in the payment of the said Sum of Ten Pounds in Gold or Silver Specie within the one Month next after the Expiration thereof or that after such Last mentioned payment there shall happen to be Default made in erecting the said House as aforesaid within the three Years last limited for the erecting building and compleating the same or if Default shall be made in the payment of any one Years Rent for the Space of Six Months next after any of the Days or Times on which the same is above Reserved to be paid as aforesaid that then it shall and may be Lawfull upon any such Default as aforesaid contrary to the true Intent and Meaning of these presents for him the said Brian Philpott his heirs or Assigns if to them it shall seem meet into the said demised Ground and Premises or any part thereof in the Name of the whole to reenter and the same again to have hold Repossess and enjoy as in his or their former Estate as if this present Demise had never been made and upon any such Default as aforesaid this present and every Clause Matter and thing herein contained as from and against him the said Brian Philpott his Heirs or Assigns shall Immediately thereupon cease determine and become absolutely Null and Void to all intents and purposes Whatsoever In Witness Whereof the parties to these presents have hereto interchangeably set their Hands and Seals the Day and Year first above Written

Signed Sealed and Delivered in presence of Jas Calhoun Wm Calhoun

Brian Philpott (Seal)
William Biler (Seal)

Baltimore County to wit On the twenty Seventh Day of January 1783 before the Subscribers two Justices of the Peace in and for the County aforesaid came Brian Philpott and William Biler Parties to the Within Indenture of Lease and Severally Acknowledged the same as and for their respective Acts and Deed According to the true Intent and Meaning thereof

Jas Calhoun
Peter Shepherd

Received to be recorded the 28th Day of February 1783 Same Day recorded and Examd per

Wm Gibson Clk

William Fell To James Foster

This Indenture made this twenty Ninth Day of August in the Year of our Lord Seventeen Hundred and Eighty two Between William Fell of Baltimore County in the State of Maryland (Gentleman) of the one Part and James Foster of said County of the other part Witnesseth that the said William Fell for and in Consideration of the Payments of the Rents and Performance of the Covenants and Agreements in these presents hereafter mentioned on the one part and Behalf of the said James Foster his Executors Administrators and Assigns to be Done and performed Hath Demised Granted Leased Set and to farm Letten and by these presents Doth Demise Grant Lease Set and to farm Let unto the said James Foster his Executors Administrators and Assigns all that Lot of Land Lying and being in Baltimore Town in the County aforesaid known or distinguished by the Number 174 which is contained within following metes and Bounds Courses and Distances Viz. Beginning at the Distance of Sixty feet North from the Intersection of Wilks Street and Washington Street and running thence North Sixty feet Bounding on Washington Street thence West one hundred and forty feet to Star Alley thence South Bounding on Star Alley Sixty feet thence East one hundred and forty feet to the first place of beginning with all and Singular the Premises on the said Lot of Land being and Appurtenances thereunto belonging To Have and to Hold the said demised Ground and Premises with their Appurtenances unto the said James Foster his Executors Administrators and Assigns from the twenty Ninth Day of August next for and during and unto the full Space and Term of Ninety Nine Years thence next ensuing fully to be complete and ended Yielding and paying therefor to him the said William Fell his Heirs or Assigns the Yearly Rent or Sum of Eight Pounds Sterling Money in manner and form following (to wit) on the twenty Ninth day of August in each Year and the said James Foster for himself his Heirs Executors Administrators and Assigns Doth hereby Covenant Promise Grant and Agree to and with the said William Fell his Heirs Executors Administrators and Assigns in Manner