

ginning of the said lot; and to make out fair and exact plots of the town and survey thereof, whereby each lot, street, lane, &c. may appear well distinguished by their numbers and names, and the same plots, with full certificates thereof, shall deliver to the commissioners, to be entered by, and deposited with, the town clerk. 3. The land so laid out, &c. shall be erected into a town, to be called Prince's-Anne-town. 4. The owners of lots already taken up, and not built upon, or that shall hereafter be taken up, are required to build thereon, (within three years after the survey made, and a record thereof entered according to this act,) one house, to cover 400 square feet of ground, with one good brick or stone chimney at least; and if such owners neglect to build as aforesaid, then shall their right, title, &c. to such lot, at the expiration of the said three years, cease and determine, and such lots become the property of the former proprietors; but if such owners of lots be under age, beyond seas, &c. at the time of such survey, &c. then shall such owner have liberty to improve and build upon such lots at any time within three years after arriving at age, &c. 5. The commissioners to employ a skilful clerk, who shall make a fair record and entry of their proceedings, in a sufficient book, &c. which clerk shall transmit to the clerk of Somerset county the whole proceedings, together with the plot of the town delivered to him by the surveyor, to be lodged and taken charge of among the county records. 6. In case of refusal or disability of the owner to sell, the commissioners were empowered to cause such lots to be valued by a jury, and the payment of their valuation to the proprietor of the land, or a tender thereof to, and refusal of acceptance by, such proprietors, being duly proved before two county magistrates, and an entry or record thereof by the town clerk, and returned by him to be lodged with the other proceedings in the county court office, shall give the persons so paying or tendering, and complying with the other requisites in this act mentioned, a good and indefeasible estate of inheritance, in fee-simple, to them, their heirs and assigns for ever. 7. All lots hereafter to be taken up shall be built upon and improved, according to the before-mentioned dimensions, within three years after taking up; which lots so built upon and paid for, or a tender made, &c. as before provided, shall be the right, property, &c. of the persons so taking up, improving, &c. their heirs and assigns for ever. 8. All persons to have liberty to take up lots for seven years after making the survey, and all lots not taken up within the said time, to revert to the former proprietors. 9. Owners of lots in the said town to pay one penny sterling per annum for each lot taken up, &c. to the right honourable the lord proprietor and his heirs for ever. 10. A saving to the crown, the lord proprietor, all bodies politic and corporate, and all others not mentioned in this act, their several rights, &c.

See the act to aid the titles of purchasers of lots in this town, (which appeared to be an elcheat to the lord proprietor,) 1751, ch. 16, and its supplementary act of 1753, ch. 33.

C H A P. VI.

Passed 18th of
Sept. 1745.

An ACT to prohibit raising of swine and geese in the town of Cambridge, in Dorchester county. Lib. BLC. fol. 322.

C H A P. VII.

An ACT to empower and direct the clerk of Anne-Arundel county court to enter and record, among the said county records, a deed of bargain and sale from William Mitchel, Edward Mitchel and Grace his wife, to Mordecai Moore, deceased. Lib. BLC. fol. 323. A Private Act.

The requisites of this act not being performed, another was passed to the same purpose, 1748, ch. 8.

C H A P. VIII.

An ACT to empower, and direct the clerk of Charles county to enter and record, among the said county records, a deed of bargain and sale from James Connel and Anne his wife, to John Dunbar, of a parcel of land therein mentioned. Lib. BLC. fol. 324. A Private Act.

C H A P. IX.

1729, ch. 12.

A Supplementary and additional act to the act, entitled, * An act for erecting a town on the north side of Patapsco, in Baltimore county, and for laying out in lots sixty acres of land in and about the place where John Flemming now lives, and to an act, entitled, † An act for erecting a town on a creek divided on the east from the town lately laid out in Baltimore county, called Baltimore-town, on the land whereon Edward Fell keeps store. Lib. BLC. fol. 325.

† 1733, ch. 14.

N. B. On the joint petition of the inhabitants of Baltimore and Jones's towns, in the county of Baltimore, it is herein enacted, 1. That the same towns, now called Baltimore and Jones's-town, be incorporated into one entire town, and for the future called and known by the name of Baltimore-town, and by no other name. 2. The bridge built by the inhabitants on the branch that divided the said towns shall for the future be deemed a public bridge, and repaired and kept, &c. at the charge of Baltimore county. 3. Certain commissioners (seven in number,) appointed to see the present and former acts, relating to the towns before mentioned, put in execution, and cause them to be carefully surveyed by their outlines, therein including the branch over which the bridge is built, and shall, from time to time, (for preventing disputes,) cause all the lots taken up and improved, or that shall hereafter be taken up, &c. to be regularly surveyed, substantially and fairly bounded and numbered. 4. On the death, removal, or declining to act of any commissioners, the major part of the remaining commissioners shall appoint another to serve in the stead of such commissioner dying, &c. 5. Disputes about the bounds of lots shall be fully determined by a majority of the said commissioners, and to prevent partiality herein, the commissioners, or major part, shall meet at least once a year, and see that a boundary to each lot be kept up and preserved in manner before prescribed, and cause other sufficient boundaries to be fixed in the room of any missing or decayed. 6. The commissioners have power to employ a clerk, who shall be under oath fairly and honestly to enter in a book, to be kept for that purpose, all the proceedings of the said commissioners relating to the town; in which book, among other things, shall be kept a fair plot of the said town, describing every lot by its right number, and who the taker up was, or shall be; and to prevent corruption, all or any of the said commissioners, and their successors, shall have recourse to the clerk's books, as frequently as they please, without fee or reward. 7. The commissioners are empowered to levy, assess and take by way of distress, if needful, from the inhabitants of the town, by even and equal proportion, the sum of three pounds yearly, to be paid to their clerk, and also have power to place and displace their clerk as often as they shall think fit. 8. The commissioners for the time being may, by due course of law, or any other legal manner, in the name of the said commissioners, or the major part of them, take, demand and recover, any money which shall be found due to the first commissioners nominated for the said town, from any takers up of lots, by virtue of the original laws for laying out the same, which money they shall apply to the uses intended by the said original acts, and in no other manner. 9. All after purchasers of lots, whether before or after the making of this act, shall be deemed to be within the said town, provided their lots shall be within the outlines thereof, and shall have as good estate in their lots, as if taken up, improved and paid for under the original laws erecting the said towns. 10. All improvements, of what kind soever, either wharfs, houses, or other buildings, that have or shall be made out of the water,