do release, acquit and discharge the said Joseph Nicholas his heirs Executors and administrators by these presents, they the said Samuel Doub and Lydia Doub his wife have granted, bargained and sold and by these presents do grant, bargain and sell unto the said Joseph Nicholas his heirs and assigns forever, a certain tract or portion of land situated partly in Washington County and partly in Frederick County Maryland the same being part of a tract of land called "Washington Forest" beginning for the part hereby conveyed at a stone standing by the side of a marked chestnut sapling on the North side of the road leading from Middletown to Hagerstown and running thence South 21¼ degs. East 6 7/10 pers. to a stone planted in said road, thence with said road North 75 degs. East 21 4/10 pers. to a large stone in the middle of said road North 80 degs East 8 2/10 pers. to a stone planted on the North side of said road South 66 degs East 6 6/10 pers. to a stone by the side of said road South 30½ degs East 15 1/10 pers. to a stone in the middle of said road thence leaving said road North 36 degs. East 11 7/10 pers. to the end of the fourth line of the deed of Jonathan D. Heister to Samuel Doub bearing date March 31st A.D. 1840 and with said deed reversed North 10 degs. West 6 pers. to a heap of stones North 89 degs West 40 pers to a stone, North one degree East 31½ pers. to a stake and pile of stones thence leaving the outlines of said deed South 20½ degs. West 36 7/10 pers. to the beginning Containing two acres two roods and thirty five perches of land more or less and all houses, buildings orchards, ways, waters, water courses profits, commodities, hereditaments and appurtenances whatsoever to the said premises hereby granted or in any part thereof belonging or in anywise appertaining.

To have and to hold the said lands and premises hereby conveyed and all and singular other the premises hereby granted and every part and parcel thereof with their and every of their appurtenances unto the said Joseph Nicholas his heirs and assigns forever, to the only proper use and behoof of him the said Joseph Nicholas and of his heirs and assigns forever, and the said Samuel Doub and Lydia Doub his wife for themselves and for their heirs do hereby covenant grant promise and agree to and with the said Joseph Nicholas his heirs and assigns that they the said Samuel Doub and Lydia Doub his wife and their heirs the said tract of land and premises hereby granted, bargained and sold and every part and parcel thereof, with the appurtenances thereunto belonging to the said Joseph Nicholas his heirs and assigns against them the said Samuel Doub and Lydia Doub his wife and their heirs and against all and every other person or persons whatsoever shall and will warrant and forever defend, and the said Samuel Doub and Lydia Doub his wife for themselves and for their heirs do hereby further covenant, grant, promise and agree to and with the said Joseph Nicholas for himself and for his heirs and assigns that they the said Samuel Doub and Lydia Doub his wife and their heirs shall and will at all times hereafter, whenever required thereto by the said Joseph Nicholas or his heirs at the proper cost & expence of the said Joseph Nicholas his heirs or assigns make do execute and acknowledge all and every such further assurance or assurances, deed or deeds, conveyance or conveyances in the law, as he the said Joseph Nicholas his heirs and assigns, or his or their counsel learned in the law may or shall advise, devise or require for the more certain and effectual assuring, conveying and quieting the possession of the said Joseph Nicholas his heirs and assigns of in and to the said tract of land and premises with the appurtenances forever. In Witness whereof the said Samuel Doub and Lydia Doub his wife have hereunto subscribed their names and affixed their seals the day and year first above written.

Signed Sealed and delivd in the presence of Jno Shafer
Jacob Smith

Samuel Doub
Lydia her mark Doub

Which is thus Endorsed
State of Maryland Washington County to wit

On this second April 1842 before us the Subscribers two Justices of the Peace of the State of Maryland, in and for Washington County personally appear Samuel Doub and Lydia Doub his wife, who the Subscribers are satisfied of their own knowledge are the persons who are named —