

No. 8039. Equity.

the fee simple reversion and rents in Said Lots nos. 4, and 16, from March 15, 1893, up to the date of his death, two or three years before the filing of the original Bill in this case, and his Trustees, under his said will have been in possession of said reversion and rents of the said Lots nos. 4, and 16 since the death of said Hoffman.

12. That for a number of years past, and prior to the filing of the original Bill in this case, your orator, employed, Alexander Charly & Son, real estate brokers in the City of Baltimore to manage his property, in Baltimore City, including the lease-hold interest in said Lots, nos. 4, and 16, to collect the rents thereof, pay the ground rents, thereon as they fall due semiannually to those entitled thereof, including the ground rent of one hundred and sixty-two dollars (\$162.00), per annum upon each of said Lots nos. 4 and 16, and in like manner for several years prior to the filing of the original Bill in the case the said Charles H. Hoffman had employed C. H. Ridgely & son, real estate brokers of Baltimore City, Maryland to collect the ground rents aforesaid due to him from your orator upon the properties aforesaid on the same matured on June 1st and December 1st, in each year; your orator being a resident of the City of Washington and said properties being located in Baltimore City, aforesaid. And that after the death of said Hoffman, his said Trustees, said Reich and said Williams, Defendants, employed Frank H. Hoff, Esq., a real estate broker of Baltimore, Maryland, to collect the ground rents from your orator, or his agents, in the same manner as had been previously done by said Hoffman; and have continued to so employ said Hoff up to the date of the institution of this suit. But your orator does not know and does not charge that said Hoff had any express or actual authority with reference to said grounds or properties other than the right to collect and remit the said ground rents as they fall due, from your orator.

13. That your orator desiring to avail himself of his right under his agreement with said Hoffman hereinbefore mentioned, to redeem the said rents, and to have the fee simple reversion and rents in each of said properties conveyed to him from the said Reich and Williams, Trustees under the will of said Hoffman, on December 1-1905, did authorize and direct his agents in Baltimore City, Messrs. Alexander Charly & son, to notify the said