of said County and that when so recorded, it shall be taken and considered against the said John Deaver who made it his heirs devisees Executors and administrators in the same State and to have the same Effects and Consequences to all intent and purposes as if it had been recorded within the time prescribed by Law but it shall not destroy or in any manner Effect the title of any purchaser if any such there be, who hath purchased the Lots aforesaid, or any of them since the date of the said Deed and without Notice thereof whether the purchase hath been by Contract only, or by Deed recorded agreably to Law: nor shall the Deed aforesaid hereby directed to be recorded the recorded as aforesaid in any manner Effect the Creditors of the party who made it (if any such Creditors there be) who may have trusted the said party after the date thereof. ——

True Copy Test Saml Hawey Hanson. By his Chan: A Hanson Chan

John Deaver
To
Buttingham Dickeson } Maryland to wit This Indenture made the thirtieth day of October Seventeen hundred and seventy five Between John Deaver of Baltimore County in the province of Maryland Buckmaker of the one part and Buttingham Dickeson of the same place Ship-Builder of the other part Witnesseth that the said John Deaver for and in Consideration of the Sum of ninety five Pounds ten shillings Current money of the Province of Pensylvania to him in hand paid by the said Buttingham Dickeson at or upon the Sealing and Delivery of these presents the receipt whereof the said John Deaver doth acknowledge and the said Buttingham Dickeson therefrom fully acquit release and Discharge Hath granted bargained sold and Conveyed and by these presents Doth Grant bargain sell and Convey unto the said Buttingham Dickeson all those four Lots or parcels of Ground situate lying and being in Baltimore County aforesaid on the East side of Jones's Falls, and which are known and Distinguished on a plat of the same Ground recorded in Baltimore County Clerks office by the numbers seven hundred and twenty nine, seven hundred and thirty six seven hundred and forty three and seven hundred and fifty and are contained within the following metes and bounds courses and distances to wit Beginning for the same at the Beginning of the North East corner of Lot number seven hundred and fifty on German street and running Southerly bounding on and with Market Street one hundred and sixty feet then West two hundred feet to apple alley then bounding on and with apple alley northerly one hundred and sixty feet to German street and then with a straight line to the place of Beginning together with all ways waters easements previledges and other appurtenances thereunto belonging or thereunto or any part thereof belonging or appertaining and the reversion and reversions remainder and remainders rents issues and profits thereof. Also all the Estate Right Title Interest use trust property Claim and Demand of him the said John Deaver therein and thereto and to every part thereof. To have and to Hold the said four Lots or parcels of Ground with the premises thereunto belonging unto him the said Buttingham Dickeson his heirs and assigns forever to the only proper use and behoof of the said Buttingham Dickeson his heirs and assigns forever and to or for no other use intent or purpose whatsoever. and the said John Deaver for himself his heirs Executors and administrators Both hereby Covenant promise grant and agree to and with the said Buttingham Dickeson his heirs Executors administrators and assigns in manner and form following (to wit) that he hath in himself good right full Power lawful and absolute authority to grant Bargain sell and Convey the Land and Premises with the appurtenances hereby granted bargained sold and Conveyed (or so intended to be) unto him the said Buttingham Dickeson his heirs and assigns forever, and that he will warrant and Defend the said four Lots or parcels of Ground with the Premises and Previledges thereunto belonging unto him the said Buttingham Dickeson his heirs and assigns forever against all and every person or persons whatsoever, claiming or to claim any Estate Right Title or Interest therein or thereto from by or under him the said John Deaver or from by or under any person or persons whatsoever In Witness whereof the said John Deaver hath hereunto set his hand and seal the day and year first above written.

Sealed and Delivered in presence of } John Deaver (Seal)
James Clarke William Hayes } On the day of the Date of the within then received of and from the within named Buttingham Dickeson the Sum of ninety five pounds ten shillings Current money of the Province of Pensylvania being the Consideration within mentioned to be paid by him to me I say received by
Witness James Clarke 3 John Deaver 1

On the thirtieth day of October seventeen hundred and seventy five before the Subscriber Two of the Lord Propietary of maryland his Justices of the peace for Baltimore County, Came John Deaver party to the within and acknowledged the same to be his act and Deed. Acknowledged before & Verified by James Clarke
Ordered to be recorded the 20th day of January 1795 Same day recorded and Examined } John Moale
Wm Gibson Clk

Daniel Diffenderffer
vs
James Long } Received of Mr James Long seven pound ten shillings for the Rest of a Wall Between
Agreement

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