

E 30 ps. N 36 1/4° E 59 1/2 ps. running across the aforesaid land called Struggle
 intersecting the given line thereof at the ending of 20 ps reversed from the
 beginning of said given line then with said given line reversed S 46 1/4°
 E. allowing for variation 20 ps to the end of the 10th line of said line called
 Struggle N 57° E. 60 ps. to a stone formerly planted S 58° E 40 ps to a stone
 planted S 55° N 74 1/4 ps then leaving said Land called "Struggle" running
 S 58° E 1 ps to a stone planted S 30° E 37 ps. then running up a small branch
 N 61° E 49 1/2 ps N 62° E 4 ps. to a stake near a pair of burs then up a small
 ravine S 25° E 19 ps N 56° E 7 ps S 63° E 12 1/2 ps intersecting the first line of Benja-
 min Keruee Deed for 2 acres of Land then S 32° N 73 ps to the bank of Catoctin
 Creek then following the meanders of said Creek by course and distances
 calls and boundaries as in the deed from said Executors to the said Peter
 Boyer to the end thereof S 37 1/2° E 5 ps. S 29° E 6 ps S 19° E 30 ps S 14° E 13 ps
 N 10° N 10 ps S 50° N 7 ps S 81° N 5 1/2 ps N. 59° N 10 1/2 ps N 40° N 14 ps. N 54° N 4 1/2 ps
 S 68° N 7 1/2 ps N 57 1/4° N 20 1/4 ps N 53 1/4 N 47 3/4 ps N 79 1/2° N 32 ps to the above
 beginning tree of "Anchor & Hope" containing 120 acres and 18 square Perches
 of Land, together with all and singular the buildings improvements, ways
 water water courses rights members privileges advantages and appur-
 tenances thereto belonging and all the estate right title and interest
 claim and demand whatsoever at Law and Equity of them the said Peter
 Boyer and his wife Mary of in and to the same, to have and to hold the said
 herein described premises with the appurtenances thereto belonging unto the
 said Perry & Rice his heirs and assigns forever and also that the said Peter
 Boyer his heirs and assigns the said several parts of tracts and parcels of Land
 and premises above described and herein mentioned to be granted bargained
 and sold with the appurtenances unto the said Perry & Rice his heirs and
 assigns shall and will warrant and forever defend by their presents
 against the claim of all persons whatsoever

In witness whereof they the said Peter Boyer and Mary Boyer have hereunto set their hands and affixed their seals the day and year first above written.

Signed Sealed & delivered in the presence of }
 Casper Mantz. Michl. Bronett } Peter Boyer Seal
 Mary Boyer Seal

State of Maryland Frederick County Jct:
 Be it remembered and it is hereby certified that on this 22nd day of March in the
 year 1845 before the subscribers two justices of the Peace of the State of Maryland in
 and for the County of Frederick aforesaid personally appeared Peter Boyer and
 Mary Boyer they being known to us from our own personal knowledge to be the
 persons who are named and described as and professing to be the party grantors
 to the foregoing deed or indenture and severally acknowledged the said
 indenture or instrument of writing to be their respective act and deed the
 said Mary Boyer having signed and sealed the said indenture before us
 and out of the presence and hearing of her said husband and the said Mary
 Boyer being by us examined out of the presence and hearing of her
 said husband whether she executed and acknowledged the same freely
 and voluntarily and without being induced to do so by fear
 or threats of or ill usage by her said husband or by fear of his