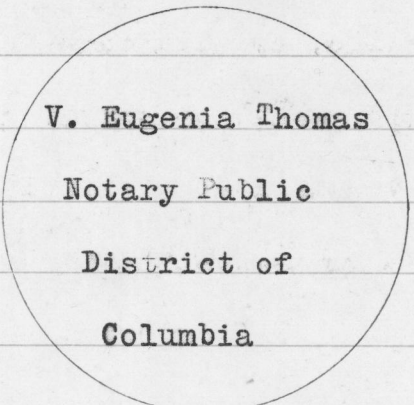


Given under my hand and official seal.



V. Eugenia Thomas
Notary Public D.C.

EXAMINED

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Mailed to: *Rolla*
M. M. Clark
205 Colorado Bldg.
Wash. D.C.
8-16-26

AT the request of Morrison M. Clark the following deed was recorded June 16th A.D. 1926 at 2:45 o'clock P.M. to wit:-

This deed, made this 14th day of June in the year one thousand nine hundred and twenty-six, by and between Woodside Development Corporation, a corporation organized and existing under the laws of the State of Virginia, party of the first part, and Morrison M. Clark, of Silver Spring, Montgomery County, Maryland party of the second part.

Witnesseth that in consideration of ten dollars the said party of the first part does grant and convey unto the said Morrison M. Clark, party of the second part, his heirs and assigns, in fee simple, all that piece or parcel of ground situate lying and being in Montgomery County, State of Maryland, and being described as follows; to wit:-

Lot seven (7) resubdivision of block "M" as shown and designated on a map of plat of a portion of "Woodside Park", made by James H. Starkey Civil Engineer, and duly recorded March 3, 1926, in plat book No. four (4) plat No. 323 one of the land records of said Montgomery County, to which plat reference is here made, being more fully described as follows:

"Beginning at a point on the southerly side of Dale Drive a distance of two hundred seventy-seven and ninety-two hundredths (277.92) feet easterly from the south corner of the intersection of dale drive and Watson road; thence in an easterly direction along the southerly boundary of Dale Drive a distance of one hundred forty and eighty hundredths (140.80) feet to a point; thence in a southerly direction along a line bearing north twenty-nine degrees fifty-eight minutes thirty-five seconds east (N 29° 58' 35"E) a distance of one hundred sixty eight and seventy-five hundredths (168.75) feet to a point; thence in a westerly direction along a line bearing north sixty degrees fifty minutes thirty seconds west (N60° 50' 30"W) a distance of one hundred thirty-eight and four tenths (138.4) feet to a point; thence in a northerly direction along a line bearing north twenty nine degrees nine minutes thirty seconds east (N 29° 09' 30"E) to the point of beginning containing twenty-three thousand five hundred fifty-five square feet more or less, the Dale Drive and Watson Road herein referred to being the same Dale Drive and Watson Road shown and designated on Map or plat of "Woodside Park", made by James H. Starkey Civil Engineer, and duly recorded January, 30, 1923, in plat book No. 3, plat No. 244 one of the land records of said Montgomery County, to which plat reference is here made".

MONTGOMERY COUNTY CIRCUIT COURT (Land Records) PBR 402, p. 0406, MSA_CE63_360. Date available 11/09/2021. Printed 09/13/2022.

Together with all and every, the rights, alleys, ways, waters, privileges, appurtenances and advantages to the same belonging or in anywise appertaining.

To have and to hold the said piece or parcel of ground and premises above mentioned, and hereby conveyed, together with all the rights, privileges, appurtenances and advantages thereto belonging or appertaining unto, and to the only use, benefit and behoof forever of the said party of the second part, his heirs and assigns.

And the said party of the second part, for his heirs and assigns, does hereby covenant and agree to and with the said party of the first part, its successors and assigns as a part of the consideration for this deed, as follows:

A: That neither the said party of the second part, nor his heirs or assigns, shall or will erect or permit upon any portion of said premises any building except a detached dwelling house for one family only, nor of less cost than six thousand dollars (\$6000.00) unless, plans be approved in writing by said party of the first part.

B: That neither the said party of the second part, nor his heirs or assigns, shall or will erect or permit more than one such dwelling house on each parcel of land fifty feet ⁱⁿ width by the depth of plot shown on map.

C: That neither the said party of the second part, nor his heirs or assigns shall or will manufacture or sell or cause or permit to be manufactured or sold on any portion of the premises hereby conveyed, any goods, wares or merchandise of any kind, and will not carry on, nor permit to be carried on on any part of said premises any trade or business whatsoever.

D: That neither the said party of the second part nor his heirs or assigns shall or will permit upon any portion of the said premises any residence or part of residence within forty feet of the front property line, except the steps thereof, and will not erect or permit on said premises, any outhouses, garage or stable within forty feet of Dale Drive.

E: For the purpose of sanitation and health, neither the said party of the second part, nor his heirs or assigns, shall or will sell or lease the said land to any one of a race, whose death rate is at a higher percentage than the white race.

F: These covenants to run with the land and be construed as covenants running with the land until the first day of January nineteen hundred and fifty, when they shall cease and terminate.

G: It is agreed that the vendor will keep up the streets and ways upon the property until July 15th 1926, and on that date the property owners shall meet and if a majority of the said owners desire to form an association to enforce restrictions for the upkeep of the park spaces, streets and ways, maintain street lights and other improvements, then an association may be formed for this purpose of a vote of a majority of the property owners.

And the said party of the first part covenants that it will warrant specially the property hereby conveyed; that it is seized of the land hereby conveyed; that it has a right to convey said land; that the said party of the second part shall quietly enjoy said land; that it has done no act to encumber said land; that it will execute such further assurances of said land as may be requisite.

In testimony whereof, the said party of the first part has caused its corporate name to be subscribed hereunto and its corporate seal to be hereunto affixed on the day and

year first hereinbefore written.

Witness: Albert Allen Jones

433 Woodside Development Corporation

Attest: M. K. Armstrong

By: Chas W. Hopkins

Secretary

President

(No Seal)

District of Columbia, ss:-

I hereby certify that on this 14 day of June 1926, before the subscriber a Notary Public in and for the District of Columbia, personally appeared Charles W. Hopkins, President of the Woodside Development Corporation, a corporation and did acknowledge the foregoing deed to be the act and deed of the said corporation.

In testimony whereof I have set my hand and affixed my official seal hereunto this 14th day of June, 1926.

Albert Allen Jones
Notary Public
District of
Columbia

Albert Allen Jones

Notary Public

My commission Expires Feb 12, 1931.

EXAMINED

Mailed to W.C.

M. M. Clark

205 Colorado Bldg.

Wash. D.C.

8-16-26

AT the request of Howard V. Keen the following deed was recorded June 16th A.D. 1926 at 2:47 o'clock P.M. to wit:-

This deed made this 16th day of June in the year one thousand nine hundred and twenty-six, by and between Morrison M. Clark and Anna M. Clark, his wife, of the District of Columbia, parties of the first part and Howard V. Keen, of the District of Columbia, party of the second part;

Witnesseth, that in consideration of the sum of ten dollars the said parties of the first part do hereby grant and convey unto the said Howard V. Keen, party of the second part, his heirs and assigns, in fee simple, an undivided one-half interest in all that piece or parcel of ground situateling and being in Montgomery County, State of Maryland, and being described as follows, to wit:-

Lot numbered seven (7) in the resubdivision of block lettered "M" as shown and designated on a map or plat of a portion of "Woodside Park", made by James H. Starkey, Civil Engineer, and duly recorded on March 3, 1926, and in plat book numbered four (4) plat numbered 323 one of the land records of said Montgomery County to which plat reference is here made.

Together with all and every, the rights, alleys, way, waters, privileges, appurtenances and advantages to the same belonging or in anywise appertaining.

To have and to hold the ^{said} piece or parcel of ground and premises above mentioned and hereby conveyed, together with all the rights, privileges, appurt-

MONTGOMERY COUNTY CIRCUIT COURT (Land Records) PBR 402, p. 0408, MSA_CE63_360. Date available 11/09/2021. Printed 09/13/2022.