

they have ever since held the possession of the said tract, paying the
 taxes thereon as they accrued, and exercising acts of ownership on it.
 And further represent that the contemplated natural improvements have ever
 been extended to that part of the State in in which said land lies, that
 Population has increased, and that a considerable demand over former
 periods has arisen for land, and especially timber, (the tract in question
 being uncultivated and covered with woods) and that in consequence thereof
 of the said tract has somewhat improved in value, and could prob-
 ably now be sold to much greater advantage than formerly. That whether
 it will continue materially to increase in value is uncertain, but in
 the meantime it is exposed to trespass and depredation and encroach-
 ment, and taxes are now largely increasing on the same, and have
 already become burdensome to some of the Parties interested, and
 difficult of Apportionment and Collection among all liable therefor.
 And your Petitioners represent and allege that said tract ought now to
 be sold and the proceeds of sale distributed among those who are
 entitled thereto. And your Petitioners further represent that the same
 tract of land called "Last of All," and lying in Frederick County, as
 aforesaid, is a Mountain lot of little value, and not easily acces-
 sible, and was from this circumstance, probably, and the inability
 to make a judicious sale, omitted in the sales of Thomas Beatty's estate
 made by the said John Ritchie, and is still on hand unsold, and
 suffering from depredations, it is almost impossible to present, and
 ought now to be sold and the proceeds distributed in among those
 entitled thereto. Your Petitioners further represent, that the aforesaid
 Mary Ritchie one of the legates in the will of the said Thomas Beatty,
 married a certain David Ott of Washington City; that the said David Ott
 died many years ago, about 1828, and the said Mary Ott survived
 him, there being no issue from said marriage, and the said Mary died
 childless and unmarried in Frederick City, in the year 1845, having
 duly executed her last will and testament, admitted to Probate in the
 Orphans Court for said Frederick County, that a certain Dr. Albert Ritchie
 of Frederick County, and State of Maryland, now deceased acquired in
 his lifetime all the right, title and interest which the said Mary Ott
 held in the said tract lying in Garrett County, by virtue of her said
 last will and testament, and in the residuary clause thereof, as will
 appear from a duly Certified Copy of said last will herewith filed as
 Exhibit G; and that said Dr. Albert Ritchie also acquired all the right,
 title and interest held in said land in Garrett County, by the said
 Thomas Ritchie, by deed conveying the same executed by said Thomas
 and Mary Ann Ritchie his wife, on the 24th day of May, in the
 year 1852, and recorded in Lib. H. R. No. 8, Folio 531 re, one of the
 Land Records of said Allegany County, as will appear from a certified
 copy of said deed herewith filed and marked Exhibit H.
 Your Petitioners further represent unto your Honor, that the said Albert
 Ritchie, the father of two of your Petitioners, John Ritchie and Albert
 Ritchie, died in Frederick County, in the year 1858, leaving a last will