

Six hundred and ten dollars, he being then and there the highest and best bidder for the same. And whereas, after making said sale the said Jacob M. Miller assignor of said Mortgage made report under oath to the Circuit Court for Frederick County, sitting in Equity of the sale of said Mortgaged premises and of all his proceedings therein which sale was on the 9th day of February in the year 1876, finally ratified and confirmed by said Court as will appear by reference to the proceedings had in No. 4120 on the Equity Docket, aforesaid. And whereas, the said John M. Miller paid all the purchase money for the said property and premises and without having obtained a deed of conveyance thereof departed this life and by his last will and testament duly executed to pass real estate, devised all his property real and personal to his wife Ann Catharine Miller. And whereas, afterwards, upon the Petition in writing of the said Ann Catharine Miller filed in the Equity cause aforesaid, it was on the 6th day of September in the year 1876, ordered by the said Court that Jacob M. Miller the Mortgage named in the said proceedings convey the real estate mentioned therein to the said Ann Catharine Miller she being entitled to the same under the will of John M. Miller the purchaser thereof. Now therefore, in consideration of the premises, and by virtue of the order of the Circuit Court for Frederick County sitting in Equity, passed as aforesaid, I the said Jacob M. Miller do grant unto the said Ann Catharine Miller, all the right and title which the said Lewis H. Miller and Lydia A. R. Miller, his wife had at the time of the recording of said deed of Mortgage, and which I the said Jacob M. Miller have by virtue of the assignment of said Mortgage or otherwise in and to all that part of a lot of ground and premises situate, lying and being in the South side of East South Street, in Frederick Town, Frederick County, Maryland, being part of five and a half acres of ground which was conveyed by William Cook and Benjamin Dalany to William Clements by deed recorded in the Land Records of Frederick County aforesaid, in Liber W. R. No. 2, folios 534 &c. - Beginning for the piece or parcel of said lot of ground hereby intended to be conveyed at the end of three hundred (300) feet on the second line of said five and a half acres, and running thence with said line East Sixty (60) feet to the beginning of the piece or parcel of ground conveyed by William Clements to John Reich, thence with the given line of said Reich's lot reversed, North four degrees and fifty minutes East three hundred and sixty eight and eight tenths (368 7/10) feet to the given line of the said five and a half acres, thence with it North Eighty five and three quarters degrees West Sixty (60) feet, and from thence by a straight line to the beginning; and being the same part of a lot or parcel of ground and premises mentioned and described in a deed from George H. Fort and Lucretia, his wife, to Lewis H. Miller dated the thirteenth day of October in the year 1866, and recorded in the Land Records aforesaid in Liber W. R. No. 4.

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