

And assigns forever. And the said Charles Fenton Mercer, for himself, his heirs, executors and administrators doth hereby Covenant, promise and agree to and with the said Benjamin Murdoch his heirs, executors, Administrators and assigns, that he the said Charles Fenton Mercer and his heirs, the said land and premises and the Estate and title hereby bargained and sold and every part thereof with the appurtenances thereunto belonging, to him the said Benjamin Murdoch his heirs and assigns, against him the said Charles Fenton Mercer and his heirs and against all and every person or persons whatsoever claiming any right, title or interest of or to the same or any part thereof shall and will hereafter warrant and forever defend by these presents, And the said Charles Fenton Mercer for himself his heirs, executors and administrators, doth further Covenant and agree, to and with the said Benjamin Murdoch his heirs, executors, administrators and assigns, that he the said Charles Fenton Mercer and his heirs, shall and will at all times hereafter whenever required thereto by the said Benjamin Murdoch his heirs or assigns make do execute and acknowledge, all and every such further assurance or assurances, and or deeds, conveyance or conveyances, as he the said Benjamin Murdoch his heirs or assigns or his or their counsel may advise or require for the more effectual assuring, conveying and quieting the possession of the said Benjamin Murdoch his heirs and assigns of in and to the said land and premises hereby intended to be conveyed forever, of which the said Mercer is now lawfully seized and possessed in his own proper right, as a good perfect and absolute Estate in fee Simple. In witness whereof the said Charles Fenton Mercer hath herein subscribed his name and affixed his seal the day and year first herein before written.

Signed sealed and delivered in the presence of  
 Charles Fenton Mercer Deeds  
 No. Datz } which was thus indorsed, testified,  
 State of Maryland Frederick County, to wit,

Be it remembered that on this 29<sup>th</sup> day of October in the year Eighteen hundred and twenty five, personally appeared Charles Fenton Mercer grantor named in the foregoing annexed deed or instrument of writing, before me the subscriber one of the Associate Judges of fifth Judicial District of