

No. 8039. Equity.

and the carrying out of its details almost exclusively to his said attorney, in whom he had implicit confidence.

2. That the said J. Parker Magee proposed that the said lot of ground, having its frontage on aforesaid of 410 feet on North Calvert Street, should be divided into twenty-two lots fronting on said North Calvert Street, and that your orator should convey the said lot of ground to him, the said J. Parker Magee, and that he, the said Magee, would contemporaneously therewith execute a lease of said lots to your orator, for ninety-nine years, renewable forever, subject to certain redemptions and ground rents, to be provided for in said lease.

And that he, the said Magee, would sell the said ground rents or the reversionary interest in the said lots and to the apply the proceeds of sale towards meeting the expenses attending the erection of said dwelling houses on said dwelling houses on said lots, and apply the proceeds of sale towards meeting the expenses attending the erection of said dwelling houses on said lots. And on the 25th day of May 1881 the said J. Parker Magee wrote to your orator a letter and enclosed the papers for the consummation of his said plan, that is the deed from your orator to the said Magee of the said land in fee simple, and the deed from the said Magee to your orator of said twenty-two lots provided only for redeemable ground rents, and the consideration mentioned in said deed was seventy one thousand two hundred and forty dollars. (\$71,240.00). The said lots were redeemable by the terms of the proposed lease upon the payment of different amounts aggregating seventy one thousand two hundred and forty dollars (\$71,240.00) and as the said Magee had not paid your orator any money whatever, your orator any money whatever, your orator hesitated about executing said papers, although at long a time has since intervened that he is not very clear in his recollection as to what he wrote to the said Magee in reply to his said letter of the 23rd of May, 1881. A copy of which is filed with this amended Bill, marked "Exhibit No. 1," and prayed with all other Exhibits herein filed to be taken and considered as part of this amended Bill of Complaint. But whatever your orator wrote to the said Magee in reply to his letter of May 23rd 1881, the said Magee answered the said by a second letter of May 26th, 1881, a copy of which is filed herein with marked "Exhibit No. 2" and wherein the said Magee explained the matter in question.