the said party hereto of the second part for itself and its assigns doth covenant promise and agree with the said Robert Miller Junior and William P. Jenks their heirs and assigns in manner following that is to say, that the said party hereto of the second part and its assigns or some of them shall and will well and truly pay the above reserved yearly rent or sum of Fifteen hundred dollars, in manner and at the periods above limited for the payment of the same, and also will pay, satisfy and discharge all present and future taxes, assessments and public dues whatever as aforesaid to the collectors thereof, when required. And the said Robert Miller Junior and William P. Jenks for themselves their heirs and assigns do hereby covenant and agree with the said party hereto of the second part and its assigns in manner following that is to say, that the said party hereto of the second part and its assigns on the payment of the rent and performance of the covenants conditions and agreements herein mentioned and reserved on its and their part to be paid and performed shall and may peacably and quietly have hold use occupy possess and enjoy the Lands and premises with the rights privileges and advantages and appurtenances aforesaid for and during the aforesaid term of ninety nine years for which the same are above demised without the let, trouble or interruption of the said Robert Miller Junior and William P. Jenks their heirs or assigns or any other person or persons claiming any thing therein, by from or under them, or any of them or by their privity or procurement. And also that the said Robert Miller Junior and William P. Jenks 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 the said party hereto of the second part, or its assigns, on its or their paying or tendering in payment the sum of Fifty dollars as a fine therefor, to the said Robert Miller junior and William P. Jenks their heirs or assigns shall and will make and execute, or cause to be made and executed unto the said party hereto of the second part or its assigns a new lease of the above demised lands and premises for other ninety nine years to commence and take effect from and at the end of the term for which the same are above demised, subject to the same rent and under the like covenants clauses and agreements as are herein mentioned, so that this present demise may be renewable and renewed forever, And likewise that the said Robert Miller Junior and William P. Jenks their heirs and assigns, at any time hereafter during the continuance of this present demise on the request and at the cost and charges of the said party of the second part, or its assigns and on its or their paying or tendering in payment to the said Robert Miller Junior and William P. Jenks their heirs or assigns the sum of Twenty five thousand dollars lawful money aforesaid with all arrearages of rent accrued by virtue of this lease and then due and unpaid and a ratio proportion of the accruing half years rent - shall and will make execute and deliver or cause to be made, Executed and delivered to the said party hereto of the second part and its assigns a good and sufficient deed of conveyance in fee simple of and for the Lands and premises above described and hereby demised with the appurtenances free and clear of the yearly rent hereby reserved and all incumbrances imposed, committed or suffered by said Robert Miller Junior and William P. Jenks their heirs or assigns and also released and discharged from all right and claim for dower of the wives of said Robert Miller Jr and William P. Jenks their heirs or assigns and also released & discharged

from all right and claim for dower of the wives of said Robert Miller Jr. and William P. Jenks therein. And it is further agreed to and understood by and between the parties to these presents, that the said party hereto of the second part or its assigns shall have the right and privilege at any time or times hereafter during the continuance of this present demise of paying any sum or sums of money, not less however than five thousand dollars at a time on account of said Twenty five thousand dollars and an abatement or deduction shall be made from the said yearly rent of Fifteen hundred dollars in proportion to the amount or amounts so paid or tendered in payment. In Testimony whereof the said parties hereto of the first part have hereunto subscribed their names and affixed their seals and the Granite Manufacturing Company of Maryland has caused its corporate Seal to be hereto affixed and Robert Clinton Wright President of said Company hath hereunto subscribed his name on the day and year first above written.

Signed Sealed and delivered in the presence of
Ed Spurrier
A. Carrere.

R. Miller Jr. (Seal)
Wm. Jenks (Seal)
Eliza Jenks (Seal)
Robt C. Wright (Seal)
Pres

State of Maryland City of Baltimore Sct.

Be it remembered and it is hereby certified that on this 19th day of March 1846 before the subscribers two Justices of the Peace of the State of Maryland in and for the City of Baltimore aforesaid personally appeared Robert Miller Junior and William P. Jenks parties to the foregoing Indenture or Instrument of writing and severally acknowledged the same to be their respective act and deed. And it is also hereby certified that on the day and year aforesaid personally appeared Elizabeth Jenks the wife of the said William P. Jenks, who in our presence but out of the presence or hearing of her said husband signed and sealed the foregoing Indenture or Instrument of writing and acknowledged the same to be her act and deed. And the said Elizabeth being by us privately examined out of the presence and hearing of her said husband declared and said that she executed and acknowledged the same freely and voluntarily and without being induced to do so by fear or threats of ill usage by her husband or fear of his displeasure. And we do hereby further certify that of our own knowledge we are satisfied that Robert Miller Jr and William P. Jenks and Elizabeth his wife who have executed and acknowledged the foregoing Indenture or Instrument of writing are the persons named and described as and professing to be parties therein.

In testimony whereof we have hereunto subscribed our names on the day and year aforesaid

Ed. Spurrier A. Carrere

Received to be recorded the Eighth day of April 1846 at 20 minutes before 12 o'clock M. same day Recorded among the Land Records of Baltimore County in Liber A.W.B. No 364 folio 394 &c and Examined.

Per A.W. Bradford, Clerk.

State of Maryland. Baltimore County Sct.

I hereby certify that Grafton D. Spurrier and Augustus Carrere Gentlemen before whom the foregoing acknowledgments were made and who have thereto subscribed their names were at the time of so doing two Justices of the Peace of the State of Maryland in and for the City of