Perches North North East twenty four Perches West North West one hundred and forty seven Perches South South West forty nine Perches and thence by a straight line to the beginning containing and laid out forty fifty one Acres All Mines of Gold Silver Copper Lead Tin and Iron which shall be found on discovered within the Premises excepted and reserved To have and to hold the demised Premises with the Appurtenances and every part thereof (except as before excepted) to the said Dorcas Sater her Executors Administrators and Assigns from the date hereof for and during the term of Ninety nine Years to come fully to be compleated and ended Yielding and paying therefore Yearly and every Year during the Term aforesaid to the said Lord Proprietary his Heirs or successors or his or their Agent or Receiver General for the time being or to such other Person who shall be Appointed to receive the same at his dwelling House the sum of Sixteen Shillings and two Pence Sterling Provided always that it shall not be lawfull for the said Dorcas Sater her Executors Administrators or Assigns to demise set or Assign the Premises or any part thereof for longer time than from Year to Year only without the Licence and Consent of the said Lord Proprietary under his Lordship's Hand and Seall or the Hand and Seal of his Agent or Receiver General for the time being or such under the Hand and Seal of such other Person or Persons as shall be Appointed for as aforesaid to receive the Rent above reserved first had and obtained Which Licence shall be on the Terms following that is to say That besides the Rent hereby reserved the said Dorcas Sayter shall well and truly pay the sum of sixteen Shillings and two pence Sterling for every such Licence to Assign over as aforesaid which said sum shall likewise be paid by every Assignee for every such Licence to Assign And the said Dorcas Sayter for herself her Heirs Executors Administrators and Assigns the said Demised Premises shall and will at the expiration of the said Term deliver up in good tenantable repair and order to the said Lord Proprietary his Heirs and Successors Provided alwaies that the said Dorcas Sayter her Executors Administrators or Assigns shall not commit any Waste or sale of Timber growing on the said Land or destroy more thereof than shall be necessary for Building and Improving thereon for clearing Ground for Tillage and other proper Use for the demised Premises Provided also that if the Rent hereby reserved shall be behind and unpaid by the space of Thirty Days after the expiration of any one Year or if the said Dorcas Sayter her Executors Administrators or Assigns shall conduct any Waste or sale of Timber contrary to the Tenor of these Presents or shall Assign or set over the Premises without Licence first had and obtained as aforesaid that then and from thenceforth these Presents shall cease determine and be void And the said Lord Proprietary his Heirs and Successors shall and may re-enter and have and enjoy the demised Premises as of his former Estate any thing in these Presents to the contrary notwithstanding In Witness whereof the Parties have interchangeably set their Hands and Seals the day and Year first mentioned

Sealed and Delivered in the Presence of
Nic Rx Muxton Gay

Horatio Sharpe (Seal)
Edwd Lloyd (Seal)
Dorcas Sater (Seal)

Maryland ss: Know all Men by these Presents that John Howard of Baltimore County Planter and Dorcas his Wife (late Dorcas Sator of Baltimore County aforesaid) for and in consideration of the sum of Seventy nine Pounds fourteen Shillings Maryland Currency to them in Hand at & before the sealing and Executing of these Presents by Thomas Jones of Baltimore County aforesaid well and truly paid the receipt whereof they the said John Howard and Dorcas his Wife do hereby respectively acknowledge and therefrom and from every part thereof doth clearly acquit release and discharge the said Thomas Jones his Heirs Executors and Assigns and every of them for ever by these Presents HATH granted bargained and sold aliened and set over and by these Presents DOTH fully freely and absolutely grant bargain sell alien and set over unto the said Thomas Jones All the Estate Right Title Interest Property Profit Advantage claim and demand whatsoever of them the said John Howard and Dorcas his Wife of in and to the within Indenture of Lease and the Land and Premises therein granted and demised and every part thereof with their Appurtenances To HOLD the same unto and to the only proper Use and Behoof of the said Thomas Jones his Heirs Executors and Assigns for and during (all)

all the rest and residue of the term of Ninety nine Years within granted which is now to come and unexpired And the said John Howard for himself and the said Dorcas his Wife their Heirs Executors and Admrs the within mentioned and bargained Premises with their Appurtenances unto the said Thomas Jones his Heirs Admrs and Assigns against him the said John Howard and Dorcas his Wife their Heirs and Admrs and all and every other Person and Persons whatsoever shall and will Warrant and forever defend by these Presents In Witness whereof the said John Howard and Dorcas his Wife have hereunto set their Hands and Seals the ___ Day of August one thousand seven hundred and fifty nine

Sealed and Delivered in the presence of the words his Hand being first raised out with the Pen in the fifteenth line from the Top
N. Luxton Gay
Wm Lyon

John F Howard (Seal)
his Marke
Darcus Howard (Seal)

Rec: on the day and Year above Written of the above named Thomas Jones the above mentioned sum of Seventy nine Pounds fourteen Shillings being the consideration Money abovementioned to be by him to us paid we say rec: by us
Witness N. Luxton Gay

John F Howard
his Marke

Balt: Co: ss 14th August 1759 then came before us the Subscribers two of his Lordsp's Justices for the Co: aforesaid the above named John Howard and Dorcas his Wife and acknowledged the above Instrument and the Lands and Premises within and above mentioned to be their Right and Estate of the above named Thomas Jones his Heirs Admrs and Assigns according to the true intent and purport thereof
N. Luxton Gay Wm Lyon

Licence is hereby granted to John Howard and Darcas Howard his Wife to sell and Assign the within and above mentioned Land to Thomas Jones his Executors Administrators or Assigns I having received Sixteen Shillings and two pence Sterling for this Licence for the Use of the Lord Baltimore by Order of Edward Lloyd Esquire his Lordships Agent as Witness my Hand and Seal this 14th day of August 1759
N. Luxton Gay (Seal)

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John Howard to Thomas Jones
Entry of Deeds, Liber B

(Examd)

Baltimore County to wit

Be it remembered that Nicholas Rupton Gay and William Lyon Gentlemen two of his Lordships the Right Honorable the Lord Proprietary's Justices of Baltimore County Court do Certify that on the fourteenth day of August in the Year seventeen hundred and fifty nine a certain Indenture which a certain Thomas Jones now the seventh day of November in the same Year produces in the Office of the Clerk of the said Court was acknowledged before them Which said Indenture with the Certificate of the said acknowledgment and a certain receipt at the bottom of the said Indenture the said Thomas Jones prays may before inrolled in the Records of the said Court And thereupon the said Indenture Certificate and Receipt are now to wit the said seventh day of November in the Year of our Lord Christ seventeen hundred and fifty nine aforesaid here inrolled in form following to wit

Ann Arundel County Examd Plats Duty paid John Brice Clk

Maryland ss This Indenture made the fourteenth day of Augt in the Year of our Lord one thousand seven hundred and fifty nine Between John Howard of the County of Baltimore Planter of the one part and Thomas Jones of the County aforesaid Gentleman of the other Part

Witnesseth that for and in consideration of the sum of Thirty eight Pounds Maryland Currency to the said John Howard in Hand at or before the sealing and Executing of these Presents by the said Thomas Jones well and truly paid the receipt whereof the said John Howard doth hereby acknowledge and therefrom and of every part thereof doth clearly acquit release and discharge the said Thomas Jones his Heirs Admrs and Assigns and every of them for ever by (these)