I hereby certify, that the foregoing is a true copy taken from Liber A.W. No. 255. folio 25. &c, one of the Land Records of Baltimore City.

In testimony whereof, I hereto set my hand and affix the seal of the Superior Court of Baltimore City, this (Seal's Place.) 21st. day of March, A.D. 1883.

Rich'd T. Allison

Clerk.

Margaret F. Woelper, &c,
ass't to
Charles McColgan.

This deed, made this thirty-first day of July, in the year one thousand eight hundred and seventy-six, by Margaret F. Woelper and George Woelper, her husband, of the City of Baltimore, in the State of Maryland. Witnesseth, that in consideration of the sum of twelve hundred dollars, to them in the hand paid, the receipt of which is hereby acknowledged, the said Margaret F. Woelper and George Woelper, do grant and assign unto Charles McColgan, of said City, his personal representatives and assigns, all that lot or parcel of ground situate and lying in said City of Baltimore, and described as follows:

Beginning for the same on the line of the east side of Bond street at the distance of ninety-nine feet six inches southerly, from the corner formed by the intersection of the south side of Shakespeare street and the east side of Bond street, and at the northwest corner of the brick house standing on the ground now being described, and running thence southerly bounding on Bond street fifteen feet, six inches, to the southwest corner of said house; thence easterly parallel with Shakespeare street and along the southern side of said house thirty-two feet or thereabouts to a break in said wall; thence northerly four inches,

thence easterly still bounding on the south side of said wall — the whole extent thereof, and still continuing easterly in the same direction — in all, seventy-six feet, more or less, to the outline of the ground there situate, formerly belonging to I. Friedenwald; thence northerly, bounding on that outline fifteen feet two inches, to intersect a line drawn easterly from the beginning, parallel with Shakespeare street, and thence westerly, reversing the line so drawn, one hundred and eight feet, to the beginning. (being the same ground described in a deed from Jonas Friedenwald and wife, to said Margaret Armstrong, now Margaret Woelper, dated the 15th day of June, 1864, and recorded among the Land Records of said City, in Liber A.W. No 255. fol. 25. &c) together with the improvements thereon, and the rights, privileges and appurtenances thereto belonging or appertaining.

To have, and to hold, the said lot or parcel of ground and premises hereby mentioned, to be granted and assigned with the rights and appurtenances aforesaid unto the said Charles McColgan, his personal representatives and assigns, to his and their proper use and benefit during all the residue of the term of years yet to come and unexpired therein, with the right and benefit of renewal of said term, from time to time forever; subject, however, to the payment of the yearly rent of one cent, if demanded, to whomsoever the same may be payable.

And the said Margaret F. Woelper and George Woelper covenant that they have not done, or suffered to be done, any act, matter or thing, to incumber the property above described; that they will warrant the said property specially to the said Charles McColgan his executors, administrators and assigns, and that they will execute such further assurances