

# ASSIGNEE'S SALE

## OF VALUABLE REAL ESTATE IN FREDERICK COUNTY

By virtue of the Power of Sale contained in a Mortgage of Sterling C. Keeney and Doris J. Keeney, his wife, to Annie F. Foland and P. Lillian Foland, his wife, dated March 1, 1951 and recorded in Liber 630 folio 517 etc., one of the Land Records of Frederick County, said Mortgage having been assigned to the undersigned Assignee for the purpose of foreclosure, default having occurred therein, said Assignee will offer for sale at the Court House Door in Frederick City, Frederick County, Maryland on

**SEPTEMBER 16, 1963**

**AT 11:00 O'CLOCK A. M.**

all that parcel of land, with the improvements thereon, located on the South side of the State Highway Route No. 26 (Frederick to Libertytown), in the village of Mt. Pleasant, in Mt. Pleasant District, Frederick County, Maryland, containing 0.45 of an acre, and being more particularly described in a Deed from Charles Edward Hoffman and Beulah M. Hoffman, his wife, to Sterling C. Keeney and Doris J. Keeney, his wife, dated April 9, 1957 and recorded in Liber 581 folio 119, one of the Land Records of Frederick County, Maryland, to which said Deed reference is hereby made for a more particular description.

The above parcel of land is improved with a two one-half story frame dwelling house, having eight rooms, bath, oil steam heat furnace, and one-half of the basement with concrete floor. There are two water pumps feeding from a well and cistern supply. There are other small out buildings.

**TERMS OF SALE:** A deposit of 10% of the purchase price will be required of the purchaser or purchasers on the date of sale, the balance of said purchase price to be paid upon ratification thereof by the Circuit Court of Frederick County, Maryland. Taxes will be adjusted to the date of sale and all costs of conveyancing, including Federal Revenue Stamps, are to be borne by the purchaser or purchasers.

**W. JEROME OFFUTT, Assignee of  
Mortgages**

Cramer Building  
Frederick, Maryland  
Phone: 663-3511

EMMERT R. BOWLUS, Auctioneer  
W. JEROME OFFUTT and  
RALPH L. GASTLEY, JR., Solicitors

WITNESS:

*Emmert R. Bowlus*  
Emmert R. Bowlus

No. 20405 Equity  
Report "E. J. Land"

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I  
We, hereby acknowledge that we have this  
16th day of September, A.D. 1963, purchased  
at Public Sale of W. Jerome Offutt, Assignee  
in No. 20405 Equity in the Circuit Court  
for Frederick County, sitting as a Court  
of Equity, all that real estate, together  
with the improvements thereon, described in  
the annexed advertisement for the sum of  
Seven Thousand Two Hundred  
Fifty (\$7,250<sup>00</sup>) Dollars  
and we hereby covenant to comply with the  
terms of sale set forth in said advertise-  
ment and announcement by the Auctioneer on  
the day of sale.

my  
WITNESS our Hand (s) and Seal (s).

*Frederick Developers, Inc.* (SEAL)  
Frederick Developers, Inc.

*Richard E. Zimmerman* (SEAL)  
Richard E. Zimmerman

*Fried October 1, 1963*