

County sitting as a Court of Equity, passed on the 10<sup>th</sup> day of May, in the Year 1867 in the case of John Dixon and Jane Dixon his wife against Henry Adolphus Michael and others it being No. 3323 on the Equity docket of said Court, I the said Elias J. Blackmatt was appointed Trustee to sell the Land Decreed to be sold, and sold the same it being part of a tract of land called "Hill in the Middle" containing twenty three acres three Rods and thirtent Inches, of Land more or less to Jane Dixon and Catharine B. Fisher of said County, and State for the sum of Eleven Hundred Dollars, and whereas after making said sale and after the ratification thereof by the Circuit Court aforesaid sitting in Equity, the said Jane Dixon and Catharine B. Fisher agreed upon a partition of said Land and in pursuance of said Agreement the said Parties took possession of their respective portions thereof and held the same in severalty, whereas after making said Partition of the Land, after having fully paid the Purchase money therefor to the Trustee and before the execution of a Deed for the same by the Trustee to the Purchasers, Jane Dixon one of the Purchasers and her Husband John Dixon both departed this life leaving two children Annie Florence Dixon and Mary Margaret Dixon both of whom are infants and whereas upon the Petition in writing of the said Infants by Ezra Michael their Guardian and of John Fisher and Catharine Fisher his wife filed in the Equity aforesaid it was on the 19 day of January in the 1875, by the Circuit Court aforesaid sitting in Equity, ordered, adjudged, and Decreed that the Trustee in said Equity cause execute by a good and sufficient Deed to Annie Florence Dixon and Mary M. Dixon sole heirs at Law of said Jane Dixon Dec<sup>d</sup> all that part of said Land containing nineteen acres three Rods and twenty inches, as described in exhibit No. 1, filed with the Petition aforesaid in said Equity cause which was taken and held by the said Jane Dixon in severalty as her portion of the Land herebefore sold by the Trustee in said Equity cause to Jane Dixon and Catharine Fisher all of which will fully appear by reference to the Proceedings had in the Equity cause aforesaid Now therefore in consideration of the Premises and by virtue of the orders and Decree of the said Court for Frederick County sitting in Equity and ordered as aforesaid, I the said Elias J. Blackmatt do grant unto the said Annie Florence Dixon and Mary M. Dixon sole heirs at Law of Jane Dixon Dec<sup>d</sup> all the right and title of all the Parties to the aforesaid cause in and to a piece or part of that tract of land call "Hill in the Middle" situate and lying in the County of Frederick, and State of Maryland which was conveyed by Charles Sherrill and wife to Andrew Michael by Deed dated the 21<sup>st</sup> day of March in the year 1848, and recorded in the Land Records of Frederick County, in Liber D. B. T. No. 8, folio 837c, Beginning for the part thereof hereby to be conveyed at the end of the second line of a Tract of Land called "Leonards Beginning" it also being the Beginning of the Deed aforesaid from Sherrill to Michael and running with said Land the following courses and distances to wit: East Eighteen perches to a planted stone South  $7\frac{1}{2}^{\circ}$  West 69  $\frac{3}{4}$  perches to intersect the 12