

## No. 5773 Equity

Exhibit No. 1.

County sitting as a Court of Equity on the 25th day of April A.D. 1852. - And whereas the purchase money for the said property and premises, having been fully paid and satisfied, the said Michael Keifer doth agree to execute, these presents, in pursuance of the power vested in him in and these presents, in pursuance of the power vested in him in and by the decree aforesaid.

Now this Indenture Witnesseth, that the said Michael Keifer for and in consideration of the premises and also of five dollars current money, by the said Henry J. Deaver to the said Michael Keifer, in hand paid, at and before the sealing and delivery of these presents, the receipt of which he doth hereby acknowledged and himself to be therewith fully satisfied, contracted and paid the said Michael Keifer hath bargained and sold alienated and conveyed and by these presents doth grant bargain and sell alienate, release, convey and confirm unto the said Henry J. Deaver, his heirs and assigns a piece or part of that tract or parcel of land called "Pena Land" situate and lying in Frederick County, aforesaid and contained within the metes and bounds, courses and distances, following, to-wit: - Beginning for the part hereby intended to be conveyed at a bounded Chestnut tree, standing at the end of the 42<sup>nd</sup> line of the whole tract aforesaid, and running thence by and with the buttens thereof reversed two courses viz: - South 59° E 8<sup>7</sup>/<sub>10</sub> perches to a rock in a branch a little east of a Sycamore tree marked with eight notches, South 13<sup>1</sup>/<sub>2</sub>° W 15<sup>7</sup>/<sub>10</sub> perches to the North Limit of the Baltimore and Ohio Rail Road, then by and with the North Limit thereof South 42<sup>3</sup>/<sub>4</sub>° E 40<sup>7</sup>/<sub>10</sub> perches South 45° E 30 perches South 48<sup>3</sup>/<sub>4</sub>° E 30 perches South 57<sup>1</sup>/<sub>4</sub>° E 19<sup>7</sup>/<sub>10</sub> perches to intersect a line of the Furnace Lot, then by and with it, North 33° E 22<sup>3</sup>/<sub>10</sub> perches South 55<sup>3</sup>/<sub>4</sub>° E 43<sup>7</sup>/<sub>10</sub> perches South 21° W 22<sup>1</sup>/<sub>2</sub> perches to the North Limit of the Rail Road then by and with the North Limit thereof South 58<sup>3</sup>/<sub>4</sub>° E 32 perches, South 63<sup>3</sup>/<sub>4</sub>° E 64 perches, South 65<sup>1</sup>/<sub>4</sub>° E 21 perches then North 13<sup>1</sup>/<sub>2</sub>° E 17<sup>7</sup>/<sub>10</sub> perches North 7° W 31<sup>7</sup>/<sub>10</sub> perches to a stake about five feet East of a Hackberry tree North 26<sup>1</sup>/<sub>2</sub>° W 66 perches to a marked Cherry tree North 35<sup>1</sup>/<sub>2</sub>° East 44 perches North 23° E 21 perches to a corner of Thomas Crumpton's land as purchased from Michael Keifer trustee as aforesaid and with the lines thereof North 60<sup>1</sup>/<sub>2</sub>° W 46<sup>7</sup>/<sub>10</sub> perches North 11<sup>1</sup>/<sub>2</sub>° 29 ps then South 88<sup>3</sup>/<sub>4</sub>° W 1 perch to the end of the 48<sup>th</sup> line of the whole tract called "Pena Land" then by and with the outlines thereof reversed South 88° W 55<sup>1</sup>/<sub>2</sub> ps to a large Ash tree marked with 12 notches South 53<sup>1</sup>/<sub>2</sub>° W 43<sup>1</sup>/<sub>2</sub> ps South 29<sup>1</sup>/<sub>2</sub>° W 47 perches North 54° W 53<sup>1</sup>/<sub>2</sub> perches to a Stone at the end of the 4th line of that part of the late Ligan Boteter's land and was laid off by the Commissioners for the widow's Dower containing 91 Acres North 54° W 42 perches South 36<sup>1</sup>/<sub>2</sub>° W 25<sup>1</sup>/<sub>2</sub> perches to the beginning containing one hundred and fifty-nine Acres and five perches of land, together with all and singular the buildings, improvements ways, waters, water courses, rights, members, privileges, advantages and appurtenances thereto belonging, or in anywise appertaining, To Have and to Hold the said therein described piece or part of a tract or parcel of land and premises, with the appurtenances thereto belonging unto the said Henry J. Deaver, his heirs and assigns.