

**CHAP. 124.** ed in her above named trustees and the survivor of them, in severalty, in trust for the several and same uses, mentioned and expressed in the last will and testament above referred to; that the said Amelia Henrietta Keerl, afterwards intermarried with the petitioner, Robert Fulton, and has since departed this life, leaving two children surviving her, namely Robert H. Fulton and Henry K. Fulton, both of whom are minors, under the age of twenty-one years; that the above named Charles Bohn hath also departed this life, and that the trust aforesaid hath survived to the said George H. Keerl; that the greater part of the real estate aforesaid is in an unimproved state, lying waste, and wholly unproductive, although in a growing and improving part of the city of Baltimore, and must continue so for a long time, unless the petitioners be authorised to dispose of the same—Therefore,

Trustee authorised to execute leases.

**SECTION 1.** *Be it enacted by the General Assembly of Maryland,* That the said George H. Keerl, as trustee aforesaid, be and he is hereby authorised and empowered, by and with the advice and consent of the petitioner, Robert Fulton, to execute and deliver in due form of law, good and sufficient leases for the term of ninety-nine years, renewable forever, of and for the whole or any part of the real estate, of which the aforesaid Doctor Henry Keerl died, seized or possessed, which now belongs to the minor children, namely Robert H. Fulton and Henry K. Fulton, of his said deceased daughter, Amelia Henrietta Fulton.

Leases to contain the usual covenants, &c.

**SEC. 2.** *And be it enacted,* That all such leases shall contain the usual covenants, clauses and conditions of distress and re-entry, in case of non payment of the rent now customary in renewable leases of property in the city of Baltimore.

Rents to be reserved.

**SEC. 3.** *And be it enacted,* That the rents to be reserved by such lease or leases, shall be the best and the most that can be obtained at the time of making the same; and all such rents shall be reserved to be paid, free and clear of all deductions for taxes and assessments of every kind and nature whatever, in equal semi-annual instalments.

Rents payable to trustee.

**SEC. 4.** *And be it enacted,* That the rent or rents so as aforesaid to be reserved by such lease or leases, shall be made payable to the said George H. Keerl, surviving trustee as aforesaid, subject to the same uses, trusts and purposes, as originally created in the last will and testament of the said Dr. Henry Keerl, deceased, for the benefit of the said minor children of the said Amelia Henrietta Fulton, until they shall respectively attain the age of twenty-one years; and when they shall have attained that age, then to the said Robert H. Fulton and Henry K. Fulton, in equal proportions, and to their heirs or assigns.