Maryland }

Matthias Sitler dd to John Stroman

This Indenture made this Twenty fourth day of April One Thousand seven Hundred and Eighty Three Between Matthias Sitler of Balt. County and State Aforesaid Of the One part and John Stroman of the same State and County Witnesseth That the said Matthias Sitler Senr. for and in Consideration of the sum of Twenty pounds Current Money of Maryland to him in Hand paid before the Sealing and delivery of these presents the Receipt whereof is hereby Acknowledged Hath Sold and Granted Releast and Confirmed unto the said John Stroman all that part of a Lott or parcel of Ground lying and being in Howards late Addition to Baltimore Town, known and distinguished On a platt of the said Town by the Number Seven Hundred and Eleven, and Beginning for the same at the East Corner of Wier pencis 33 feet Lott Then Running Thirty three feet Fronting on Lombard Street, then North parallel with Eutaw Street Seventy five feet Thence West parallel with Cyder Alley Thirty three feet, Then by and with Cyder Alley to the place of Beginning, Together with all and Singular the Improvements thereof made Lanes, Alleys, Ways Waters Priviledges Easements, Emoluments and Advantages to the said half Lott of Ground belonging or in any ways Appertaining To Have and To Hold the said Lott of Ground and premisses with all and singular the Appurtenances, unto the said John Stroman and his Executors Administrators and Assigns from the Day of the Date of those presents for and during and untill the full end and Term of Ninety Nine Years from thence Next ensuing fully to be Completed and ended, And the said John Stroman doth further Covenant and agree to and with the said Matthias Sitler his Heirs and Assigns that he or they shall Build a good and sufficient — Dwelling House on the premisses within the Term of Four years of the Yearly Value of Thirty pounds six Shillings Current Money. And in Case the said building shall not be erected Within the said Term then the said John Stroman for himself his Heirs Administrators and Assigns doth Covenant to pay the said Matthias Sitler his Heirs and Assigns the Annual Sum of Three pounds Six Shillings Current Money Exclusive of the said sum of Twenty pounds Current Money, shall be regularly and duly paid every Year untill the said Buildings are erected and then to cease and not before And the Matthias Sitler for himself his Heirs and Assigns doth hereby Covenant And agree to and with the said John Stroman and his Executors Administrators and Assigns that he the said John Stroman, shall and may peaceably and quietly have hold Occupy possess and enjoy the within Demised Land and premises with their and every of their Appurtenances for and during the said Term of Ninety Nine Years for which the same is above Demised without the Lett Trouble or Interruption of him the said Mathias Sitler his Heirs or Assigns or any other person or persons Claiming any thing therein by from or under him or any of them or by his or their privity or procurement And Also the said Mathias Sitler his heirs and Assigns at any time or times hereafter during the Continuance of this present Demise on the Request and at the Cost and Charge of him the said John Stroman and his Assigns, and on his or their payment, or Tendering in payment the Sum of three pounds six Shillings Current