

ASSIGNEE'S SALE

DWELLING 102 PINE AVE.
Frederick, Md.

By virtue of the Power of Sale contained in two mortgages from Staley L. Flook, widower, unto Arle R. Routzahn, dated December 4, 1963 and July 31, 1964 and recorded in Liber 695, folio 615 and in Liber 707, folio 607. Land Records of Frederick County, Maryland, which said mortgages and notes thereby secured having been assigned unto Murray H. Fout, Attorney, for the purpose of foreclosure, default having occurred therein, said assignee, Murray H. Fout, will offer for sale at the Court House Door in Frederick City, Maryland, on

WEDNESDAY, SEPTEMBER 4, 1968

At The Hour Of 11:00 O'clock A. M. (EDT)

all that valuable lot or parcel of land designated as Lot No. 7 as shown on a Plat of Masser's Addition to Frederick City and recorded in Plat Book E.G.H. No. 2, folio 91, said lot fronting 40.0 feet, more or less, on Pine Avenue and extending back for a depth of 123 feet, more or less, on the North boundary thereof and a depth of 137 ft., more or less, on the South boundary thereof.

BEING all and the same real estate conveyed unto Staley L. Flook and Anna I. Flook, his wife, by deed from Charles H. Masser and wife, dated March 29, 1937 and recorded in Liber 407, folio 24.

Said lot is improved with a 1½ sty., 6-room block dwelling, oil fired hot air heat, bath and basement, with a garage building to the rear thereof.

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

MURRAY H. FOUT, Assignee

20 North Court Street
Frederick, Maryland
Phone: 863-4222

MURRAY H. FOUT, Attorney
EMMERT R. BOWLUS, Auctioneer

This is to certify that the annexed Advertisement of Public Sale was published in The Frederick Post a newspaper published in Frederick County, at least once in each of three successive weeks, the first such publication having been made not less than ¹⁵15 days prior to sale, and the last such publication being made not more than one week prior to the fourth day of September 1968.

THE NEWS-POST

Filed
September 6, 1968
Per Geo. B. Delaplaine
Geo. B. Delaplaine