

IN THE NAME OF GOD, AMEN:

I, Annie N. Nikirk, of Frederick County, State of Maryland being of sound and disposing mind, and not being under the influence, coercion, or duress of any person whomsoever, and being capable of executing a valid deed or contract, realizing the uncertainty of life and fully appreciating the certainty of death, and with a view towards the disposition of my estate, real, personal and mixed, after my demise, hereby make, publish, and declare this to be my Last Will and Testament, hereby revoking all former wills or codicils heretofore by me made.

After the payment of all my just debts and funeral expenses, I do hereby devise and bequeath my estate, real, personal and mixed, and wheresoever situated, in manner following:

1. I hereby devise unto my granddaughter, Shirley Nikirk a life estate in and to all of that lot or parcel of land, with the improvements thereon, known as 119 West Fifth Street, Frederick City, Maryland, with the remainder to my grandsons, G. Lorman Nikirk, Welty Eugene Nikirk, Travis Franklin Nikirk and Ronald D. Nikirk.

2. I hereby devise all that lot or parcel of land, with the improvements thereon, and known as 116 West Fifth Street Frederick City, Maryland, unto my son, Welty S. Nikirk, and in the event my said son should predecease me, then to his living children, absolutely.

3. I hereby devise all that piece or parcel of land with the improvements thereon, known as 118 West Fifth Street, Frederick City, Maryland, unto my son, C. Franklin Nikirk, if he be living at the time of my death, and if not then to his living children, absolutely.

4. I hereby devise all that piece or parcel of land known as 515 North Bentz Street, with the improvements thereon, Frederick City, Maryland, unto my son, Robert M. Nikirk, if he be living at the time of my death, and if the said Robert M. Nikirk shall not survive me, then unto his heirs and assigns, absolutely.