Baltimore city between Nancy Turner and M. J. Woodyard Plaintiffs, and Perry Matthews Defendant, and wherein the said Superior Court gave judgment for the said Nancy Turner & M. J. Woodyard against the said Perry Matthews and from which said judgment the said Perry Matthews appealed to the Court of Appeals here, the tenor of which said Record of Proceedings is in form following, to wit.

In the Superior Court of Baltimore City.

Nancy Turner and Malvina Jennings Woodyard, vs Perry Matthews.	In the Superior Court of Baltimore City.

Action commenced 19th September, 1883, by filing declaration and notice to plead.

Declaration.

Nancy Turner and Malvina Jennings Woodyard, by M. Sonnehill, their attorney, sue Perry Matthews, for that whereas the said Nancy Turner and Malvina Jennings Woodyard, heretofore, to wit, on the 12th day of January, in the year A.D. 1880, was in possession at Baltimore city of all that parcel of land situate, lying and being in said city, and contained within the metes and bounds, courses and distances following, that is to say: Beginning for the same at the end of the third line of lot number eleven, one of a range of lots heretofore laid out by Christian Keener, and leased by him to Neptune Woodyard, by indenture bearing date the 3d day of Nov. 1804, recorded among the Land Records of Baltimore county, in Liber W.G., No. 81, folio 662, &c., and running thence northwesterly bounding on the eastern boundary

line of said lot number 11, and of lot No. 12, forty-nine feet six inches to the of the third line of a lot of ground demised and leased by William K. Orrick and wife, to Benerna Jenkins, by indenture bearing date May 3d, 1842; thence running and bounding on said Jenkins' lot north 58½ degrees, east 180 feet, then southerly parallel with Pennsylvania avenue forty-nine feet six inches, and then by a straight line to place of beginning. Being the same lot of ground mentioned in a deed of lease from Wm K. Orrick and wife to Mary Turner, dated May 3d 1842, and recorded in Liber T.K., No. 330, folio 9, &c, one of the Land Records of Baltimore county, and the same lot of ground mentioned in the last will and testament of said Mary Turner, wherein and whereby was devised and bequeathed one-half of said lot to Malvina Jennings Woodyard for life, and the other half of said lot unto Mary Siddons and Nancy Turner, daughters of the said Mary Turner — as appears by said will, of record in the office of the Register of Wills of Baltimore city, in Liber N.H., No. 26, folio. 59, &c, one of the records of said office — less that portion of above lot which by an agreement and deed of partition was conveyed to the said Mary Siddons, now Beko, as her share of said ground, to wit:

Beginning on the southwest side of a road or lane, laid out by Wm Orrick, twelve feet four and one-half inches southeast from the end of the second line of the whole lot of ground as conveyed by said Orrick to Mary Turner, as before described, and running south-east binding on said road or lane twelve feet four and one-half inches; thence southwest, parallel with the second line of the whole ground there situate,