"real estate, at public or private sale, for any price or con-
"sideration, with any restrictions, reservations, covenants,
"or conditions, for cash or on credit, taking security on the
"premises for the balance of the purchase-moneys; or to
"let on ground-rent, mortgage, exchange, or make partition
"of the same, or any part or parts thereof; and to seal,
"execute, and deliver all deeds, conveyances, mortgages,
"assurances, or other instruments, necessary for the pur-
"poses aforesaid, without any obligation on the purchaser
"or purchasers to see to or be responsible for the applica-
"tion of the purchase-money or other consideration, or for
"the propriety of the exercise of this power.

"And I further will, devise, and direct that all invest-
"ments, if any should be made by my executor, and all
"those which may at any time hereafter be made by the
"said Library Company from the principal or income of
"my said estate shall be in ground-rents or other real estate
"in the State of Pennsylvania, or in bonds and mortgages
"upon property within the said State, or in loans of the
"said State, or of the United States; and lastly, I hereby
"appoint my brother-in-law, Henry J. Williams, of the city
"of Philadelphia, executor of this my last will and testa-
"ment."

By the first codicil it was, *inter alia*, provided :—

"*Whereas*, By my said last will and testament, I have
"provided that the bequests and devises to the Library
"Company of Philadelphia are to be held under the con-
"ditions and restrictions therein contained, and any others
"which I might thereafter impose; now, therefore, in ac-
"cordance with, and in execution of that provision, I add
"and impose the following conditions, restrictions, and di-
"rections :—

"*First.* One of my objects in giving my residuary estate
"for the use of the said Library Company was to express
"my respect and regard for my father-in-law, the late Jacob
"Ridgway, and my affection for and gratitude to his
"daughter, Phœbe Anne Rush, by erecting to their memo-