#### HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING 3430 Court House Drive 410-313-2350



Ellicott City, Maryland 21043 

Voice/Relay

Amy Gowan, Director

FAX 410-313-3467

August 19, 2020

Mike Clark Limestone Valley Farm 5450 Sheppard Lane Clarksville, MD 21029

RE: WP-20-108 Limestone Valley Farm

Dear Mr. Clark:

This letter is to inform you that your request for alternative compliance to the Howard County Subdivision and Land Development Regulations for the subject project was reviewed.

On August 17, 2020 and pursuant to Section 16.104, the Director of the Department of Planning and Zoning, considered and approved your request for alternative compliance with respect to Section 16.147 of the Subdivision and Land Development Regulations to reconfigure two existing parcels via the recordation of an adjoiner deed to follow the boundary of a Maryland Agricultural Land Preservation Foundation (MALPF) agricultural easement, subject to addressing the following conditions:

- 1. Approval of this request is to adjust the common parcel boundary between the 'first' and 'third' parcels, as described in Liber 3583 Folio 234 dated August 8, 1995, in accordance with the alternative compliance plan exhibit. No other lots or parcels are being legally endorsed, no additional lots or parcels are to be created and no new development, construction or improvements are permitted under this request.
- 2. An adjoiner deed shall be recorded in the Land Records of Howard County, MD within 90 days from the date of this Alternative Compliance approval (on or before November 17, 2020). The deed shall reference this Alternative Compliance file number, WP-20-108, and shall include metes, bounds, bearings and distance information for all parcel lines. The revised Alternative Compliance plan exhibit dated May 1, 2020 must be an exhibit attached to the recorded deed. Submit copies of the recorded adjoiner deed to the Department of Planning & Zoning within 30 days of recordation.
- 3. The recorded adjoiner deed shall include language referencing the existing Maryland Agricultural Land Preservation Foundation (MALPF) easement. All updated parcel information and deeds shall be sent to the Maryland Agricultural Land Preservation Foundation after recordation.
- 4. All existing structures must meet minimum setbacks from the proposed parcel boundaries per Section 104.0 of the Zoning Regulations or be removed prior to recordation of the adjoiner deed.

The Department of Planning and Zoning hereby determines that you have demonstrated to its satisfaction that strict enforcement of Section 16.147 would result in an unreasonable hardship or practical difficulty. This determination is made with consideration of your alternative compliance application and the one (1) item you were required to address, pursuant to Section 16.104(a)(1):

## Unreasonable hardship or practical difficulties may result from strict compliance with the regulations:

The owner proposes to prepare and record an adjoiner transfer description and deed for the parcels, which contains the necessary and sufficient information to adjust the existing parcel lines as requested. The alternative compliance plan exhibit will be attached to the recorded deed and all metes, bounds, bearings and distance information for the parcels will be included in the deed. Strict compliance with the regulations would require a surveyor to perform a complete boundary survey of the 300+ acre property and to submit a plat to the County for review and recordation. This would be unnecessary and an unreasonable hardship to require of the owner which would result in additional time and county resources to process.

Indicate this alternative compliance petition file number, request, section of the regulations, action, conditions of approval and date on all related plats, development plans, and building permits. This alternative compliance approval will remain valid for the time period specified in the conditions of approval.

If you have any questions, please contact Eric Buschman at (410) 313-2350 or email at <u>ebuschman@howardcountymd.gov</u>.

Sincerely,

Anthony Cataldo, AICP, Chief

Division of Land Development

AC/eb

cc:

Research DED DLD - Julia Sauer Real Estate Services Benchmark Engineering, Inc.



**Date Filed** 

3430 Courthouse Drive, Ellicott City, MD 21043

## **ALTERNATIVE COMPLIANCE APPLICATION**

(410) 313-2350

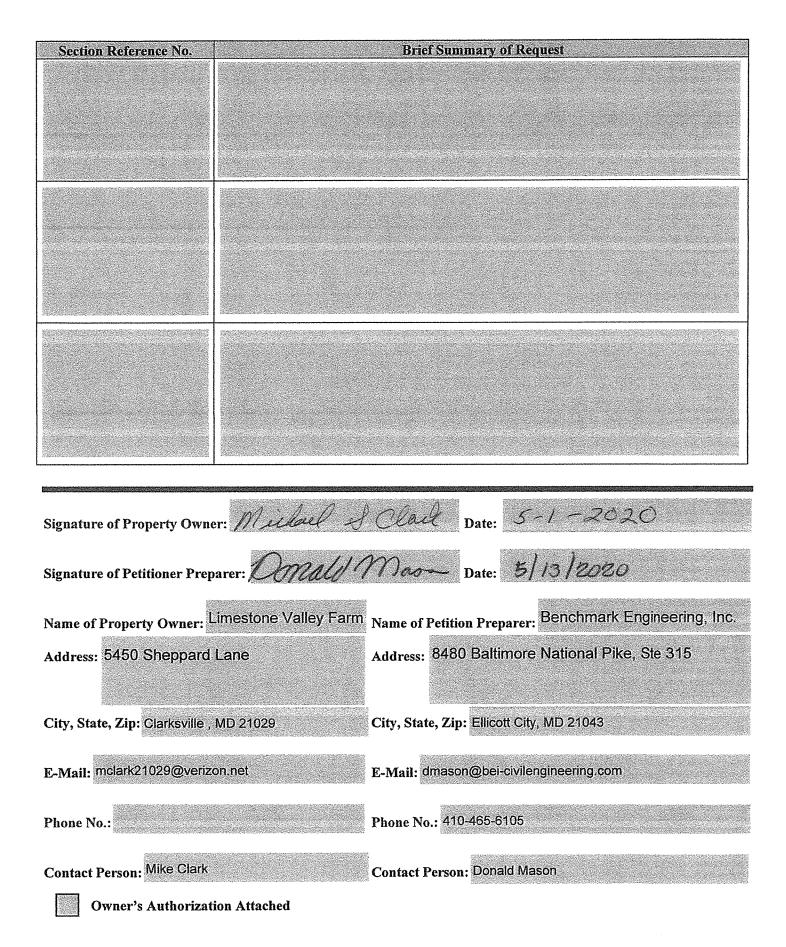
Site Description: <sup>{</sup>	5450 Sheppard Lane		
Subdivision Name/Pro	operty Identification: Lim	estone Valley Farm	
			Lane and Maryland Route 108 in Clarksville, MD
Existing Use: Farmla	and	Proposed Use:	
Tax Map: 0028	Grid: 0024	Parcel No: 0100	Election District: 5th
Zoning District: RC-	DEO	Total site area: 3	66.4ac

## Please list all previously submitted or currently active plans on file with the County (subdivision plans, Board of Appeals petitions, alternative compliance petitions, etc.). If no previous plans have been submitted, please provide a brief history of the site and related information to the request:

F-18-099, Plat of Dedication and Roadway plan for Sheppard Lane / Route 108 intersection. This property comprises of three parcels listed in the deed. Part of the property is in the Agricultural Land Preservation Easement with an area of approximately 23.42 acres being located outside of the easement. The intent is to reconfigure two of the parcels to follow the outline of the Agricultural easement.

In the area below, the petitioner shall enumerate the specific numerical section(s) from the Subdivision and Land Development Regulations for which an alternative compliance is being requested and provide a brief summary of the request. Please use the additional page if needed.

Section Reference No.	Brief Summary of Request
16.147 & 16.102	The owner seeks relief to section 16.147 & 16.102 Final subdivision and final plat requirements in order to reconfigure two parcels of land via adjoiner transfer deeds to follow the outline of an existing Agricultural easement.



# III. JUSTIFICATION of Alternative Compliance ARTICLE IV; SECTION 16.147

a) Extraordinary Hardship or Practical Difficulty – Limestone Valley Farm is the owner of three Parcels designated in their deed L, 3583, F. 237. The land was first described as three parcels in one deed in May, 1929. Prior to that these parcels were under three separate deeds, see deed history attached. The owner's intentions are to move a lot line between 2 of the parcels to follow the outline of an existing Agricultural easement which exists on the property, thereby having two parcels which fall within the Agricultural easement and one parcel that is outside of that easement area. If they are required to do this work through the typical subdivision plat, the Surveyor preparing this plat would be required to perform a complete Boundary Survey of the 300 plus acre property, in order to comply with the Comar minimum standards and do all of the work required in order to comply with the county plat requirements at considerable cost and time, which could be avoided by simply preparing an adjoinder transfer description and deed for these parcels limiting both the owners expense, time and the effort required by the county for review and approval of those plats etc..

### Limestone Valley Farm

### **Deed History**

- August 8, 1995 Limestone Valley Farm acquires the land from Barbara L. Warfield by deed L.
   3583, F. 234. The land is described as being 3 parcels previously described in Liber J.H.O. No. 62, folio 552, Liber A.C.R. No. 65, Folio 325 and Liber W.W.L.C. No. 80, Folio 259.
- February 18, 1964 R. Frank Warfiled and Barbara L. Warfield acquired the land from Anna Mae White by deed L. 414, F. 381. This description references the same three parcels and references being those pieces or parcels of ground which by deed dated May 4, 1929 and recorded in Liber H.S.K No. 136 at folio 176, etc. were granted and conveyed by Annie S Parlett, a widow, Susie Parlett Warfiled and Frank Warfield, her husband and Beulah Parlett, unmarried, Elinor Parlett Ridout and Charles D. Ridout, her husband to William E. Parlett.
- February 18, 1964 Anna Mae White acquired the land from R. Frank Warfield by deed L. 414, F. 377. This description references the same three parcels as above.
- December 22, 1958 R. Frank Warfield acquired the land from Beulah Parlett (unmarried), Susan
   P. Warfield, and Frank Warfield (her Husband) and Elinor P. Ridout and Charles Duvall Ridout (her Husband). This description references the same three parcels as above. (William E. Parlett, deceased, dated February 15, 1956.)
- May 4, 1929 William E. Parlett acquired the land from Annie S. Parlett, Susie Parlett Warfield, Frank Warfield, Beulah Parlett, Elinor Parlett Ridout and Charle Ridout. This description references the same three parcels as above. (William D. Parlett departed this life, intestate, on the 30<sup>TH</sup> day of September, 1915)
- April 4, 1905 William D. Parlett, acquired a portion of the land by Liber 80, folio 259. February 19, 1896 acquired a portion of the land by Liber 65, folio 325 and January 22, 1895 acquired a portion of the land by Liber 62, folio 552. Consisting of the three parcels referenced in the above deeds.

### Real Property Data Search (w2)

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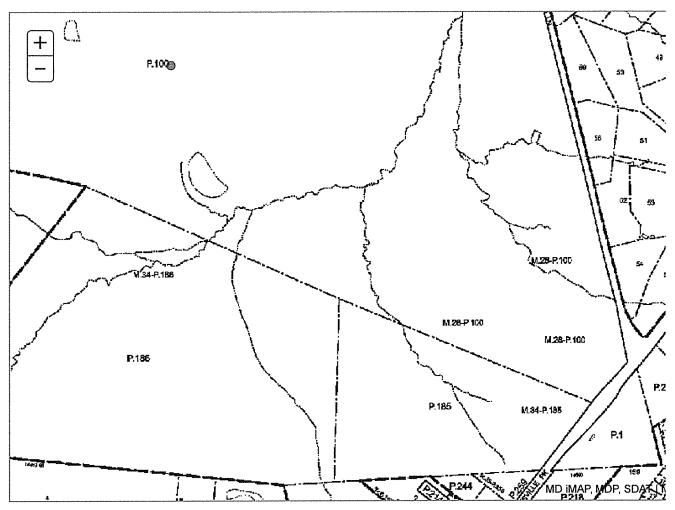
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Search Result for HOWARD COUNTY

View Map	View GroundRent Red	emption	VIEW GI	roundRent Regist	
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Exempt Class:	AGRIC	ULTURAL TRANSFER	R TAX	E Callin analy and	500 i ~002 i
Account Identifier:	District - 05	Account Number - 37	1007		
		Owner Information			
Owner Name:	LIMESTONE	VALLEY FARM	Use: Principal Resi	dence: YES	CULTURAL
Mailing Address:		E MD 21029-1254	Deed Reference		0/ 00368 )
		tion & Structure Inform		3593/	234 055
Premises Address:	5450 SHEPP CLARKSVILL	ARD LN .E 21029-0000	Legal Descript		i Sheppard Ln
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0028 0024 010	0000			2017	Plat Ref:
Special Tax Areas:		Town: Ad Valorem: Tax Class:		NONE 100	
Primary Structure Built	Above Grade Living Area	Finished Base Area	ement Pro Are	operty Land	County Use
1900	6,445 SF		341	1.3100 AC	
Stories Basemen	- 71	Exterior Full/Ha	lf Bath Gara	ge Last Major	Renovation
2 1/2 NO	STANDARD UNIT	FRAME 6 full Value Information			
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	base value	As of	As of	As c	vf
		01/01/2017	07/01/20		)1/2019
Land:	1,300,100	1,250,100			
Improvements	293,500	310,900			· · · · ·
Total:	1,593,600	1,561,000	890,000		51,000
Preferential Land:	96,700			96,7	00
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Seller:		Date:		Price:	
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-	-	ULTURAL TRANSFER	γ ταχ		
Exempt Class:	AGRIC	OF OVAL TVANOLEL			

### **Howard County**





The information shown on this map has been compiled from deed descriptions and plats and is not a property survey. The map should not be used for legal descriptions. Users noting errors are urged to notify the Maryland Department of Planning Mapping, 301 W. Preston Street, Baltimore MD 21201.

If a plat for a property is needed, contact the local Land Records office where the property is located. Plats are also available online through the Maryland State Archives at <u>www.plats.net (http://www.plats.net)</u>.

Property maps provided courtesy of the Maryland Department of Planning.

For more information on electronic mapping applications, visit the Maryland Department of Planning web site at <a href="http://planning.maryland.gov/Pages/OurProducts/OurProducts.aspx">http://planning.maryland.gov/Pages/OurProducts/OurProducts.aspx</a> (http://planning.maryland.gov/Pages/OurProducts/OurProducts.aspx</a>)

ACCOUNT #05371007 342 Acres Sheppards Lane

L,

### NO TITLE BRAMINATION ACTUAL CONSIDERATION BASED ON SDAT FMV OF \$371,430.00

THIS COMFIRMATORY DEED, Made this \_\_\_\_\_ day of \_August\_, 1995, by and between BARBARA L. WARFIELD, Party of the First Part, Grantor and LINSSTONE VALLEY FARM, a Maryland general Partnership (the "Partnership), Party of the Second Part, Grantee.

WHEREAS R. Frank Warfield died on October 21, 1977, survived by Barbara L. Warfield, surviving tenant by the entirety, pursuant to a Deed from Anna Mae White (femme sole) to R. Frank Warfield and Barbara L. Warfield, his wife, dated February 18, 1964 and recorded among the Land Records of Howard County, Maryland in Liber 414 folio 381, and

WHEREAS, subsequent to the death of R. Frank Warfield, the within Grantee, her son, Michael S. Clark, her son Richard F. Warfield, Jr., and her daughter, Susan Warfield, formed an oral Maryland General Partnership, know as "Limestone Valley Farm" for the purpose of farming the hereinafter described real property and other farms in Howard County, Maryland, and

WHEREAS the Grantor and Grantee intend to confirm a preexisting, verbal family partnership agreement in which Grantor agreed to execute a Confirmatory Deed in recordable form, vesting record title to the property herein described in the name of the Partnership, and

WHEREAS, the Partnership has determined that execution of such a deed is necessary and desirable, and Grantor has executed this Confirmatory Deed pursuant to an Agreement, understanding that the property herein described and the conveyance of which is intended to be confirmed hereby, constitutes partnership property, held as tenants in partnership.

VED

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10/11/95

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Agricultural Transfer Tax in the Amo tois\_NIA\_ Strangeline

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## **LER3**583 FELO235

WITNESSETH, That in consideration of the sum of five dollars (\$5.00) and other good and valuable considerations, the receipt of which are hereby acknowledged, the Grantor does hereby confirm, grant, convey and assign unto Grantee, its successors and assigns, in fee simple, all that parcel of land situate, lying and being in the Fifth Election District of Howard County, Maryland, and more particularly described as follows:

#### SEE EXHIBIT A

TOGETHER WITH the buildings thereupon, and the rights, alleys, ways, waters, privileges, appurtenances and advantages thereto belonging, or in anywise appertaining.

TO HAVE AND TO HOLD the said described lot of ground and premises to the said LIMESTONE VALLEY FARM, its successors and assigns, in fee simple.

AND the said party of the first part covenants that she has not done or suffered to be done any act, matter or thing whatsbever to encumber the property hereby conveyed; that she will warrant specially the property hereby granted; and that she will execute such further assurances of the same as may be requisite.

WITNESS the hands and seals of said Grantor.

WITNESS:

STATE OF MARYLAND, COUNTY OF HOWARD, TO WIT:

I HEREBY CERTIFY THAT on this day of <u>Witt</u>, 1995, before me, a Notary Public of the State and County aforesaid, personally appeared **BARBARA L. WARFIELD**, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged that (s)he executed the same for the purposes therein contained, and in my presence, signed and sealed the same.

WITNESS my hand and notarial seal.

. My Commission Expires:

3120198

Unites Notary Public

## UER3583 RU00236

### ATTORNEY CERTIFICATION

THIS IS TO CERTIFY that the within instrument was prepared by or under the supervision of the undersigned, an Attorney in good standing and admitted to practice before the Court of Appeals of the State of Maryland.

E. ALEXANDER ADAMS

Mail To:

ADAMS & ADAMS 5042 Dorsey Hall Drive, #103 Ellicott City, MD 21042

(410) 992-1477

File No. \_\_\_\_

H:\KAWNRP-CNFDE.WAR + August 6, 1995 + 4:59pm

## UNER3583 FOUNO237

#### EXHIBIT A

All those two pieces or parcel of ground which, by deed FIRST: dated the 22nd day of January, 1895, and recorded among the Land Records of said 'loward County in Liber J.H.O. No. 62, folio 552, etc., were granted and conveyed by J. Thomas Clark and William H. Gorman, trustees, to the said William D. Parlett, and therein particularly described and referred to, the first parcel as containing one hundred and five acres and two roods of land, more or less, and the second as containing two hundred and nineteen acres, two roods and five and two-thirds square - 623 perches of land, more or less, save and except (1) two parcels thereof, the first containing sixty-two acres one rood and sixteen square perches 254 of land, more or less, and the second containing seven and one-quarter acres of land, more or less, which, by deed dated the 15th day of February 1896, and recorded among said Land Records in Liber A.C.R. No. 65, folio 189, etc., were granted and conveyed by the said William D. Parlett and others to Edwin Warfield, and (2) one acre thereof which, by deed dated the 18th day of April, 1911, and recorded among said Land Records in Liber W.W.L.C. No. 91, folio 472, etc., was granted and conveyed by the said William D. Parlett and Annie S. Parlett, his wife, to Alpheus W. Hobbs.

324

SECOND: All those two pieces or parcels of ground which, by deed dated the 19th day of February, 1896, and recorded among said Land Records in Liber A.C.R. No. 65, folio 325, etc., were granted and conveyed by Edwin Warfield and wife to the said William D. Parlett, and therein particularly described and referred to, the first parcel as containing seven acres and one square perches of land, more or less, and the second as containing four acres, three roods and eight square perches of land, more or less.

"THIRD: All that piece or parcel of ground which, by deed dated the 4th day of April, 1905, and recorded among said Land Records in Liber W.W.L.C. No. 80, folio 259, etc., was granted and conveyed by Frances V. Willard and others to the said William D. Parlett, and therein particularly described and referred to as containing seventy-seven acres, three roods and twelve square perches of land, more or less.

BEING all of those pieces or parcels of ground which by deed dated February 18, 1964, and recorded among the Land Records of said Howard County in Liber 414, folio 381, etc. were granted and conveyed by Anna Mae Whie (femme sole) to R. Frank Warfield and Barbara L. Warfield, his wife.

H:\KAWAP-DEBC.WAR - October 2, 1965 - 3:52pm

Sta	te of Maryland Land Instrument Intake Sheet County:	
ormation provided is f	for the use of the Clerk's Office and State Department of Assessments and Taxation only. 8	
	Type or Print in Black Ink Only-All Copies Must Be Legible)	
	Multiple instruments of the same transaction should be numbered to correspond	
Type(s)	with Sections 2, 6, 7, and 8. Number documents in the order to be recorded.	
of Instruments	X Deed   Lease   Other 8	
	Deed of Trust Contract	
	Mortgage Land Installment Cont.	
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NO CONSIDERATION

NO CONSIDERATION

THIS DEED, made this 17 th day of February, 1964, by and between ANNA MAE WHITE (femme sole) Grantor, of the City of Baltimore, in the State of Maryland, party of the first part, and R. FRANK WARFIELD and BARBARA L. WARFIELD (his wife), Grantees, of the County of Howard, State of Maryland, parties of the second part.

DEED

WITNESSETH: That, in consideration of the sum of Five Dollars (\$5.00) and other good and valuable considerations, the receipt whereof is hereby acknowledged, the said ANNA MAE WHITE (femme sole) does hereby grant and convey unto the said R. FRANK WARFIELD and BARBARA L. WARFIELD, his wife, as Tenants by the entireties, their assigns, in fee simple, all that parcel of. ground situate, lying and being in or near the community of Clarksville, Howard County, State of Maryland, aforesaid, consisting of some 342 acres of farm and woodland, and being generally described as follows, that is to say:

FIRST: All those two pieces or parcel of ground which, by deed dated the 22nd day of January, 1895, and recorded among the Land Records of said Howard County in Liber J.H.O. No. 62, folio 552, etc., were granted and conveyed by J. Thomas Clark and William H. Gorman, trustees, to the said William D. Parlett, and therein particularly described and referred to, the first parcel as containing one hundred and five acres and two roods of land, more or less, and the second as containing two hundred and nineteen acres, two roods and five and twothirds square perches of land, more or less, save and except (1) two parcels thereof, the first containing sixty-two acres, one rood and sixteen square perches of land, more or less, and the second containing seven and one-quarter acres of land, more or less, which, by deed dated the 15th day of February, 1896, and recorded among said Land Records in Liber A.C.R. No. 65, folio 189, etc., were granted and conveyed by the said William D. Parlett and others to Edwin Warfield, and (2) one acre thereof which, by deed dated the 18th day of April, 1911, and recorded among said Land Records in Liber W.W.L.C. No. 91, folio 472, etc., was granted and conveyed by the said William D. Parlett and Annie S. Parlett, his wife, to Alpheus W. Hobbs. [WR 414 MM: 381 1368 414 mail 382

SECOND: All those two pieces or parcels of ground which, by deed dated the 19th day of February, 1896, and recorded among said Land Records in Liber A.C.R. No. 65, folio 325, etc., were granted and conveyed by Edwin Warfield and wife to the said William D. Parlett, and therein particularly described and referred to, the first parcel as containing seven acres and one square perches of land, more or less, and the second as containing four acres, three roods and eight square perches of land, more or less.

THIRD: All that piece or parcel of ground which, by deed dated the 4th day of April, 1905, and recorded among said Land Records in Liber W.W.L.C. No. 80, folio 259, etc., was granted and conveyed by Frances V. Willard and others to the said William D. Parlott, and therein particularly described and referred to as containing seventy-seven acres, three roods and twelve square perches of land, more or less.

(The said William D. Parlett departed this life, intestate, on the 30th day of September, 1915, seized of said land, and left the said Annie S. Parlett, his widow, and five children, namely, the said william E. Parlett, Susie Parlett Warfield, Beulah Parlett, Elinor Parlett Ridout and Emily Parlett Koore, as his heirs-at-law. The said Emily Parlett Moore departed this life, childless, on the 1st day of March, 1923, and her interest in said property is now vested in the said Annie S. Parlett in virtue of the will of the said Emily Parlett Moore, dated the 4th day of December, 1922, and recorded in the office of the Register of Wills for said Howard County in Wills Liber R.D. No. 6, folio 262, etc., and a deed from Laurence Moore, the surviving husband of the said Emily Parlett Moore, dated May 24th, 1923, and recorded among said Land Records in Liber H.B.N. No. 117, folio 542, etc. The interest by this deed conveyed is, accordingly, a four-fifths undivided interest and a widow's dower. For further title, see deed from the said William D. Parlett and Annie S. Parlett to the Linthicum Chapel Cemetery Company of Clarksville, Howard County, dated March 9th, 1907, and recorded among said Land Records in Liber W.W.L.C. No. 83, folio 583, etc., and deed from the said Linthicum Chapel Cemetery Company of Clarksvile, Howard County, to the said William D. Parlett, dated August 28th, 1911, and left for record with the Clerk of the Circuit Curt for Howard County on January 3rd, 1924, and confirmatory deed from the said Linthicum Chapel Cemetery of Clarksvillo, Howard County, dated January 16th, 1924, and recorded among said Land Records in Liber H.B.N. No. 119, folio 380, etc.)

Said land being all of those pieces or parcels of ground which by deed dated May 4, 1929, and recorded on May 8, 1929, at 3:50 p.m. among the Land Records of said Howard County in Liber H.S.K. No. 136, folio 176, etc. were granted and conveyed by Annie S. Parlett, a widow, Susie Parlett Warfield and Frank Warfield, her husband, and Beulah Parlett, unmarried, Elinor Parlett Ridout and Charles D. Ridout, her husband, to William E. Parlett:

HOWARD COUNTY CIRCUIT COURT (Land Records) WHH 414, p. 0382, MSA\_CE53\_405. Date available 11/06/2003. Printed 06/06/2018.

ALSO BEING the same parcel of ground which, by deed dated of oven date herewith, and recorded, or intended to be recorded immediately prior hereto, among the Land Records aforesaid, was granted and convoyed from R. Frank Warfield, Trustee, to Anna Mae White (femme sole).

TOGETHER with the buildings and improvements thereon orected, made or being, and all and over the rights, ways, privileges, appurtenances and advantages, to the same belonging, or in anywise appertaining.

TO HAVE AND TO HOLD the said lot of ground and premises, above described and mentioned, and hereby intended to be conveyed;

TOGETHER with the rights, privileges, appurtenances and advantages thereto belonging or appertaining unto and to the proper use and benefit of the said R. Frank Warfield and Barbara L. Warfield, his wife, as Tenants by the entiretics, their assigns, and unto the survivor of them, his or her heirs and assigns, in fee simple.

AND the said party of the first part hereby covenants that she has not done, nor suffered to be done, any acts, matter or thing whatsoever, to encumber the property hereby conveyed; that she will warrant specially the property granted and that she will execute such further assurances of the same as may be requisite.

WITNESS the hand and seal of the said Grantor.

Sight. Fusench.

(SEAL)

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1318 414 Mail 384 STATE OF MARYLAND, COUNTY OF BALTIMORE, TO WIT: HOWARD COUNTY CIRCUIT COURT (Land Records) WHH 414, p. 0384, MSA\_CE53\_405. Date available 11/06/2003. Printed 06/06/2018. I HEREBY CERTIFY that, on this 18 day of February, 1964, before me, the subscriber, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared ANNA MAE WHITE, the within named Grantor, who acknowledged the foregoing Deed to be her Act. AS WITNESS my hand and Notarial Seal. Walles. NOTARY PUBLIC My Commission expires May 3, 1965. Received for record tel 25. 19 64 Ľu. Same day recorded and examined per o'olock . Clerk W. Harvoy Eill hand

NO CONSIDERATION

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NO CONSIDERATION

### DEED

THIS DEED, made this // day of February, 1964, by and between R. FRANK WARFIELD, Trustee, Grantor, party of the first part, of Howard County, State of Maryland, and ANNA MAE WHITE (femme sole) Grantee, party of the second part, of Baltimore City, State of Maryland.

WITNESSETH: That, in consideration of the sum of Five Dollars (\$5.00) and other good and valuable considerations, the receipt whereof is hereby acknowledged, the said R. FRANK WARFIELD, Trustee, does hereby grant and convey unto the said ANNA MAE WHITE (femme sole), her heirs and assigns, in fee simple, all of that lot of ground situate, lying and being in Howard County, State of Maryland, in the vicinity of the town of Clarksville, said property consisting of some 342 acres of farm and woodland, and described as follows, that is to say:

FIRST: All those two pieces or parcel of ground which, by deed dated the 22nd day of January, 1895, and recorded among the Land Records of said Howard County in Liber J.H.O. No. 62, folio 552, etc., were granted and conveyed by J. Thomas Clark and William H. Gorman, trustees, to the said William D. Parlett, and therein particularly described and referred to, the first parcel as containing one hundred and five acres and two roods of land, more or less, and the second as containing two hundred and nineteen acres, two roods and five and two-thirds square perches of land, more or less, save and except (1) two parcels thereof, the first containing sixty-two acres, one rood and sixteen square perches of land, more or less, and the second containing seven and one-quarter acres of land, more or less, which, by deed dated the 15th day of February, 1896, and recorded among said Land Records in Liber A.C.R. No. 65, folio 189, etc., were granted and conveyed by the said William D. Parlett and others to Edwin

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Warfield, and (2) one acre thereof which, by deed dated the 18th day of April, 1911, and recorded among said Land Records in Liber W.W.L.C. No. 91, folio 472, etc., was granted and conveyed by the said William D. Parlett and Annie S. Parlett, his wife, to Alpheus W. Hobbs.

SECOND: All those two pieces or parcels of ground which, by deed dated the 19th day of February, 1896, and recorded among said Land Records in Liber A.C.R. No. 65, folio 325, etc., were granted and conveyed by Edwin Warfield and wife to the said William D. Parlett, and therein particularly described and referred to, the first parcel as containing seven acres and one square perches of land, more or less, and the second as containing four acres, three roods and eight square perches of land, more or less.

THIRD: All that piece or parcel of ground which, by deed dated the 4th day of April, 1905, and recorded among said Land Records in Liber W.W.L.C. No. 80, folio 259, etc., was granted and conveyed by Frances V. Willard and others to the said William D. Parlett, and therein particularly described and referred to as containing seventy-seven acres, three roods and twelve square perches of land, more or less.

(The said William D. Parlett departed this life, intestate, on the 30th day of September, 1915, seized of said land, and left the said Annio S. Parlett, his widdw, and five children, namely, the said William E. Parlett, Susie Parlett Warfield, Beulah Parlett, Elinor Parlett Ridout and Emily Parlett Moore, as his heirs-at-law. The said Emily Parlett Moore Moore, as his neirs-at-iaw. The said fully failed hold departed this life, childless, on the 1st day of March, 1923, and her interest in said property is now vested in the said Annie S. Parlett in virtue of the will of the said Emily Parlett Moore, dated the 4th day of December, 1922, and recorded in the office of the Register of Wills for said Howard County in Wills Liber R. D. No. 6, folio 262, etc. and a deed from Laurence Moore, the surviving husband of the and a deed from Laurence Moore, the surviving hospital of the said Emily Parlett Moore, dated May 24th, 1923, and recorded among said Land Records in Liber H.B.N. No. 117, folio 542, etc. The interest by this deed conveyed is, accordingly, a four-fifths undivided interest and a widow's dower. For further title, see deed from the said William D. Parlett and Annie S. Parlett to the Linthicum Chapel Cemetery Company of Clarksville, Howard County, dated March 9th, 1907, and recorded among said Land Records in Liber W.W.L.C. No. 83, folio 583, etc., and deed from the said Linthicum Chapel Cemetery Company of Clarksville, Howard County, to the said William D. Parlett, dated August 28th, 1911, and left for record with the Clerk of the Circuit Court for Howard County on January 3rd, 1924, and confirmatory deed from the said Linthicum Chapel Cemetery of Clarksville, Howard County, dated January 16th, 1924, and recorded among said Land Records in Liber H.B.N. No. 119, folio 380, etc.)

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Said land being all of those pieces or parcels of ground which by deed dated May 4, 1929, and recorded on May 8, 1929, at 3:50 p.m. among the Land Records of said Howard County in Liber H.S.K. No. 136, folio 176, etc. were granted and conveyed by Annie S. Parlett, a widow, Susie Parlett Warfield and Frank Warfield, her husband, and Beulah Parlett, unmarried, Elinor Parlett Ridout and Charles D. Ridout, her husband, to William E. Parlett.

ALSO BEING that parcel of ground which, by Deed of Trust dated December 22, 1958, and recorded among the Land Records of Howard County in Liber R.H.N. No. <u>327</u>, Folio 406, was granted and conveyed by Beulah Parlett (unmarried), Susan P. Warfield, and Frank Warfield (her husband), all three of Howard County, and Elinor P. Ridout and Charles Duvall Ridout (her husband), both of Anne Arundel County, in the State of Maryland, Grantors, parties of the first part, to R. Frank Warfield, Trustee, Grantee, party of the second part, of Howard County, State of Maryland.

TOGETHER with the building and improvements thereupon erected, made, or being, and all and ever the rights, alleys, ways, waters, privileges and advantages to the same belonging, or in anywise appertaining.

TO HAVE AND TO HOLD the said parcel of ground and premises described and mentioned, and hereby intended to be conveyed; together with the rights, privileges, appurtenances and advantages thereunto belonging or appertaining unto and to the proper use and benefit of the said ANNA MAE WHITE (femme sole) her heirs and assigns, in fee simple.

AND the said party of the first part hereby covenants that he has not done, nor suffered to be done, any acts, matter or thing whatsoever, to encumber the property hereby conveyed; that he has conformed to all of the requirements imposed upon him as Trustee under the aforementioned Deed of Trust made the 22nd day of December, 1958; that he will warrant specially the property

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1819 414 Part 380 granted; and that he will execute such further assurances of the same as may be requisite. WITNESS the hand and seal of the said Grantor. TESTI Anne H. White (SEAL) R. PRANK WARFI LD, Trustee STATE OF MARYLAND, COUNTY OF BALTIMORE, TO WIT: I HEREBY CERTIFY that, on this  $18^{-\tau t_{i}}$  day of February. 1964, before me, the subscriber, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared R. FRANK WARFIELD, Trustee, the within named Grantor, who acknowledged the foregoing Deed to be his Act. AS WITNESS my hand and Notarial Seal. alle k NOTARY PUBLIC My Commission expires May 3, 1965. Received for record 7th 25 1964 at 1:18 o'olook R. M. Bane day recorded, and examined per W. Harvey H111 W. H. H \_\_\_\_. Clerk

LIBER 327 MAR 406

DEED OF TRUST

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CONSIDERATION THIS DEED OF TRUST made this 22nd day of December, 1958, by and between Boulah Parlett (unmarried), Susan P. Warfield, and Frank Warfield (her husband), all throe of Howard County, and Elinor P. Ridout and Charles Duvall Ridout (her husband) both of Anne Arundel County, in the State of Maryland, Grantors, parties of the first part, and R. Frank Warfield, Trustee, Grantee, party of the second part, of Howard County, State of Maryland.

WHEREAS all of the Grantors, parties of the first part, have executed a Distribution Agreement of even date governing all of their right, title, and interest in and to all of the assets of the Estate of one William E. Parlett, late of Howard County, Maryland, the effect of said Distribution Agreement being to bring about a distribution of said estate in accordance with the holographic Will of the said William E. Parlett, deceased, dated February 15, 1956, thereby vesting title to all real estate owned by the said William E. Parlett, deceased, in his nephew, R. Frank Warfield, subject, however, to the said R. Frank Warfield making a payment of Twelve Thousand Five Hundred Dollars (\$12,500) to his sister, Jean Nicholas Warfield, and a similar payment of Twelve Thousand Five Hundred Dollars (\$12,500) to his cousin, Anne Ridout Brice.

#### WITNESSETH:

That, in consideration of the sum of Five Dollars (\$5) and other good and valuable consideration, the receipt of which is hereby acknowledged, the said Beulah Parlett, Susan P. Warfield, Frank Warfield, Elinor P. Ridout, and Charless Duvall Ridout, Grantors, parties of the first part, do grant and convey, in fee simple absolute, unto the said R. Frank Warfield, Trustee, Party of the second part, his successors and assigns, in Trust, for present and

## LIBER 327 MAR 407

future management and subsequent conveyance (after he has satisfied the \$12,500 payments to Jean Nicholas Warfield and Anne Ridout Brice) to himself, individually and free of trust, all of that lot of ground situate in the vicinity of Clarksville, Howard County, Maryland, known as the William Edmund Parlett property consisting of some 342 acres of farm and wood land, generally described as follows: being bounded on the east side by Old United States Route 29, on the northeast side by Sheppard's (sometimes spelled. Shepherd's) Lane, on the north side by the Walnut Grove Farm, on the west side by the Broadwater farm, and on the south side by the Eugene Smith farm; as is more particularly described in the attached metes and bounds description.

AND IT IS MUTUALLY UNDERSTOOD AND AGREED by and between the parties hereto that all the buildings, walks, fences, shrubbery, driveways, improvements, fixtures of every kind, and all other water, plumbing, ventilating and heating equipment now upon, or which may hereafter be placed upon, said property, shall be deemed to be fixtures and part of the realty herein conveyed by this Deed of Trust.

TO HAVE AND TO HOLD, in fee simple absolute, the above described property to the Said Grantee, party of the second part, and his successors in trust forever, or until such time as the said R. Frank Warfield shall convey said property to himself, individually and free of trust, together with all the appurtenances, hereditaments, improvements, fixtures, rights, privileges, and easements thereto belonging or in anywise appertaining, and all the estate, rights, title, interest and claim, either at law or in equity, or otherwise however of the Grantors, parties of the first part, of, in, to or arising out of the same.

AND the said Grantors, parties of the first part, hereby covenant that they have not done or suffered to be done any act, matter or thing whatsoever, to encumber the property hereby conveyed;

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and that they will warrant specially the property hereby granted and that they will execute such further assurances of the same as may be requisite.

THE COVENANTS herein contained shall bind, and the benefits and advantages thereof shall inure to, the respective heirs, executors, administrators, successors and assigns, of the parties hereto. Whenever used the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Grantors, parties of the first part, have hereunto set their hands and seals on the day and year first above written.

SIGNED, SEALED, AND DELIVERED IN THE PRESENCE OF:

WITNESSES AS TO ALL PARTIES:

<u>Waltur Tables</u> Beulah Parlett (unmarried) (SEAL) <u>EBroohy adams</u> (SEAL) Susan P. Warrield (SEAL) Frank Warfield (SEAL) Elinor P. Rident (SEAL) harles Duvall Ridout (SEAL) harles Duvall Ridout (her husband)

STATE OF MARYLAND:' COUNTY OF HOWARD:

I hereby cortify that, on this 22nd day of December, 1958, before me the subscriber, a Notary Public in and for the county and

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	state aforesaid, personally appeared Beulah Parlett, Susan P. Warfield, Frank Warfield, Elinor P. Ridout, and Charles Duvall Ridout who stated that they executed the foregoing Deed of Trust of their own free will and volition; their signatures and seals having been placed thereon in my presence. AS WITNESS my hand and Notarial Seal. (SEAL'S PLACE) My Commission expires	
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#### METES AND BOUNDS DESCRIPTION

(As referred to in paragraph 1, page 2, of this Deed of Trust dated December 22, 1958, from Beulah Parlett, Susan P. Warfield, Frank Warfield, Elinor P. Ridout and Charles Duvall Ridout, Grantors, to R. Frank Warfield, Trustee, Grantee).

FIRST: All those two pieces or parcel of ground which, by deed dated the 22nd day of January, 1895, and recorded among the Land Records of said Howard County in Liber J. H. O. No. 62, folio 552, etc., were granted and conveyed by J. Thomas Clark and William H. Gorman, trustees, to the said William D. Parlett, and therein particularly described and referred to, the first parcel as containing one hundred and five acres and two roods of land, more or less, and the second as containing two hundred and nineteen acres, two roods and five and twothirds square perches of land, more or less, save and except (1) two parcels thereof, the first containing sixty two acres, one rood and sixteen square perches of land, more or less, and the second containing seven and one-quarter acres of land, more or less, which, by deed dated the 15th day of February, 1896, and recorded among said Land Records in Liber A. C. R. No. 65, folio 189, etc., were granted and conveyed by the said William D. Parlett and others to Edwin Warfield, and (2) one acre thereof which, by deed dated the 18th day of April, 1911, and recorded among said Land Records in Liber W. W. L. C. No. 91, folio 472, etc., was granted and conveyed by the said William D. Parlett and Annie S. Parlett, his wife, to Alpheus W. Hobbs.

SECOND: All those two pieces or parcels of ground which, by deed dated the 19th day of February, 1896, and recorded among said Land Records in Liber A. C. R. No. 65,

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Same also

folio 325, etc., were granted and conveyed by Edwin Warfield and wife to the said William D. Parlett, and therein particularly described and referred to, the first parcel as containing seven acres and one square perches of land, more or less, and the second as containing four acres, three roods and eight square perches of land, more or less.

THIRD: All that piece or parcel of ground which, by deed dated the 4th day of April, 1905, and recorded among said Land Records in Liber W. W. L. C. No. 80, folio 259, etc., was granted and conveyed by Frances V. Willard and others to the said William D. Parlett, and therein particularly described and referred to as containing seventy seven acres, three roods and twelve square perches of land, more or less.

(The said William D. Parlett departed this life, intestate, on the 30th day of September, 1915, seized of said land, and left the said Annie S. Parlett, his widow, and five children, namely, the said William E. Parlett, Susie Parlett Warfield, Beulah Parlett, Elinor Parlett Ridout and Emily Parlett Moore, as his heirs-at-law. The said Emily Parlett Moore departed this life, childless, on the 1st day of March, 1923, and her interest in said property is now vested in the said Annie S. Parlett in virtue of the will of the said Emily Parlett Moore, dated the 4th day of December, 1922, and recorded in the office of the Register of Wills for said Howard County in Wills Liber R. D. No. 6, folio 262, etc., and a deed from Laurence Moore, the surviving husband of the said Emily Parlett Moore, dated May 24th, 1923, and recorded among said Land Records in Liber H. B. N. No. 117, folio 542, etc. The interest by this

- 2 -

HOWARD COUNTY CIRCUIT COURT (Land Records) RHM 327, p. 0412, MSA\_CE53\_318. Date available 11/06/2003. Printed 04/29/2020.

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deed conveyed is, accordingly, a four-fifths undivided interest and a widow's dower. For further title, see deed from the said William D. Parlett and Annie S. Parlett to the Linthicum Chapel Cometery Company of Clarksville, Noward County, dated March 9th, 1907, and recorded among said Land Records in Liber W. W. L. C. No. 83, folio 583, etc., and deed from the said Linthicum Chapel Cemetery Company of Clarksville, Howard County, to the said William D. Parlett, dated August 28th, 1911, end left for record with the Clerk of the Circuit Court for Howard County on January 3rd, 1924, and confirmatory deed from the said Linthicum Chapel Cemetery of Clarksville, Howard County, dated January 16th, 1924, and recorded among said Land Records in Liber H. B. N. No. 119, folio 380, etc.)

Said land being all of those pieces or parcels of ground which by deed dated May 4, 1929, and recorded on May 8, 1929, at 3:50 p.m. among the Land Records of said Howard County in Liber H. S. K. No. 136, folio 176, etc. were granted and conveyed by Annie S. Parlett, a widow, Susie Parlett Warfield and Frank Warfield, her husband, and Boulah Parlett, unmarried, Elinor Parlett Ridout and Charles D. Ridout, her husband, to William E. Parlett.

Received for record fit 10-1959 st\_ fano day recorded and examined per Stelook A. H. Roby H. Mu: 12. . Ry M. Munes, Clerk

- 3 -

.... UNLS 327 MAG: 413 Inc undersigned hereby grant to BALTIMORE GAS AND ELECTRIC COMPANY, its successors, licensees, and assigns, for value received, the right to construct, operate and maintain electric and telephone lines, including the necessary poles, crossarms, electric, telephone and other wires, anchors, guys, conduits, cables, street lights and equipment over the property of the undersigned situated on the South CAST Cognific and Callaria Milling Milling and Callaria Milling and C in 6 22 OIST, HOWARD County and acquired from the 1. I. ANVA E. CURRAN, UNMARRIED, November 3, 1937 ₽/H by deed dated and recorded among the Land Records HOWARD County in Liber B.M. JR. No. 158 , folio 394 291,91 Together with the right to have access at all times to the lines; extend them to adjacent Together with the right to have access at an unres to one must building; and trim, top, or properties, string wires between any poles and from the nearest pole to any building; and trim, top, or cut down trees adjacent to the wires to provide ample clearance. No buildings or structures are to be erected under or over the lines. The lines are or are to be located ALONG AND ANTROPHY 75 ١H ALLEYS AND BOUNDARY LIVES OF LOTS 3 SHLAND, 21 Waltor A. Shank and Annie E. Shank, his wife join in this grant of basement A. as vendees in a Contrat of Sale for the pruchase from Henry W. Wehland and and and a second HEART Y. 잌 ekland" WITNESS OUL hand > and seal 5 this 21 57 F m WITNESS Henry W. "enland (SÈÀL) 1-21-59 Maranto л. ehland (SEAL) 1 .:. Shank 1959 To AND Wi W AND ANDIE F. JAM SIMAN 4e act and deed. Jack Notary Public (L-667)-H-28-16 N. Jack Maranto Received for record - Feb. 10- 1959 at 12 Same day recorded and examined per llinix\_\_\_\_\_\_\_\_\_\_, Olerk. o'olock\_ и. Roby H. Mullinix • • • • • • • 11 н, -:; ÷ \$ ۰.,

HOWARD COUNTY CIRCUIT COURT (Land Records) RHM 327, p. 0413, MSA\_CE53\_318. Date available 11/06/2003. Printed 04/29/2020.

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ANNIE S. PARLETT, and others DEED TO WILLIAM B. PARLETT. 136-176

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ONVARD

THIS DEED , Made this 4th day of May, in the year nineteen hundred and twenty-nine, by Annie S. Parlett, a widow, Susie Parlett Warfield and Frank Warfield, her husband, and Beulah Parlett, unmarried, all of Howard County, in the State of Maryland, and Elinor

Parlett Ridout and Charles D. Ridout, her husband, both of Anne Arundel County; in said State, parties of the first part, and William E. Parlett, of said Howard County party of the second part.

WITNESSETH, That in consideration of Five Dollars (\$5.00), and other valuable considerations, the said Annie S. Parlett, Susie Parlett Warfield, Frank Warfield, Beulah Parlett, Elinor Parlett Ridout and Charles D. Ridout do grant and convey unto the said William B. Parlett, in fee simple, all their right, title and interest in and to that farm of three hundred and forty four acres and ten and two-thirds square perches of land, more or less, situate and lying in the Fifth Election District of said Howard County, of which William D. Parlett, late of said Howard County deceased, died seized, and on which he resided at the time of his death, and consisting of all those several pieces or parcel of ground which are more particularly described as follows, that is to say:

FIRST: All those two pieces or parcel of ground which, by deed dated the 22nd day of January, 1895, and recorded among the Land Records of said Howard County in Liber J. H. O. No. 62, folio 552, etc., were granted and conveyed by J. Thomas Olark and William H. Gorman, Trustees, to the said William D. Perlett, and therein pertiuclerly described and referred to, the first parcel as containing one hundred and five acres and two roods of land, more or less, and the second as containing two hundred end nineteen acres, two roods end five and two-thirds square perches of land, more or less, save and except (1) two parcels thereof, the first containing sixty two acres, one rood and sixteen square perches of land, more or less, and the second containing seven and one-quarter ecres of land, more or less, which, by deed dated the 15th day of February, 1896, and recorded among said Land Records in Liber A. C. R. No. 65, folio 169, etc., were granted end conveyed by the said William D. Parlett and others to Edwin Warfield, and (2) one acre thereof which, bydeed dated the 18th dey of April, 1911, and recorded emong said Land Records in Liber W. W. L. C. No. 91, folio 472, etc., was granted and conveyed by the said William D. Parlett and Annie S. Parlett, his wife, to Alpheus W. Hobbs.

SECOND: All those two piecesor parcels of ground which, by deed dated the 19th day of February, 1896, and recorded among said Lend Records in Liber A. C. R. No. 65, folio 325, etc., were granted and conveyed by Edwin Warfield and wife to the said William D. Parlett, and therein perticularly described and referred to, the first parcel as containing seven sores and one square perches of lend, more or less, and the second as containing four acres, three mods and eight square perches of land, more or less.

THIRD: All that piece or parcel of ground which, by deed dated the 4th dey of

April, 1905, and recorded among said Land Records in Liber W. W. L. C. No. 80, folio 259, etc., was granted and conveyed by Frances V. Willard and others to the said William D. Parlett, and therein particularly described and referred to as containing seventy seven acres, three roods and twelve square perches of land, more or less.

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(The seid William D. Parlett departed this life, intestate, on the 30th day of September, 1915, seized of seid land, and left the seid Annie S. Parlett, his widow, and five children namely, the said William E. Parlett, Susie Parlett warfield, Beulah Parlett, Elinor Parlett Ridout and Emily Parlett Moore, as his heirs-at-law. The said Knily Parlett Koore departed this life, childless, on the 1st day of March, 1923, and her interest in said property is now vested in the said Annie S. Parlett in virtue of the will of the said Emily Parlett Moore, dated the 4th day of December, 1922, and recorded in the office of the Register of Wills for said Howard County in Wills Liber R. D. No. 6, folio 262, etc., and a deed from Laurence Moore, the surviving husband of the said Enily Parlett Moore, dated May 24th, 1923, and recorded emong said Land Records in Liber H. B. N. No. 117, folio 542, etc. The interest by this deed conveyed is, accordingly, a four-fifths undivided interest and a widow's dower. For further title, see deed from the seid William D. Parlett end Annie S. Parlett to the Linthicum Chapel Cemetery Comapny of Clarksville, Howard County, dated March 9th, 1907, and recorded among said Land Records in Liber W. W. L. C. No. 83, folio 583, etc., end deed from the said Linthicun Chapel Cemetery Company of Clarksville, Howard County, to the said William D. Parlett, dated August 26th, 1911, and left for record with the Clerk of the Circuit Court for Howard County on January 3rd, 1924, and confirmatory deed from the said Linthicum Chapel Cemetery of Clarksville, Howard County, deted January 16th, 1924, end recorded among said Lend Records in Liber H. B. N. No. 119, folio 380, etc.)

TOGETHER with the buildings and improvements thereon and all and every the rights and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD said land and premises unto and to the proper use and banefit of the said William E. Parlett, forever in fee simple, to the end that he may henceforth be seized and possessed thereof in severalty, free, clear and discharged of all claims of the parties of the first part therein or thereto.

AND the seid parties of the first part covenant that they will warrant specially the property hereby conveyed, and that they will execute such further assurances of said land as may be requisite.

AS WITNESS THEIR HANDS AND SEALS, the day and year first above written.

TEST as to Annie S. Parlett, Susie Parlett Warfield, Frenk Warfield and Beulah Parlett:

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p. 0177, MSA\_CE53\_127. Date available 11/06/2003. Printed 04/29/2020

HOWARD COUNTY CIRCUIT COURT (Land Records) HSK 136,

C. Kenneth Pickett.

TEST as to Elinor Parlett Ridout and Charles D. Ridout: Annie S. Parlett. (SEAL) Susie Parlett Warfield. (SEAL)

(SEAL)

Frenk Warfield.

F. Wilhelmina Pettibone

Beulah Perlett.	(SEAL)
Blinor Parlett Ridout.	(SÈAL)
Charles D. Ridout	(SBAL)

STATE OF MARYLAND, HOWARD COUNTY, Sct.:

I HEREBY CERTIFY, That on this 4th day of May 1929, before me, the subscriber, a Notary Public of the State of Maryland, duly commissioned and qualified, and residing in Howard County aforesaid, personally appeared Annie S. Parlett, Susie Parlett Warfield and Frank Warfield, her husband, and Baulah Parlett, and each acknow/adged the aforegoing deed to be their respective act.

AS WITNESS MY HAND AND NOTARIAL SEAL.

(STAL'S PLACE)

C. Kenneth Pickett.

Notary Public.

STATE OF MARYLAND, ANNE ARUNDEL COUNTY, Sct.:

I HEREBY CERTIFY, That on this 7th day of May, 1929, before us, the subscriber, a Notery Public of the State of Maryland, duly commissioned and qualified, and residing in Anne Arundel County aforesaid, personally appeared Elinor Parlett Ridout and Charles D. Ridout, her husband, and each acknowledged the aforegoing deal to be their respective act.

AS WITNESS MY HAND AND NOTARIAL SEAL. (SEAL'S PLACE)

F. Wilhelmina Pettibone. Notary Public.

Received for record 8" May 1929, at 3:50 o'clock P. M. Same day recorded and examined per

Howard A. Kulin, Clerk

ADDIE E. RADCLIFFE

THIS DEED, Mede this 8th day of May, in the year nineteen hundred and twenty-nine, by me, Addie K. Radeliffe, of Howard County, in the State of Maryland. WITNESSETH, that in consideration of Five

Dollars (\$5.00) and other good and valuable considerations, I, the said Addie B. Radcliffe, do grant and convey unto Roy L. Redcliffe (subject to the reservation hereinafter made), all those two contiguous pieces or parcels of ground, situate and lying in the Second Election District of said Howard County, comprising the farm on which I now reside, and which are more particularly described as follows, that is to say:

FIRST PARCEL: All that piece or parcel of ground which is particularly described and referred in a deed from Eden Shipley and wife to Semuel J. Redoliffe (my late husband's father), dated July 7th, 1863, and recorded among the Land Records

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UR 1552 652Med Meld, made this tionity second De Thomas Clarking Leel li William . C. Jorman William . 14. Torman Day of January in the year or thousand Turstois eight hundred and minuty firm by Monas Clark, of Howard County, State William D. Clarlitt of Macigland, and William W. Gorman, Tranlee per licket Uniy 1895 of Ballinson City, Male of Maryland, Antilies as furniafter mertiones : Underes the Althereas by a' decree of the licent Court for Noward County. In Equily Dated 14th Lebruary 1888, and frassed in a cause in sail Guit, between Nova & Johnand and others, Compilainants and Albina Clark and others, Defendants, the above names f. Thomas Clain and Williams IV. Torman were affrointed Justers with authority to sell du real estate in die proceedings in said causementiones and the said thusters after confilying with all the fire cours at quinter of the decise did, on about 21th November 1874 sell Units William D. Pailett, of Howard County, State of Maryland at and for the sum of Seven discussed five hundred Illaws. agether with interest on same at firs fier cent from the 1st Movember 1894 to die day of die natification of said sale by the Court to work 3rd January 1893, which amounts to the sum of Sever diversaries flare builded and sixty four sollars and fifty eight certs, current money, the two following describes wade flawils of land silveater, ligingrand being in Howard County date of Manyland that is to sky : First all chief heart of land caseeyed to William blacks by J. T. B. Torrey. Twistie by died dated 37" March 1856 and recorded in Liber, W. W. W. Asy files 1082 one of Howard County land words, which deed was foled. December 188 Jun die about enfettes case as Ealitet Mel. soit said of land being described dearing as follows lowed all that hast of the trade or tracto of laws called "White Ulbrue and black beginning for the same at a stone marked TWKAK 200 standing in al near the North by West line of Doughorgan Warrow and running with and bouriding on sa S line writed et untersects the second line of the bard called White Where and blasel, duries curring and bounding on die said second time of White Wine and Claset to the end diere of there unmin with and bounding on the third line of said land over hundred and writeen finities and any half finite to a stone filmited, A22. there running accoss the lared the five following courses and distances to work douthe Seventy two degrees and a half bast Evelve freeclus to a store planted South duitien degrees East mine freiclus to a store planted, South eighty regensers any too furches and two-duids of a perch to a store flanted 100 to the disty right degrees East fifty firster to a story planted

HOWARD COUNTY CIRCUIT COURT (Land Records) JHO 52, p. 0552, MSA\_CE53\_53. Date available 11/06/2003. Printed 05/06/2014

North fifty degrees East centy four furches to the first beginning our hundred and five and a Secondly; all diat lach half acces of land, morelow less. described, in the bestificate of Survey of J. H. R. Canoll Survey of J. H. R. Canoll Survey of Jated of October 1894 and filed with the Sufflemental Report of the tucatees and the about out this case 19th January 1893, as ollows, to wit : Beginning for the same at a allite Flint Hone heretoford filances at the beginning of the fourth line of the fourth line of the sound line and wife to William Clark Saled 6th Decertilier 1848 and recorded. in Liber 6. P. H. Nº 8 foles 322 get, one of Nouraid County land records, dience unning in the sufficies of said deed connected by two and a half degrees for relignate magnetic variation the stallouring how links building on Walnut Prover South livenity sever deques East one hundred and fifty in perches to a slow here boul flanted south eighty eight and one quarter digenes bagy tweelves fixedus to a stand heretoform filantes, thence bounding out White Unice and Claret Live courses South nine and one diarf Sequer East on hundred and fifteen and our liast finches to a store ; South fifty seven Deques West men and our half furches to a store filan and one die Southe side of the ferrer between the Carlett Ganne and the Wellard proferly. Northe sevenily-right and appen quarters regrees this daily ties forches It a stone wellford filanded; North severily two and one quarter degree there durity firsters to state all stone more planted , at least of the presiding line and the five following lines Divide to Carlott, dami fions Audie Adams land, and do dust three of the said five lines un facallel with a lifel and four feel first it diat is, four feel South of the main dital and four ful west of that fait of said dital entending along the edge of the woods, North seventy first degrees their sinely eight and three guarters furches to a fourt southworst four feet from du angle of ears Darh! North's turnity six and drive quarters Sequels West thirtyin and one quarter 2019 puches North dilly eight and three quarters digues abert Agestein and there gliaites further to the end of bais ditch? chunce North, sevenly eight degrees litest chirty two and one 530 4 greater perches to sturily while formerly stood at blestrut 321.25 heiches to Johns land which formenty blonged to the late Janus black, dure bounding on sand land the chine following courses with declances North sin degrees Each ching mine and 609 re third perches; North three and one grofen degrees alest forth

IOWARD COUNTY CIRCUIT COURT (Land Records) JHO 62, p. 0553, MSA\_CE53\_53. Date available 11/06/2003. Printed 06/06/20

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two functions to a stone hunterford filanted out the South side of a bianch : thenew North fifty one and one quarter degrees alest ford and one diset finches to a stone at the South east corner of f. they Clark's wordlot: dance bounding ou said lot North forty there and one quarter deques East one bunded and workly two 20 fierdus to a storie benetofor filanted, at the to theast corner of said lot : theme leaving the outlines of said deed and running with a new line South reglety nine degues East fifty one parse frenches to the beginning Containing two hundred and minutan acres liss wordt and five and two dends square perchis of laris moved of liss, Burig hait of the land converted by John O Douriell and wife to William Clark by dud Saled and recorded an aforegaid. And albertan the aforesaid sale that been Sulpreported to and scalifies and confirmed by the said linewith Court for Howard County, In Courty mischerers the functional money aforeais has been sfully hard and satefas to the vaid Tuesters, they are authorized by the said dense to execute these fresents

Now this Gred withreselle that the soil & Thomas Clark and Williami A. Gorman. Tuestice as afore and ing consideration of the fuguesions of the sum of Seven chourant five turndred and sixty four tollaw and fifty eight cents current money to fear in hand find by the said William I Carlott at and bifor it is realing and delivery of these presents. The receipt where of is hereby acknowledged. To beselvy grant git convey unto the east William I Carlit all the forspecies decumber of described with the application durity of lovinging, and all the right stiller inderest and estate of all of the fialleed it the afore and decues and every of durn, both at law

aged un equily in and to the carrie, and every part and farcel. Is have and to hold the aforceast land and furnisco with its applicationances aforceais, units the said William 9 Carlett

two tiens and a frigues for wer Willings, the lartes and seals of the said Switces Testast Schonias Clark J. The Class & H.H. Blogden (Ultress) Testas / William H. Gorman Or A. Gorman / E John L. Webb

Juste

District of Columbia

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HOWARD COUNTY CIRCUIT COURT (Land Records) JHO 62, p. 0554, MSA\_CE53\_53. Date available 11/06/2003. Printed 06/06/20

City of Washington, to wit !! I trugby certify that my this Is Day of Journary in die gear our thorteand eig at buindred and minutes files before me

the subscriber, a Notary Cubic of the Restrict of Colimitus in and for the City of Washington ficesonally affeared J. Thomas Clark Tunctes as aforeward, and acknowlinged the foregoing Reed to be his act. So lestimony where of I have affixed my official deal this 22° Say of Jonwary A, 9. 1875.

Stal's Clac

**MSA CE53 53** 

ds) JHO 62. p.

14. M. Brogdent Notary Actber

State of Manyland, Baltimon Religitation, I during certify that on itwo wanty fifthe Day of January in the year one division & eight during we and minety firm, before invertice autoviction a firstice of the Geace of the State of Manyland, in and for Baltimore Rily, personally affleand Milliam A. Gorman Auchievas aforeward, and acknowledged the foregoing Ried to be dive ach

State of Manufleurs, Waltimore City, Sch I benety letty, That John I beeks to guess, deform whore the and end a christelogneent was midde, and where head the subscicles his monnie, was, at the time of so doing a firstice of the lease of the State of Manufand, invand for the City of Baltimore, Subsciences and server a sand and longed by law to administer varies and take acknowledgements. I further certify that I am acquainted with the disast is not the set of the second server is and a server of the second or the second first of the second server of the second further certify that I am acquainted with the disast is not the second first of the second server of the second or the second first of the second server of the second second server of the second second

Son Texturning a helest. I timber set my hand and affin the seal of the Sufferior Court of Ballimore City. Two 25 Day of January A. 9. 1893

Seals Clace

Jan Bound Bluk of the Deficiency Court of Baltanore Elg

Received for record 26" Juniary 1895 at 3 O Do Same day recorded & Francis her AN. Owings Curl

65/ 325 any friefernient or frier ity of fragment except as may be allowed or recognized by law and chen after elie fragment in full of all such debts to frag the surfilies, if drug, or whoever hugy by law beinightfully entitled, chereto. Witness the hidred and seals of the said Granton Rivaldo C. Smith Eserad Jasfur 16. Berry fr. } Atale of Marylands. Baltimoras lity, to cort : I brevely artify that on this 1dt day of africt in the ear a polary Cublic of the State of Maryland, in and for Baltimore lity aforroad ferenally officaced Amalso C. Somethe the above named grantin and acknowledged the aforagoing Deed to be this Act. Willies my hand and totarial deal, Willies my hand and totarial deal, fasher the Rene for Geals Play Geals Clard Received for record 10t April 1896 at 2. O. the Same day w. J.M. Owings Clerk Dels to Edwar Warfield Hinfo Mis Mild, mader this minelanth Day of February, in the year over thousand eight hundred and minely Daugogo William D. Carlett b Warfield, bis sorfe, of Nortard County in the Matter lagland. Mitnessell, diat in consideration of the sum of Three hundred and fifty four Dollars and martien cents (354.19), the receipt whereof is buckey acknowledged, the said Devin Marfield and Emmark. Warfield firs wife, to builty grant and convey units Willigm D. Carlett, his bails and assigns, in fer simple, all those two lots fucces or francels of land or givened eituale, lying and being in Howard Countil aforesaid, and deschild as follows: " trist; A hart of Walnut Grove described by meter and bounds. comoes and his lances as follows to wit Beginsving for the same

326 the stone directo for filariled at the end of the fourthe line f Malmut Grover : cherice reversely worth the fourthy third an rait of second lines of said land couth eighty eight degrees (8) each levelve fierchip (2): northe Tim and his half deglees (ch) wast three and one ofifthe freiches; south eighty eight deques 1-01.40 (8) east seventy-one and three fifthe furches (70 %) to a point in sais second line two and as half freiches south seventy standing in the new devisional line , north seventy four and over half degrees (14th) worst two and over half furches 11.25 2th to said tree, still worth the same bearing north ceventy four hand one half degrees (J4h) work minely eight and one will furches (98%) to intersect the fifthe this of said Walnut Grow": during reversely with suis line fourthe twenty seven 0 and one dialf degrees (31/h) each durty one and dure Sifeli perchis (31 %) to the beginning. Containing and now laid of of seven acres (7) and one equare perch D. moral or less. A frack of the leverily and one-dialf acres (20%) lok known as the Mosd Lot described by mytes and bounds courses and distances, as follows, to whit Reginning for the carried at the stone lieutofor filanted at the southebot corner of said Wood Lot, and unning thenes with a fract of this fourther line, of said lot morther of orty chies and one dialf degoes 13/2) east divily one and two - fifthe fielding (11%) to die and of the new division while as frich my thence continuing said line across said Wood Lot knowly seventy four and obsertally degrees (14/2) worst liverity-eight and clines quaster furches 28 41) to intersect the second line of said lot : denice with the remainder of says line and building our Belifis land, one course southy forty fire and one finel deques (1.3 1) worst leverily more herches (29) durice with the United line of said lat and bounding on forces land one course (south sixty eight and one quarter degrees (68/4) east liverity seven and too louth erchies (27%) to the beginsting Containing four acris (4) three roods (3) eight square fierchas (8) of land, more or less, The aforegoing description of gaid too lots, frices or francels of C and being according to the survey of John J. R. A. leannell Erg, surveyor, and dils filat thereof Saled November 25" 1893, and recorded, or to der recorded, among the Land Record of of Howard loounity aforesaid, with a deed from said William D. Catlett and yoife, and William A. Mornian, quardia Cortgages, at or about the time of the recording of these filewents. 6 Logether with the buildings and unificovening to charecifion e. rubted made of burg abs all and very die rights allers in

327 waters, furvileges, affurteriances and advantages, to the same belonging, or in anywice afificitaining. To Nava And To Wold the land and fremeses, above described and mentioned, and hereby intended to be converged: logether with the rights, firevileges, affuntenarices and ad the fulfier use and berefit of the said William D. Carlett, his Trens and assigns, in for simple. And the said Edicin Marfield comments that he will warrant specially the property bereby granted and cont veyed, and diat de will execute such further assurances of leaved land as may be requisite Witness the hands dus seals of the sais Edion Warfield and Emma A: Warfield, his wife, the said ministeenth day of February in the year one thousand eight hundred and nurely-sin! Edwin Warfield 6000 Emma A. Marfield 6000 Tho Kell Brasford State of Abanyland, of Baltimoval, Town I Hereby Certify That on this 19" Day of tebruary on Tone fiturand eight limited baris minely sign before my the subscriber, a holary aublic of the State Hearyland in and for Baltimore Vity aforecass, fersonally appealed town Marfield and Gmunds A Warfield his offer, and each acknowledged the foregoing Deed to be Their respective act. The? Kell anatord Kolary Rieblic Eleals Clas Kereines for record 13th Africh 1896 at 9 A. U. Same Day retf. M. Owings Clerk

25° Innnew I Willard This Deed, made this you day June 2/25 But Oliver bainsel Willard of april 1905 by Drances U. Wil-land, of Duedbuck County man mary E. Willard Pailer martin Kumettidee Millard. land (indow) Oliver Manile Deed to Willard and mary & Willard William D. Parlett his mife of the State A mission and mintrio Kumille Lec Willard A Howard County maryland parties of the ust part and William & Pallell party Me Witnessettle that in consideration One ad mine hundred and forty find allars and Line two cento dollars no hand paid by the par Record part the receipt merer in here the said maricis U. Wellard (redow) ( Canvel Willard and mary & Willard his mps and Martin Kennelle Lee Millard do grant and convey un William D. Parlett his hew and assignant. all that fract of land situate ly is and Conard bounty and described as follows 1/2 on the same for the South side of the black adar the end of HH perches on and in the line of the deed from Dentow Eglehart and m martin O. milldid said died bearing date 1972 and is recorded in Llev MM m 20 32 34 240 one of the Land Records of Homand Couldy Thence mill the greater part of Said second li concled towello grade magnetic Variation W139115 perchad to the end of said line and to will ram D Partell' land; Thente running mille the outlines I said Willard deed and bounding mothe it Palletto land the following eight con istances consected for manality and petilies SH20 IW 58 priches to a stone. e planted at the cull of said line a

260 any of the lands of Willard and Parlett Thene n750 m 620 11 perches m 10/14" Mg perches h 70° M Mperches to 1034 milelsech the Unid line of "While mine and blanct" Thence with a part of said line conciled as aforesaid S10° 616 1/2 perches to the end of the first line "Northunglows Range" Thence bounding on lines of Said land asconceled N 75 1/20 Mr 24 perches A no 70 W 34 14 Friches to the end of the lenth line of the said Willard'deed being a Soundary of the land A adams Willard and Padlett : Thence learning Whe outlines of the Willard deed and running alives 10.45 the lands of Said Willard to divide it I 245% perches It the South side of the blastande Pike and to intersect the second line of the deed from John mulcahe and mites to michael Powell bard teed is dated Dechucary 3rd 1875 and Ancord in iter L.J.W. no 35 fol 84440 of Homand County Land Records Thence reversely mille a part of said line corrected for miation WH 506 23 pelches and 14/2 linko to the place of learning containing and non laid out for 17 races 3 Groods land 12 square puches of land It being a pair of that teach of land which Willard by Deed dated Scale for ver 1872 and is recorded among the Land Records of Homand County in Liber W. M. M. no 3 x folio 34240 and Miclisaid martin O. Willard defised to the parties of the first part herets, by his mill dated fully 7 4 1883 and is hecorded among the records in the office of the igrelev 14 Wills of Homaid County in Liber J. B. H. 6 2 fol 48340 and the bodicile there 15 Elter mitte the buildings and mikes rement acupowlieded made or being ; and all and the nights, alleys, nayo, maters princeges a build and advantages to the same unanymise appentación hold the land and premises bliase and the above described and mentioned, and here Unded to be conveyed ! tractlies with the night unileges appurtenances and advantages there govappertaining unto and to the when mad and benefit of the said milliam 20. Pallett ni fee simple and the oned grabitors do hereby covenant that the

HOWARD COUNTY CIRCUIT COURT (Land Records) WWLC 80, p. 0260, MSA\_CE53\_71. Date available 11/06/2003. Printed 06/06/2018.

261 mill narrant specially the property hereby granted and confeard, land as may be requisite. Milnees new handlo and seals as to D. V. millards Francis U. Willard, En water Cliver barroll Willard. Wilnies mil I Hunkle marymillard mary E. Willard. as to m. K. Lee millard Joseph Offull mailie Kennelli Lee Willard Fran 6hs, R. Hutelingon State of mary land, Fuederick County to mit: herebycutely that mitting 4 the day of april 1903, before the sufficient a notary whic A the State and County africated personally ap peared Quancis V. Willard addackurnledged the afore ring Deed to be herach and deed, In testimony where Ichase hereunts set my hand and attached my Notarial seal the day and year afore said. State of mary land, Inderick boundy Sch: Thereby certify That William I Hentle, Esquire before whom the anneyed acknowledgement was made, and who has there to surf A the Race of the State of maryland, in and for Friederick County duly appointed commissione and sirow and authorized by law to take acknowl edgements and administer loaths and to quecese the pure diction confirmed by law on such purface, and than the rightime attached there to purpoin to be his I believe to be geninice. In Testemony Wheren I have here with subscribed my manie and approved the seal of the birait bound W Diederick County, this gleday of may a D. 190 Samuel J. Maffiel blerk of the Chemit bout for Quidenick bounty, Sitale of new Jersey, monmouth bounty to get Thereby certis that on this first day of may 1905, before the sul scriber a notary Public of the State of new Jersey in and for monmonth bouldy personally appeared martin Remailed Lee Willard and hear Anowledged the aforegoing Deed to be his ach and Deed,

HOWARD COUNTY CIRCUIT COURT (Land Records) WWLC 80, p. 0261, MSA\_CE53\_71. Date available 11/06/2003. Printed 06/06/2018

199156 189 Received for record 25" February 1896 at 9.A. Ib. Same day recorded V Examined for J. M. Owings Clerk 11 Dela made this Fif-Hade to William D. Carlett + territy day of February in the year Annie, Carlett, his wife. Araples. one thousand eight buindred and Gilber 19 Wet At Gorman, quartern. minely sin by William D. Carlett " Annie Carlett, his worfs of Moward Edwin Warfield County, in die Stale of thangland, " William A. Josman, quadray, of Baltimory houndy, in said. Wale, ich joints in this great in order that ille hereinafter names quarties file clear and discharged of and from a Mortgage here in given by the said William D. Carlett and wife to the said. William A Gorman, quartian of his minor children Saled the hisanty fifth Day of farmary in the year one chousand eight -hundred and while firer, and recorded among the dand Records of Howard County aforesaid in Liber & 1.1.0. M. 62. folio 55640.  $\odot$ Witnessetty chat in consideration of the sum of Two chousand"? eighty eight dollars the receipt where of is hereby acknowledged. the said William I. Carlett and Annie Parlett this wife and the said William A. Gorman, quartian, to hereby grant and convey unto Edium Maifield, his heirs and assigns, all those two lot, preves or francels of land or ground extender lying and being in Monard County aforesaid, and described as follows: Fichet A first of Hayland Farm' described by queles and bounds. courses and distances, as follows to with ( Beginning for the same at doind of during one and dree fifth filecture (31 %) our and in the fifth lite of Malnut Goors": thence across Hayland Stann month evenity four and over half degrees (74%) wash one hundred and evenity dires and one diffle it perches (13%) to intersect the fourth line line of the Wordlot." formerly oround by J. This Black at the end of thirty one remainder of said line prorthe forty three and over quarter deques 109.49 (13/4) east menety and the fifth furches (90%) to die store at the northeast corner of said lot south eighty mine deques (87) east fifty one perchas (01) to the while thirt stone like to for blanted lat the western entremely of Walland Viewy " themse bounding reversely on soil of the line of Walnut thorse sound

tiventy-seven and one- dialf degrees (2.12) east one lundred and twenty three and two - fifthe freches (123%) to the beginning for taining and now laid off for sinly two acres (6.2) Instranth (1) sinttim square puches (16) of land, mornor less. Secondi-A frait of White Wine & blank described by meter and bounds, courses and distances as follows, to work: Beginning at the stone heretoforn filanted at the beginning of the second line of said land and running with a fact of said second line and bounding on Walnut love north eighty-eight deques (88) was minely. orn and two fifthe furches (6 %) to ta from two and a half ferches south sevenily-down and one half deques east of a wild. cherry tree standing in the new devisional line between the lands of Senator Marfield and William D. Carlett ; Chence south seventy four and one lialf deques (14th) east one funded and sin filiches (106) to Doughon fan Manor, and hounding thereon one course mosth foutteen and one quarter degrees (14/4) west lisenty- four fierclus (211) and fiftien links (3) to die beginning an taining seven and one quarter acres, more or less Me aforegoing description of ears two lots fireces or francels of land being according to Jupenivey of John J. R. R. Carroll, Esq., survey and his filat to be helew the recorded, made townber 20 1895. and the said two lots of land, being fiast of that hask on fireces Momas Clark and Williams N. Gorman. Tuistees, by bleed dated the 22" I ay of January eighteen hundred and numely fire, 10' condict and numely fire, 10' 11.0. M. 62 dolis 5, 5.2. 80. Together with the buildings and unprovinguito cherenfrom, etrelled, anal i or being; and all and every, the rights, alleys, ways waters, finiscleges, afificilenances and advantages to the same bllonging or unlany rise afificitaining To Mar And To Wold the land and furnises, above described and mentioned, and lievely interest to be conveyed; together with the rights, priviliges, affuntenances and dordentages trusts belonging of afilialamaly visits and to the further used and benefit of the call Edison flarfield his here and assigns in fiel simple, And, the sais William, I. Carlett Dovenant's diat twenthe warrant

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africially the profactly hereby granted and converged, and that he will ence to such further assurances of said land as may be requisite.

Witness the hards and seals of the said William D. Carlett and Arneie Carlett, his wife, and of the said William H. Jorman quardean, Chortgege, the said 10" day of February in the guerous the said wight have did and menty also

191 Mr= D. Carlett Ging Jest: Annie Carlett Estad Himas Maiguard Win A. Goman wead 4. 6. Reardow Guardian. as to W. H. G. State of Maryland, Howard County, to with . I Hereby hestify that on this 15th Day of February in chicgear one discusand eight hundred and miliety six before met the subscriber a firstice of the Geace of the State of Ibaufand in and for stoward County aformail Cecemally afifeared William I Carlett and Anne Callett his write, and each acknowled ged the foragoing leed to be their respective ask Miomas Maynard Justice of the Cencel State of Macyland, Baltimore County, to wit. I stereby leveling that on this 19th day of Tebruary in the year one discount eight hundred and minity six before me the sub-scriber a Justice of the Ceace of the State of thangland, in and for Baltinion bounty aforesail fectorally affreau William A. Jorman, quartian, and acknowledged the foregoing Died to be his act. G. Crett Reaston! State of Manifand, Paltimon hity det I Stereby levelly, Hiat y. Erich Realdon Bequire before cohome the annexed eacknowled genuch was made and who has there is scribed his manue was, at the time of so Doing, a fustice of the Chace of the State of Manyland; in and doy the City of Baltimore, duly commissioned and leworn, and authorized by law to administer sathe and take acknowledgements. I flither certify deat I am acquainted with du hand writing of the said fustice, and wehily believe the signative to be his growine signative. Son Testimony Where of I hinto act muy hand and affer the seal of the difference bouch of Baltimore hilly this 19th Day of Lebruary A. D. 1896 Robt Ogles, bleck of die Aufierion bout of Baltimore bely Geal's Clary

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(See Plat next Page)

192 28th A. John 1885 Nove A fart of Hayland 62 A 1R. 16kg P.ª Surveyd Nov. 1895. 0 Scale 20 perches the inch Decard 20 Junio in hack The figures in black with seler to the Deeds from which the Lurvey was made Herdigines in red with refer to the times of the Lurvey made Nov 23th 195 0 Whole length, of the New Division time from Doughors gan thanor, to Befifis line is 408 theches or a little over 12 miles. 0 Received for record 25t Filmary 1896 at 9 A. U. Same day recorded & Crammed for J. H. Durngs blerk  $\bigcirc$ 

193 Wallnut Grove 177 A. Surveyed Dec. 9th 1887. Surveyed Nov 23 1895 J. J. R. R. Canoll, Surveyor of Howard County, Mot Reginning

1. April 1912 and wife, delinid Deed to awalts. Alpheus W. Hobbs.

472

William D. Parlette THIS DEED, made this 18 day of April in the year nineteen hun -dred and eleven by William D. Parlette and Annie Parlette, hds wife, of Howard County in the State of Maryland, parties hereto AND Alpheus W. Hobbs, of Howard County in t of the first part;

the State of Maryland, party hereto of the other or second part; WITNESSETH thatfor and in consideration of the sum of Five Dollars currant money and of other considerations both good and valuable them hereunto moving, the said William D. Parlette and Annie Parlette his wife, do hereby grant and convey unto the said Alpheus W. Hobbs, his heirs and assigns in fee-simple all that piece or parcel of lend and premises situate, lying and being in Howard County aforesaid and which is BEING all the land lying on the Fast side more particularly described as follows; of "Sheppard's Lane" in said County, which was conveyed to the said William D. Parlette by William H. Gorman st.al. trustee by their deed dated January 22nd.1895 and of Record among the Land Records of Howard County aforesaid in Liber J.H.O. # 62 at fo Filo7552 stilled which suid didt contains about One Acre' of land more or less. TOGETHER with all the improvements thereon and all the rights, ways, roads, waters privileges, appurtenances and advantages thereto belonging or in any wise appertain -ing. TO HAVE AND TO HOLD the land and premises above mentioned and described and hereby intended to be conveyed together with all the improvements thereon and all the rights, privileges, appurtenances and advantages theret belonging or appertain ing, unto and to the proper use and benefit of the said Alphous W. Hobbs FOREVER. AND the said William D. Parlette doth hereby covenant that he will execute and deliver such further assurances of said land as may be requisite and necessary; and that he doth hereby warrant the same specially.

WITNESS THE HANDS AND SPALS OF THE SAUD GRANTORS :-Attest:

Wat. D. Parlette (Seal) Annie Porlette (Seal)

STATE OF MARYLAND HOWARD COUNTY TO WIT:-

W.R. Dorsey

per.

I hereby certify that on this 18th day of April in the year nineteen hundred and e eleven before me the subscriber a Notary Public of the State of Haryland in and for the County of Howard aforesaid personally appeared William D. Parlette and Annie Par -lette his wife, the grantors named in the aforegoing Instrument of Writing and they each acknowledged the aforegoing to be their actand deed. (Seal Place)

W. R. Dorsey Notary Public.

Recoived for record 2" Sept 1011 at 10 o'clock A.M. Same day recorded and exemined

M. M. L. Cissel oriers.