

I am a real estate dealer of some years experience and I am acquainted with this property and I am of opinion that \$5000.00 would be a top price for this property and must command that by some adjoining property that has use for it, otherwise it wouldn't bring that. I now look at "Exhibit C" as filed in this case, and being an Agreement and Offer of Purchase made by Elias B. Ramsburg and his wife, Lillian V. Ramsburg, and I am of opinion that the same is a good and sufficient price for the property at which said real estate should be sold to them at private sale, and I think it would be advantageous to Mrs. Hay and her children and all the other parties who may now be interested in said real estate that the same should be sold unto Elias B. Ramsburg and wife at the price and upon the terms as offered by them in "Exhibit C", that I have now read as shown unto me and as filed in this case.

To the general interrogatory by the Examiner.

I know nothing further.

Noah E. Cramer.

Whereupon, there being no other witnesses to be examined and no further time required for the production of evidence, said Examiner hereby certified that the foregoing are the depositions of the respective witnesses as read over to them and signed by them respectively, and I herewith return the same enclosed to the Court.

Witness my hand this 2nd day of July, 1924.

Clayton O. Keedy
Examiner.

Costs of the foregoing testimony;-

Clayton O. Keedy, Examiner, one day.....	\$4.00
Leona G. Mercer, Stenographer,.....	3.00
Clyde I. Hauver, Witness.....	.75
Edwin C. Markell, Witness.....	.75
Noah E. Cramer, Witness.....	.75
	<u>\$9.25</u>

Certified to;-

(Filed July 2nd, 1924) Clayton O. Keedy
Examiner.

D E C R E E .

Florence B. Hay, et al.	"	No. 10961 Equity.
On.	"	In the Circuit Court for Frederick
P E T I T I O N .	"	County sitting as a Court of Equity.
	"	July Term, 1924.
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The above cause standing ready for a hearing, and being submitted, the Petition and Exhibits and testimony and all other proceedings were by the Court read and considered and it appearing to the Court that it would be advantageous to all the parties in interest, and now in being, and who are parties to the cause, that the real estate mentioned in the cause, and being the real estate on Carroll Street, in Frederick City, Frederick County, Maryland, devised by the last Will and Codicil of Benjamin F. Brown, to Florence B. Hay for life, and thereafter, in remainder and contingent remainder, be sold,

It is thereupon, this 14th day of July, in the year nineteen hundred and twenty-four, by the Circuit court for Frederick County, as a Court of Equity, and by the authority of said Court, adjudged, ordered, and decreed, that the land and premises mentioned in these proceedings be sold, at private sale unto Elias B. Ramsburg and Lillian V. Ramsburg, his wife, for the sum of money, and upon the terms as set forth in the cause, and that Jacob Rohrback of Frederick County, be, and he is hereby appointed Trustee to make the said sale and that the course and manner of his proceedings shall be as follows; He shall first file in the Clerk's Office of this Court, a BOND to the State of Maryland, executed