Sell and dispose thereof as the Laws in such Cases directs And the said Thomas Shields for himself his Heirs Executors Administrators and Assigns doth Covenant promise grant and Agree to and with the said Christopher Hughes his Heirs and Assigns by these Presents in Manner following to say that he the said Thomas Shields his Heirs Executors Administrators and Assigns shall and will well and truly pay or Cause to be paid unto the said Christopher Hughes his Heirs or Assigns the aforesaid Yearly Rent or Sum of Sixty Six pounds Sterling Money in half Yearly Payments as the same shall from time to time become due and Payable And also that he the said Thomas Shields his Executors Administrators and Assigns shall and will within the Term of five Years from the Date hereof at his and their own Costs and Charges erect and build on the said demised Premises good Substantial Improvements of the yearly Value of Sixty Six Pounds Sterling And the said Christopher Hughes for Himself his Heirs Executors Administrators and Assigns doth Covenant promise and Agree to and with the said Thomas Shields his Executors Administrators and Assigns by these Presents in Manner following to say that he the said Thomas Shields his Executors Administrators and Assigns paying the said Yearly Rent hereby Reserved and performing the Covenants and Agreements aforesaid shall and may during all the said Term hereby Demised freely peaceably and Quietly have hold Occupy possess and enjoy all and Singular the said hereby demised Premises and every part thereof with the Appurtenances without any Let Trouble Eviction or Molestation of him the said Christopher Hughes his Heirs or Assigns or of any other Person or Persons whatsoever lawfully Claiming or to Claim by from or under him them or any of them And further that he the said Christopher Hughes his Heirs or Assigns shall and will at any Time during the Continuance of this Present Demise on payment or tendering in payment

of One Years Ground Rent by the said Thomas Shields his Executors Administrators or Assigns make and execute a New Lease of the said demised Premises for other Ninety Nine years under the like Rent and Covenants herein Contained and so from time to time that this demise may be Renewed and Renewable forever hereof And lastly the said Thomas Shields doth hereby make ordain Constitute and appoint John Griffith and Richard Lemmon of Baltimore Merchants Jointly or Severally his lawful Attorneys for them in his Name and on his behalf to appear before any Court of Record in Maryland or before any Judges or Justices assigned to keep the Peace in the said State of Maryland and Acknowledge this Indenture as his Act and Deed According to the true Intent and Meaning of the same and the Act of Assembly in such Case Provided In Witness whereof the said Parties have interchangeably set their Hands and Seals hereunto Dated the Day and Year first above Written

Signed Sealed and Delivered in the Presence of us — Christopher Hughes (Seal) — Thos. Shields (Seal)

Wm Knox, Ab. Shoemaker

County of Baltimore: to wit On the Eighth Day of October Anno Domini 1784 Came before us the Subscribers two Justices of the Peace for the County aforesaid the above named Christopher Hughes and the said Thomas Shields by John Griffith & Richard Lemmon his Attorneys for that Purpose specially appointed and Severally Acknowledged the above Written Indenture as their Respective Act and Deed According to the true Intent and Meaning thereof

Certified before
And Buchanan, Thos. Elliot

County of Baltimore to wit On the Eighth Day of October 1784 Came William Knox before me the Subscriber One of the Justices of the Peace for the County aforesaid and made Oath that he was Present and did see Thomas Shields one of the Parties within named Sign Seal and Deliver the Within Instrument of Writing as his Act and Deed and that this Deponant did also Sign