

No. 7717 Equity.

Honorable Court directed to the said Charles J. Osborne, Marie Osborne and Beatrice W. Osborne, Commanding them to be and appear in your Honorable Court on some day certain to be named therein to show cause if any they have, why a decree or order as prayed for shall not be passed in the premises And as in duty, etc.

J. Roger McSherry Solicitor

Exhibit "1"

Filed Jan 11 1904.

This deed made this Twenty-fourth (24th) day of February in the year of our Lord one thousand eight hundred and ninety six. Witness, That Aaron R. Sheppard and Jane W. E. Sheppard, his wife, of Washington D.C., parties hereto of the first part, for the consideration of Ten (\$10-) Dollars in current money to them in hand paid by Charles J. Osborne of Washington, D.C. party hereto of the second part, the receipt of which, at the delivery hereof, is hereby acknowledged, have granted bargained and sold, conveyed and conveyed, and do hereby grant bargain and sell, convey and assign unto said party of the second part his heirs and assigns, the land and premises in Frederick County, Maryland, known as lot numbered fifteen (15) in Block numbered Eight (8) on the Corner of Park Place and Montongua Avenue, fronting fifty (50) feet on the former, and running back ONE hundred and thirty-six (136) feet, more or less to a twenty foot alley together with the use of said alley, in common with all other lots bounding thereon: said lot being one of those shown and described on the Map of the Frederick City Manufacturing and Development Company's Northward addition, to Frederick, Md. as recorded in H & P to 13 folio 335 one of the land records of Frederick County aforesaid together with all the improvements, crops, accretions, rights, franchises and appurtenances to the same belonging or in any wise appertaining, and all the estate, right, title interest, and claims, either at law, in Equity, or otherwise, of said parties of the first part, of him, to, or out of said land and premises, to have and to hold, unto said land and premises and appurtenances unto and to the use of said party of the second part, his heirs and assigns, and the said parties of the first part, for themselves, their heirs executors and administrators do hereby covenant with said party of the second part his heirs and assigns to forever warrant and defend the title to said land and premises and appurtenances unto said party of the second part, his heirs and assigns, against all persons claiming or to claim the same, or any part thereof, by, from, under, or through, them, the parties of the first part of the first part, or either of them, And further at the end of the party requesting the same, to execute and deliver any other or further deed or deeds, or other assurances, in law demanded by legal course necessary to more fully assure the title to said land and premises and appurtenances unto the party of the second part his heirs and assigns. In Testimony Whereof, said parties of the first part hereunto set their hand and seal on the day and first hereunto written

Signed sealed and delivered in the presence of, G. H. Ballou

Aaron R. Sheppard  
Jane W. E. Sheppard

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