

certain Bettie H.M.Ritchie, a certain Bettie H.M.Ritchie of said County and State conveyed to a certain M. Jeanette Brown the hereinafter mentioned premises, and whereas the said Mortgage was for full value assigned to the grantor herein, and whereas there was in said Mortgage a provision contained authorizing the owner thereof to make sale of the Mortgaged premises, in the event of a default by the said Bettie H.M.Ritchie, in the payment of the Mortgaged debt, and whereas default was made in the payment of the debt mentioned in said Mortgage, and whereas under the Power of sale aforesaid the grantor herein made sale of the mortgaged premises and sold the property hereinafter conveyed, to a certain Henrietta H.P.Maulsby, at and for the sum of Twenty Seven Hundred Dollars reserving to himself and not selling to the said Henrietta H.P.Maulsby the rents which would become due, upon said property, upon the 1st day of April 1899, and whereas said sale was duly reported to the Circuit Court for Frederick County, in Equity, and was by said Court fully and finally ratified, and confirmed and will fully and at large appear in the proceedings in the cause No. 6995 Equity, on the Docket of said Court, and whereas the said Henrietta H.P.Maulsby has fully paid and satisfied the price for said land, viz, the sum of \$2700. as aforesaid Now this deed Witnesseth, that for and in consideration of the premises and of the sum of Five dollars I the said Thomas Turner, Jr, do hereby grant to Henrietta H.P.Maulsby all that lot or parcel of ground situated lying and being in Frederick County, which is described as follows: beginning at point on the Northern line of the lot or parcel of land conveyed to said Bettie H.M.Ritchie by John Sifford surviving Executor by deed duly recorded in Liber A.F.No.1. folio 231. One of the Land Records of Frederick County, Eighty two and one half feet on the North East corner thereof and running thence westwardly Seventeen and one half feet with Church Street in Frederick City, thence Southerly on a line parallel with the eastern boundary of the first named lot or parcel of ground to the Southern boundary thereof, then with said Southern boundary eastwardly a distance of Seventeen and one half feet, thence Northerly in a line parallel with the Eastern boundary of said first named lot or parcel of ground to the place of beginning, it being the same lot of ground which is now occupied by the dwelling house known as No. 52, West Church St. Frederick City, the true intent hereof being to convey to the said Henrietta H.P.Maulsby the land occupied by the said dwelling house as also the one half of the Centre wall separating the two houses known as No. 50 and 52 West Church Street in said City, the said wall being a common wall between said two houses, and to be and remain such though said wall should be included within the distance named in the deed or in a deed for No. 50 West Church Street as aforesaid about to be made to Otho J. Keller of said County and State.

Witness my hand and seal this 23rd day of March 1899,

Thos. Turner, Jr. (seal)

Test.

Thos Turner,

State of Maryland, Frederick County, to wit:-

On the 23rd day of March 1899 before the subscriber a Justice of the Peace of said State, in and for said County personally appeared Thomas Turner Jr., and acknowledged the foregoing deed to be his act.

Thos Turner, J.P.

State of Maryland, Frederick County, to wit:-

I hereby certify that the foregoing is a true copy of the Deed from Thos, Turner, Jr. to Henrietta H.P.Maulsby as the same is taken from Liber D.H.H.No. 3, at folio 463. One of the Land records of Frederick County,

In witness whereof I hereunto subscribe my name and affix the seal of the Circuit Court for Frederick County, this 19th day of August. A.D. 1918.

Eli G. Haugh,

Clerk of the Circuit Court for Frederick County, Md.



EXHIBIT NO. 5.

At the request of Otho J. Keller the following Deed is received for record and Recorded March 23rd 1899 at 11 O'clock 35 minutes A.M.

(Stamp Cancelled)
3.50

Test:- Douglass H. Hargett, Clerk:-

This Deed made this 23rd day of March in the year 1899, by Thomas Turner, Jr, of Frederick County in the State of Maryland; whereas by her deed of Mortgage, of date the 1st day of September in the year 1896, recorded among the Land Records of Frederick County, a certain Bettie M. Ritchie of said County and State, conveyed the hereinafter mentioned premises to a certain M. Jeanette Brown and whereas the said Mortgage was for full value assigned to the grantor herein and whereas there was in said Mortgage a provision contained authorizing the owner thereof to make sale of the Mortgaged