

C H A P.  
XIII.

the said Joseph Enfor, and may sue in their names, or the name of the survivor, for the recovery of any land, personal property, debts or rents, belonging to the said Joseph Enfor their ward; and any person or persons appointed trustee or trustees in virtue of this act, may also sue in his, her, or their names; and on recovery, the said trustees, or the survivor of them, shall hold the property so recovered in trust, according to the intention of this act.

May sell real  
estate, &c.

IV. **And**, to discharge the mortgage or mortgages, and other incumbrances on the said estate, and debts due by the said Joseph Enfor the father, **Be it enacted**, That the said Elijah Merryman and David M'Mechen, and the survivor, are and is hereby empowered to sell at auction (after eight weeks notice in the Annapolis, Baltimore, and Philadelphia news-papers) any part of the real estate of the said Joseph Enfor, sufficient to discharge the mortgages, incumbrances, and debts aforesaid, on the following terms and times of payment, to wit: One third of the purchase money to be paid at the end of one year from the day of sale, with interest until paid; one third of such purchase money to be paid at the end of two years from the day of sale, with interest until paid; and one third of such purchase money to be paid at the end of three years from the day of sale, with interest until paid; and the said trustees shall take bonds in their names, with good and sufficient security, for the payment of such purchase money; and the said trustees, or the survivor of them, may assign such bonds to the mortgagee or mortgagees, and creditors aforesaid, or to such of them as will accept the same; and on payment and satisfaction to such mortgagees and creditors, the said trustees, or the survivor of them, may convey the real estate to the purchasers, or the same may be conveyed before payment of the purchase money, with consent of such mortgagee, mortgagees, and creditors.

May lease it,  
&c.

V. **And be it enacted**, That the said Elijah Merryman and David M'Mechen, and the survivor, may lease out, in their or his name, as trustees or trustee, any part of the estate of the said Joseph Enfor, which remains after paying the mortgages, debts, and incumbrances aforesaid, for any term not exceeding seven years, and under such rents, covenants, and agreements, as they may think proper.

Continuance  
of their trust,  
&c.

VI. **And be it enacted**, That the trust reposed by this act in the said Elijah Merryman and David M'Mechen, and the survivor of them, shall continue during the term of seven years, if the said Joseph Enfor should so long live; and at the expiration of such term, the chancellor shall have full power and authority, in his discretion, to commit the custody of the said Joseph Enfor, and the care of his estate, to Mary Enfor aforesaid, or to any other person or persons the chancellor may think most proper, bond and security being first given, that the said Mary Enfor, or the person or persons appointed by the chancellor, faithfully execute the trust, in such manner as the chancellor shall order and direct; and the said trustees, or the survivor of them, shall have full power and authority, after the death of the said Joseph Enfor, in case he should die within seven years from passing this act, to complete and carry into full effect and execution, any contract, engagement, or agreement, which they, or the survivor of them, may make in