

said Gregory's Discovery and with the south side of the main road from Alexandria to Marlboro south eighty-three degrees east sixty-one and thirty-two hundredths perches; south thirty-three degrees forty-five minutes east twenty-eight and one-half perches; south forty-seven degrees forty-five minutes east forty-eight perches to a wild cherry tree; south eighty six degrees forty-five minutes east fifty and forty-four one hundredths perches to a locust tree; north seventy-eight degrees fifteen minutes east twenty-six perches; south eighty-five degrees forty-five minutes east sixteen perches; then north eighty-four degrees fifteen minutes east thirty perches, to the beginning, containing two hundred and fifteen and fifty six one hundredths acres, more or less, being the same tract or part of a tract of land conveyed in a deed from Wm. A. Gordon, trustee, to Arthur Clements, dated the fourth day of March, eighteen hundred and ninety-one, and recorded among the Land Records of Prince George's county, in Liber J. W. B., No. 18, folio 87, etc., and being the same tract or part of a tract of land conveyed by the said Arthur Clements to the said Samuel Bieber, by deed dated the fourth day of March, eighteen hundred and ninety-one, and duly recorded among the Land Records of Prince George's county, in Liber J. W. B., No. 18, folio 84, etc.

Together with all and singular the improvements, ways, easements, rights, privileges, and appurtenances to the same belonging, or in anywise appertaining, and all the estate, right, title, interest and claim, either in law or equity or otherwise however, of the parties of the first part, of, in, to or out of the said land and premises.

To have and to hold the said land and premises and appurtenances unto and to, the only use of the party of the second part forever.

And the said parties of the first part, for themselves, their heirs, executors, and administrators, do hereby covenant and agree to and with the party of the second part, that they the parties of the first part, and their heirs, shall and will warrant and forever defend the said land and premises and appurtenances unto the party of the second part, from and against the claims