That their great grandfather a certain Lot Ridgely long since deceased by deed dated June 3d 1820 and recorded among the Land Records of Baltimore City in Liber W.G. No 157 folio 442 &c an authenticated copy of which will be hereafter filed conveyed and assigned to Beale Duvall and Noah Ridgely and the survivor of them (each long since dead) together with other property a leasehold interest for the term of ninety-nine years subject to the annual ground rent of one cent on a lot situated on the west side of Exeter street in the City of Baltimore beginning at the distance of about one hundred and twenty-five feet south from Fayette street and running thence south on the west side of Exeter street thirty feet and having an even depth of forty feet to be held by them in trust for the use and benefit of Mary Ridgely the wife of said Lot for and during the term of her natural life and from and immediately after the death of said Mary to be made over assigned and delivered to such of the children of said Lot and Mary as might be living at the time of her death and to the issue then living if any of any child of theirs that might have died before said Mary the issue of any such child to take the part share or portion to which such child would have been entitled had it not so died, to be held thereafter by such children and descendants as tenants in common.

That among the children of the said Lot and Mary was Greenbury W. Ridgely the grandfather of these complainants: that the said Greenbury died more than forty years ago leaving an only child Mary Ann Ridgely and no descendant of any deceased child: that the said Mary Ann intermarried with one Lewis G. Kemp and she died about the year 1858 leaving three children who are the complainants

and no other child nor descendants of any deceased child. And that the said Mary the wife of the said Lot died in the year 1868, and that at the time of her death there were living seven children of the said Lot and Mary and your complainants the grandchildren as aforesaid of the said Greenbury and no other children or descendants of any deceased child and that thereupon one-eighth interest in said premises became vested in your complainants and hath so continued and now is.

That long prior to the death of said Mary the wife of said Lot the late Augustus W. Bradford through mesne conveyances had become possessed of and entitled to the interest and estate of all of said seven children being seven eighths thereof and so continued up to the time of his death which occurred in February 1881, being during said period a tenant in common with your complainants.

That by his last will and testament duly admitted to probate in the Orphans Court of Baltimore County the said Augustus W. Bradford appointed as the executors of said last will and testament his three sons viz: Augustus W. Bradford, Thomas Kell Bradford all of whom qualified and are now acting as such and his said interest in said premises devolved upon said Executors and that your complainants now are tenants in common of said premises with said executors.

Your complainants further show that ever since the time of the death of the said Mary Ridgely in 1868 until the time of his death the said Augustus W. Bradford collected and received all the rents and profits of said premises which amounted to several thousand dollars and that since his death the same have been collected and received by his said Executors but that neither the said Augustus W. Bradford nor his