

bills put up in the most public places in the neighborhood and one or more newspapers published in Frederick County, and

Whereas; the said William I. Gruber, guardian, pursuant to said Order or Decree of the Orphans Court for Frederick County proceeded to advertise said real estate in the manner prescribed by said decree in conjunction with James A. Arnold, the owner of the remaining one-half interest in the real estate hereinafter described and pursuant to said notice and advertisement of sale, the said William I. Gruber, guardian and James A. Arnold did attend in front of the Woodsboro Savings Bank, Woodsboro, Maryland, on the 28th day of August, A. D. 1926, at the hour of one thirty o'clock, P.M., and then and there sold the whole fee simple title to the real estate hereinafter mentioned to James A. Arnold, for the sum of Thirty-five hundred fifty (\$3550.00) Dollars, he being the highest and best bidder, therefore, making the aggregate amount received for the portion of said real estate owned by said infants the sum of Seventeen hundred seventy-five (\$1775.00) Dollars, the remaining one-half undivided interest belonging to James A. Arnold son of the decedent as heir at law and taking from said purchaser certificate of purchase, showing the amount of the purchase money, and

Whereas; the said William I. Gruber, guardian of Franklin J. Gruber and Raymond I. Gruber, infants, reported said sales to the Orphans Court for Frederick County on the 1st day of September, A. D., 1926, which sales were on the 29th day of September, A. D. 1926, ratified and confirmed by the Orphans Court for Frederick County, and the purchase money fully paid.

Now, Therefore in consideration of the above recited premises and one (\$1.00) Dollar in hand paid, I, the said William I. Gruber, guardian of Franklin J. Gruber and Raymond I. Gruber, infants, do hereby grant and convey in fee simple unto James A. Arnold all the undivided one-half interest of the said Franklin J. Gruber and Raymond I. Gruber, in and to all that parcel of real estate, located in Woodsboro District, Frederick County, Maryland, and described in a deed from Nicholas Fogle and wife to Thomas V. Arnold and Margaret Arnold, bear-