Signed, Sealed & Delivered in presence of } Jacob Small (Seal)
Adam Snander Matth Kessler ——— } Received of John Mecord this four-
teenth day of may the sum of Forty pounds being the Consideration Money
within Mentioned ——— } Jacob Small ———
£40 0 0 0 ——— } Baltimore County S.t On the fourteenth Day
of May came before us the Subscribers Two Justices of the peace for the County
Aforesaid Jacob Small party of the within Instrument of Writing, who acknow
ledged the Same to be his Act and Deed and the Lot or parcel of Ground there
in mentioned to be the Right and Estate of John Mecord his Heirs and
Assigns ——— Peter Shephero Isaac V Bibber ———
Received to be Recorded the 18.th Day of May 1784 same Day
Recorded & Examined ——— Wm Gibson Clk ———

John Eager Howard } This Indenture made
To } Maryland S.t
Philip Ling ——— } this Seventeenth Day of February
Seventeen Hundred & Eighty four Be-
tween John Eager Howard, of Baltimore County, Gentleman, of the one part, and
Philip Ling of same County, Brick maker of the other part Witnesseth that the
said John Eager Howard, for and in Consideration of the payment of the Rents and
performance of the Covenants herein after Mentioned on the part of the said
Philip Ling and his Assigns to be paid and performed, Hath demised, Granted,
leased, and to farm letten and by these presents doth demise, Grant, Lease
and to farm Let, unto the said Philip Ling, his Executors Administrators
and Assigns all those two Lots or parcels of Ground situate and lying in
Howards late Addition to Baltimore Town and known and distinguished
on the platt thereof by the Numbers Seven Hundred and fifty three and
seven Hundred and Sixty three and Beginning for the same at the Intersec-
tion of Howard and Lee Streets on the North side of Lee Street and
Running thence North Binding on Howard Street to Welcome Alley
thence East on Welcome Alley Eight poches thence south parallel with
Howard Street to Lee Street thence West on Lee Street to the place of
Begining Together with all improvements thereon made Lanes Alleys
Ways, Waters, Privileges, Easements, Emoluments and Advantages
to the said Lots of Ground Belonging, or in any wise Appertaining
to the same
To Hold the said Lots of Ground and premises, with their and
every of their Appurtenances unto the said Philip Ling

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 Term of Ninety Nine
years, from thence next ensuing, fully to be complete and ended Yielding and
paying therefore, to the said John Eager Howard, His Heirs and Assigns, the Yearly
Rent or sum of Twenty four pounds Fifteen Shillings Current Money in Half
Johannes at three pounds each and Mexican Dollars at Seven Shillings
and six pence each on the first Day of September in each and every Year
during the Continuance of this present Demise and if it shall happen that
the said Yearly Rent or sum of Twenty four pounds fifteen Shillings Current Money
shall be in Arrear and unpaid, by the space of sixty Days 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 John Eager Howard, his
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 his or their former Estate, until all such Arrearages of Rent, with legal
Interest therefore and all and every Cost, Charge and Expence incurred by the said
John Eager Howard, his Heirs or Assigns, by Reason of the Non payment of said
Rent, shall be fully satisfied and paid, or make Distress therefore at his
or their Option And Also, if the said Yearly Rent, or sum of Twenty four pounds
fifteen Current money shall be in Arrear and unpaid, by the space of One
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 John Eager Howard, his 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 his or 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 Philip Ling doth for himself, his Heirs, Executors, and Administ-
rators, Covenant and agree with the said John Eager Howard, his Heirs and
Assigns, That he the said Philip Ling, and his Assigns, shall within the Term
of Four Years from the Date hereof erect and build a good substantial Dwelling House
on the premises of the Yearly Value of Thirty five pounds, Current Money, and in
case the said Building shall not be Erected, within the said Term, then the said
Phillip Ling for himself, his Heirs, Administrators and Assigns, doth Covenant
to pay to the said John Eager Howard, his Heirs and Assigns the annual sum
of Twenty pounds Current Money exclusive of, and in Addition to the Rent
already reserved which said Additional sum of Twenty 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 Philip