Or any part thereof, in the Name of the Whole, to reenter and the same to have again, repossess Occupy and enjoy, as in their former Estate until all such arrearages of Rent, with Legal Interest thereon, and all and every Cost and Charge and Expense incurred by the said Daniel Bowly and Richard Ridgely their Heirs or Assigns by Reason of the Non payment of said Rent, shall be fully satisfied and paid, or make distress therefor at their Option And Also, if the said Yearly Rent, or sum of Twenty Pounds Sterling Money payable in Specie as aforesaid shall be in Arrear and unpaid by the space of a whole Year next, after the time on which the Same is above Reserved to be paid, the Same being first Lawfully demanded, that then it shall and may be Lawful to and for the said Daniel Bowly and Richard Ridgely their Heirs or Assigns, into the said Demised premises, or any part thereof, in the Name of the whole, to reenter and the same to have again repossess, Occupy, and enjoy, as in their former Estate, and that then and in such case this Indenture and every Clause Matter and thing therein contained, shall from thence forth be utterly void and of none Effect, And the said Frederick Devilbiss doth for himself his Heirs Executors and Administrators, Covenant and agree With the said Daniel Bowley and Richard Ridgely, their Heirs and Assigns, that he the said Frederick Devilbiss and his Assigns shall within the Term of three Years from the Date hereof, erect and build good Substantial Improvements of Brick or Stone work on the said Demised premises of the Yearly Value of the Ground Rent and in case the said Building shall not be erected, within the said Term, then the said Frederick Devilbiss for himself, his Heirs Administrators and Assigns, doth Covenant to pay to the said Daniel Bowley and Richard Ridgely, their Heirs and Assigns, the Annual sum of fifteen pounds Current Money exclusive of and in Addition to the Rent already Reserved; which said Additional sum of fifteen pounds Current Money, shall be regularly and duly paid every year until the said Buildings are Erected, and then to Cease and not before, And the said Frederick Devilbiss for himself, his Executors, Administrators and Assigns, doth Covenant and agree, to and with the said Daniel Bowly and Richard Ridgely, their Heirs and Assigns, well and truly to pay the above Reserved Yearly Rent or sum of Twenty pounds Sterling Money payable in Specie as aforesaid at the Time above Limited for the payment of the Same And the said Daniel Bowley and Richard Ridgley, for themselves their Heirs and Assigns, do hereby Covenant and agree, to and with the said Frederick Devilbiss and his Assigns, that he the said Frederick Devilbiss and his Assigns, on the payment of the Rent and performance of the Covenants herein before Mentioned and Reserved, on the part of the said Frederick Devilbiss and his Assigns, to be paid and performed, shall and may peaceably and Quietly, have hold, use, Occupy possess and enjoy the Above demised Land and premises with their and every of their Appurtenances, for and during the Aforesaid Term of Ninety Nine Years, for which the Same is above demised without the Lett, Trouble, or Interruption of them the said Daniel Bowly and Richard Ridgely their Heirs or Assigns, or any other person or persons claiming any thing therein, by, from or under him, them or any of them or by his or their Privity or procurement, And Also, that the said Daniel Bowly and Richard Ridgely, their Heirs and Assigns, at any Time or Times hereafter during the Continuance of this present Demise, on the Request and at the Cost and Charge of him the said Frederick Devilbiss

And his Assigns, and on his or their payment, or Tendering in payment the sum of Twenty Pounds Sterling Money payable in Specie as aforesaid as afine therefor to the said Daniel Bowly and Richard Ridgely, their Heirs and Assigns, make and Execute, or cause to be made and Executed, a new Lease of the above demised Land and premises, for other Ninety nine Years, to commence and take Effect from and at the End of the Term for which the same is above demised, Subject to the Same Rent, and under the like Covenants, Clauses, and Agreements as are herein before mentioned so that this present Demise may be Renewable and Renewed for Ever, In Witness whereof the parties hereto have set their Hands and Affixed their Seals, the Day and Year first above Written

Signed, Sealed, and Delivered in the presence of } Dan Bowly (Seal) R Ridgely (Seal) Fred Devilbiss (Seal)
Adam Welsh James Brown

County of Baltimore, to Wit, On the third Day of December 1783 came before us the Subscribers two Justices Assigned to keep the peace for the County aforesaid the within Named Daniel Bowly, Richard Ridgely and Frederick Devilbiss who Severally Acknowledged the within Instrument of Writing as their respective Act and Deed, according to the true Intent and Meaning thereof And the Act of Assembly in such Case provided

Certified Before Thos Russell Jno Merryman

Received to be Recorded the 31st Day of January 1784 Same Day Recorded & Examined

Wm Gibson Clk

Daniel Bowly & Richard Ridgely — To — Adam Welsh

Maryland ss

This Indenture, Made this third Day of December Seventeen Hundred and Eighty three Between Daniel Bowly and Richard Ridgely, of Baltimore County, Gentlemen of the One part, and Adam Welsh of same County Tobacco-nist of the Other part, Witnesseth, that the said Daniel Bowly and Richard Ridgely, for and in Consideration of the payment of the Rents, and performance of the Covenants herein after mentioned on the part of the said Adam Welsh and his Assigns, to be paid and performed, have Demised granted, leased, and to farm Letten, and by these presents Do demise, Grant, Lease and to farm Lett unto the said Adam Welsh, his Executors, Administrators and Assigns all that Lott or parcel of Ground situate and lying in Baltimore Town, and contained within the following Metes, and bounds to wit Beginning for the Same on the East Side of South street, at the End of Twenty feet North, from the Intersection of South Street and Water street and running thence binding on South Street North twenty feet, thence East parallel with Baltimore Street fifty four feet, thence South parallel with South Street, twenty feet, thence West, by a straight Line to the Begining, Together with all Improvements thereon made, Lanes, Alleys, Ways Waters, Privileges, Easements Emoluments and Advantages to the said Lott of Ground belonging, or in any wise Appertaining, To Have and To Hold the said Lott of Ground and premises with their and every of their Appurtenances, unto the said Adam Welsh his Executors Administrators and Assigns, from the Day next before the Day of the Date of these presents, for and during and until the full end and