deed bearing date March 21st, 1921, and recorded among the Land Records of Anne Arundel County in Liber W. N. W. No. 38, folio 219 etc., and a one-third interest which he took as surviving husband of the land Annie Peterson, making the interest hereby conveyed a two-thirds undivided interest.

Together with the buildings and improvements thereupon erected, made or being and all and every, the rights, alleys, ways, waters, privileges, appurtenances and advantages, to the same belonging, or anywise appertaining.

To Have And To Hold The said lot of ground and premises, above described and mentioned, and hereby intended to be conveyed; together with the rights, privileges, appurtenances and advantages thereto belonging or appertaining unto and to the proper use and benefit of the said Arthur N. Peterson, his heirs and assigns, (subject to the right to the use of the houses on the lot of ground above described and so much land adjacent thereto as may be necessary for the enjoyment and use of the houses, as well as, the garden and a right of way to the public road and railroad station, that is above mentioned), in fee-simple.

And the said party of the first part hereby covenants that he has not done or suffered to be done any act, matter or thing whatsoever, to encumber the property hereby conveyed; that he will warrant specially the property granted; and that he will execute such further assurances of the same as may be requisite.

Witness the hand and seal of said Grantor.

RESP:

Geo. Peterson (SEAL)

Anna L. Stolins.

State Of Maryland, Anne Arundel County, To Wit:

I Hereby Certify, that on this 16th day of January in the year nineteen hundred and twenty-eight, before me, the subscriber, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared George Peterson, the above-named Grantor, and acknowledged the foregoing deed to be his act.

As Witness my hand and Notarial seal.

(Notarial Seal.)

Anna L. Stolins, Notary Public.

Recorded 17 January, 1928 at 9 A. M.

O. P.

This Deed made this sixth day of January in the year Nineteen hundred and twenty eight by Winson G. Gott, Attorney as hereinafter mentioned, of the first part and Abraham Smith and Elizabeth Smith, his wife, of the second part, all of Anne Arundel County, in the State of Maryland, Witnesseth:

Whereas by a certain Deed of Mortgage, from William H. Howard and Amanda I. Howard, his wife, dated on the ninth day of February in the year Nineteen hundred and twenty seven and recorded among the Land Records of Anne Arundel County in Liber F. S. R. No. 7 folio 73, power was given the said Winson G. Gott as Attorney or Agent, in case of default in the payment of the debt and interest intended to be secured by said mortgage at the time and on the conditions limited in said mortgage, or of the failure to perform and comply with any of the covenants in said mortgage mentioned, for him the said Winson G. Gott as such Attorney to sell the property in said mortgage mentioned on the terms and in the manner specified therein as by reference to said mortgage will more fully appear.

And whereas, there was default in the payment of said debt and interest as well as in the keeping and performing the covenants therein by said mortgagors to be kept and performed

*Notary Public*

said Winson G. Gott as such Attorney purposed to sell said mortgaged premises, and after complying with all previous requisites required by the law in such cases made and provided, and in accordance with the terms and mode prescribed by said mortgage, did on the twenty ninth day of November in the year Nineteen hundred and twenty seven, sell the property in said mortgage mentioned and hereinafter described to Abraham Smith and Elizabeth Smith, his wife, at and for the sum of Sixteen hundred dollars, which sale has been duly reported to and finally ratified by the Circuit Court for Anne Arundel County, as will appear by reference to Number 5375 Equity, "In the Matter of the Sale of the Mortgaged Real Estate of William H. Howard and wife", and said purchase money having been fully paid and satisfied the said Abraham Smith and Elizabeth Smith, his wife, are entitled to have a deed of said property.

Now, therefore this Deed, Witnesseth, that for and in consideration of the premises and of the said sum of Sixteen hundred dollars, current money, the receipt whereof is hereby acknowledged, the said Winson G. Gott, Attorney as aforesaid doth grant and convey unto the said Abraham Smith and Elizabeth Smith, his wife as ~~grantees by entireties, their heirs and assigns in fee simple;~~ All that lot of ground situated on Northwest Street in the City of Annapolis, Anne Arundel County aforesaid, improved by a frame dwelling now designated as No. 59, and which said lot is particularly described as follows, according to a survey thereof made by J. Carson Boush, Surveyor, that is to say: Beginning for the same at a point on the Southwest side of Northwest Street distant seventy six feet in a Southeasterly direction from the line of Calvert and Northwest Streets, and running from thence South forty degrees thirty minutes West forty eight feet; thence South sixty five degrees East thirty feet six inches to the line of house No. 57; thence with the line of said house North forty six degrees thirty minutes East twenty two feet six inches; thence South forty three degrees thirty minutes East four feet; thence North forty six degrees thirty minutes East thirteen feet eight inches to the Southwest line of the aforesaid Northwest Street; thence with the line of said Street North forty three degrees thirty minutes West thirty seven feet six inches to the place of beginning. Being the same property which was conveyed to the said William H. Howard by Harry J. Hopkins and Fanny E. Hopkins, his wife, by deed dated on the first day of January in the year Nineteen hundred and twenty one and recorded among the aforesaid Land Records in Liber W. N. W. No. 38 folio 111.

Together with the buildings and improvements thereupon erected made or being and all and every the rights, roads, ways, waters, privileges, appurtenances and advantages to the same belonging or in anywise appertaining.

To Have and To Hold the above described property with its appurtenances, and all the right, title, interest and estate of the parties to the aforesaid mortgage and every of them both at law and in equity, and of all parties claiming by from or under them or any or either of them, in and to the same, and every part and parcel thereof unto and to the proper use and benefit of them the said Abraham Smith and Elizabeth Smith, his wife, as tenants by entireties, their heirs and assigns, in fee simple.

Witness the hand and seal of the above named Winson G. Gott, Attorney, on the day and in the year first above written.

Test:

Winson G. Gott, Attorney. (SEAL)

Myrtle Sturm

State of Maryland, Anne Arundel County Set:

I hereby certify that on this sixth day of January in the year Nineteen hundred and twenty eight before me the subscriber a Notary Public of the State of Maryland in and for Anne Arundel County aforesaid, personally appeared Winson G. Gott, Attorney, and acknowledged the foregoing deed to be his act and deed.

Witness my hand and seal Notarial

(Notarial Seal.)

Myrtle Sturm, Notary Public.

Recorded 6 January, 1928 at 3:45 P. M.

429619a

This Release, Made this Sixth day of January, 1928, by Samuel Ready Building Association of Baltimore City, a duly incorporated body under the Laws of the State of Maryland.

Witnesseth, That whereas all the covenants of the hereinafter described Mortgage have been performed, and the whole sum of money and interest secured thereby has been paid the said body corporate doth grant and release unto The Ferndale Farms Corporation, its successors and assigns, all those lots of ground and premises described in a mortgage from The Ferndale Farms Corporation, to the said body corporate, dated July 14th, 1925, recorded in the Mortgage Records of Anne Arundel County, in Liber W. M. B. No. 9, fol 316, free and clear from the operation of said Mortgage.

And the said body corporate doth hereby constitute and appoint David G. McIntosh, Jr., to be its Attorney, in its name and as its act to acknowledge this Release before any one legally authorized to take said acknowledgment.

As Witness, the corporate seal of said body corporate, and the signature of Geo. R. Gorsuch, the President thereof.

Signed, sealed and delivered (CORPORATE SEAL.) Geo. R. Gorsuch  
in the presence of President of Samuel Ready Building Association  
George A. Novak. of Baltimore City.

State Of Maryland, Baltimore City, to wit.

I Hereby Certify, that on this 6th, day of January 1928, before me, the subscriber, a Notary Public of said State, in and for Baltimore City aforesaid personally appeared David G. McIntosh, Jr., the Attorney named in the foregoing Deed of Release, and by virtue and in pursuance of the authority therein conferred on him, acknowledged the said Deed of Release to be the act of said body corporate.

Witness my hand and Notarial Seal  
(Notarial Seal.) James F. Thrift, Notary Public  
Recorded 9 January, 1928 at 10 A. M.

This Deed, Made this 5th day of January, in the year one thousand nine hundred and twenty-eight, between The Ferndale Farms Corporation, a duly incorporated body under the laws of the State of Maryland, of the first part, and William Hollin and Grace E. Hollin, his wife, of Ferndale, Anne Arundel County, in the State of Maryland, party of the second part.

Witness, and for and in consideration of the premises and of the sum of five dollars and other good and valuable considerations, the receipt whereof is hereby acknowledged, the said The Ferndale Farms Corporation does hereby grant and convey unto the said William Hollin and Grace E. Hollin, his wife as tenants by the entireties, the survivor of either, his, her or their heirs and assigns, in fee simple, all those lots of ground, situate, lying and being in Anne Arundel County, in the State of Maryland, and known as lots Nos. 673-674-675 as shown on the new plan of "Ferndale Farms", duly recorded among the Plat Records of Anne Arundel County in Plat Book G. W. No. 1 folio 234.

Being part of the whole tract of ground which by deed dated May 20th, 1913 and recorded among the Land Records of Anne Arundel County in Liber G. E. No. 87 folio 450 etc., was granted and conveyed by David G. McIntosh, Jr., et al, to the said The Ferndale Farms Corporation.

Together with the buildings thereupon, and the rights, alleys, ways, waters, privileges, appurtenances and advantages thereto belonging or in anywise appertaining.

To Have And To Hold the said described lots of ground and premises unto and to the use of the said William Hollin, and Grace E. Hollin, his wife, as tenants by the entireties, the survivor of either, his, her or their heirs and assigns in fee simple; subject to the following restrictions and conditions, which are hereby agreed to by the said parties of the second part, for themselves, their heirs and assigns, as a part of the consideration of this deed.

- (1) That no building nor any part of any building shall be nearer to the front line of