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No. 20,260 Equity
Exhibit A.

Recorded June 27, 1961 at 2:50 P. M. Filed April 1, 1963

This Deed of Trust made and delivered this 20th day of June

in the year One Thousand Nine Hundred and sixty-one by and between
Alta R. Eckenrode unmarried, James F. Sartwell and Verna
Sartwell his wife
party of the first part, herein (whether one or more in number) called Grantor and

C. Morton Goldstein
party of the second part, herein (whether one or more in number called Trustee.

WITNESSETH: Whereas, the Grantor is justly indebted unto

First Guarantee Savings & Loan Association Inc.
hereinafter referred to as the Beneficiary, in the full and just sum of
Fourteen Thousand, Eight Hundred and Fifty - - - - -
Dollars for money loaned by the Beneficiary to the Grantor

as evidenced by a certain promissory note or notes, delivered to the Beneficiary, bearing even date here-
with, payable to the order of the Beneficiary at such place as the holder of said note may from time to
time direct, with interest from the date hereof, at the rate expressed in the said note or notes until paid,
the whole of which debt, together with interest, the Grantor does hereby covenant and agree to pay to
the Beneficiary in lawful money of the United States of America, in accordance with the terms of said
note or notes. Said loan is part of the purchase money for the property herein described.

WHEREAS, the Grantor may hereafter become indebted to the Beneficiary for additional money
loaned from time to time, such loans to be evidenced by promissory notes of the Grantor, identified by
recital therein that they are secured by this Deed of Trust, which additional notes shall be included in
the word "note" whenever it appears in the context of this deed, but such additional loans shall become
liens as of the date hereof on the property herein described, only if evidenced by recorded Supplementary
Deeds of Trusts; and shall then become liens as between holders of all notes issued hereunder and pursu-
ant hereto, in the order of the dates of recording of this Deed of Trust and the Supplements thereto.

WHEREAS, it having been agreed that the payment of said indebtedness evidenced by the note
above referred to, or such additional note or notes above provided for, shall be secured by a conveyance
of the lands herein described; and

WHEREAS, it was a condition precedent to the granting of said loan or loans that these presents
be executed to secure the payment of said notes as aforesaid, and to secure the performance of the obli-
gations, covenants and agreements of this Deed of Trust.

NOW THEREFORE, the Grantor in consideration of the debt and trust herein mentioned and the
performance of the covenants and agreements herein contained, does by these presents bargain, sell, give,
grant and convey to the Trustee, the following described real estate situated in

Frederick County Maryland
and described as follows:

BEGINNING for the first, all that tract or parcel
of land situate about 2 and 1/2 miles south of the Town of
Emmitsburg, Frederick County, Maryland, and more particu-
larly described as follows:

BEGINNING at a stone planted in the center of a road
leading from the Old Frederick Road partly through the land
of Jacob Bentz and running with the center of said road
and the line of the land of said Jacob Bentz as given in
the deed from Thomas Reid and wife unto Mary Ann Dutterer,
south 81 degrees east 26.8 perches to where a stone was
formerly planted, now marked with an iron pin in the cen-
ter of said road, thence with said road south 84 degrees
east 38.2 perches to a store on the north side of said
road, thence south 83 degrees east 18.8 perches to a cor-
ner of the land formerly by William Hitechew, now owned by
the said Jacob Bentz, thence with said land south 1 1/2
degrees west 19.25 perches to a corner of the land of Fran-
cis H. Orndorff, thence with his land and on the west side
of the Emmitsburg Railroad south 3 degrees west 143.64 per-
ches to a corner of the land of James M. Sayler and wife,
and thence with their land and the land of William F. Fisher
north 77 degrees west 37 1/2 perches to a post, thence with
the land of William F. Fisher south 5 degrees west 53.50
perches to the road leading to Motter's Station, thence
with said road north 76 degrees west 1 perch to the corner

