Ann Wilson all that Lott or parcel of ground, Situate lying, being
on the East side of Jones's falls in Baltimore Town and in the
part thereof known by the name of Philpots Point and is distinguished
on the plat of the said Town by the Number two hundred and Eleven
Together with all and singular with all ways, Passages, Ease-
-ments, and Advantages, thereunto belonging, To hold to her the
said Ann Wilson her Executors, Administrators and Assigns from the
day next before the day next before the day of the date of the said
Lease, for and during and until the Space and Term of Ninety Nine
years, thence next Ensuing fully to be Compleat and Ended, Upon the
Payment of the Rents, therein reserved and performance of the of the Cove-
-nants and agreements, therein Contained, with Covenants, therein also
Contained for Renewment from time to time for Ever, Reference to the
said in part recited Indenture of Lease, Recorded in the Records of
Baltimore County being had may more fully and at Large appear
Now this Indenture Witnesseth that the Aforesaid Ann Wilson as
well for and in Consideration of the Sum of fifty Pounds Current
Money to her in hand paid as also for and in Consideration of the
Payment of the Rents, and Performance of the Covenants herein
After Contained on the part of the said Samuel Mafar Smith his
Executors, Administrators and Assigns, hath, bargained, Sold, Assigned
transferred and set over unto him the said Samuel Mafar Smith
his Executors, Administrators and Assigns, all that piece or part
of a Lott of ground being part of a Lott Number two hundred and
Eleven as Aforesaid and is Contained within the following Metes, Bounds
Courses and distances, Begining for the same at the South East
Corner of the Aforesaid Lott on Albemarle Street running and
bounding on the said Street West, twenty feet a leff feet, thence
Northerly fifty feet, thence Easterly twenty feet more or leff, Pa-
-rallel with Albemarle Street thence Southerly to the place of
Begining, Together with all and Singular the Premises thereon
being and all and every the Appurtenances and Advantages
thereunto belonging, To have and to Hold the said
part of a Lott or parcel of ground and Premises with the
Appurtenances and Advantages thereunto, unto him the
said Samuel Mafar Smith his Executors, Administrators
and Assigns from the day of the date hereof for, during

and

and unto the full end and Term of Ninety nine years, now next Ensuing
fully to be Compleat and Ended yielding and Paying therefor unto
her the said Ann Wilson her Heirs and Assigns the Yearly Rent or Sum
of One Penny Current Money, on the first day of March in each
and every year during the Continuance of this present Demise, and
the said Samuel Mafar Smith for himself his Heirs, Executors, Adm.
and Assigns, doth hereby Covenant Promise, grant and agree to
and with the said Ann Wilson her Executors, Administrators, and
Assigns in manner and form following that is to say that he
the said Samuel Mafar Smith his Heirs, Executors, Adm.rs or Assigns
or other person properly Authorized to receive the same the said yearly
rents or Sum of One Penny Current Money upon the times and in
manner and form as the same is above reserved to be paid free and
clear of all Incumbrances, Taxes, Assessments, duties, Public
dues of any nature or kind, and further that the said Samuel
Mafar Smith, his Heirs, Executors, Administrators and Assigns shall
and will within the Space of two years from the Commencement
of the demise hereby made at his own proper Cost and Charge
Build and Erect and Compleat on the said part of a Lott or
parcel of Ground a good and Sufficient Dwelling House, and
if it shall happen that the said Yearly Rent shall be in Arrear
and Unpaid by the Space of one whole year on which the same
is above reserved to be paid that then it shall and may be Lawful
to and for the said Ann Wilson her Heirs or Assigns into the said
Demised Premises to Enter and make distress in and upon any
part thereof for the same, and the said Ann Wilson for herself
her Heirs, Executors, Administrators and Assigns shall and will
for Ever Defend the Aforesaid part or parcel of ground unto
the Aforesaid Samuel Mafar Smith his Heirs, Executors, Adm.rs
and Assigns, on performing the Covenants, and Agreements
therein mentioned and Expressed and also shall have Renewment
of the within Assigned, ground from time to time for Ever
In Witness whereof the said Ann Wilson hath hereto set

Her