

EXHIBIT I

NO 21,276 EQUITY
Exhibit 1CONTRACT OF SALE

THIS AGREEMENT, made this 5th day of JULY, 1966, between EDWIN F. NIKIRK and FREDERICK J. BOWER, Trustees, of Frederick County, Maryland, Parties of the First Part, and LEO J. ROCCA, of Washington, D. C., Party of the Second Part.

WITNESSETH: That the Parties of the First Part, in consideration of the covenants hereinafter entered into by the Party of the Second Part, agree to sell and do sell to the said Party of the Second Part, and the Party of the Second Part agrees to buy and does buy all the following described property situated in the Town of Thurmont, Frederick County, State of Maryland, and described as follows: All that lot or parcel of land, situate, lying and being on the South side of North Carroll Street Extended, in Thurmont, Frederick County, Maryland, containing a large one story concrete block shop and garage building 48 feet by 150 feet, the said land being the concrete building and the area which is covered by tar and chips, and running from North Carroll Street Extended to a wooden fence on the East and South boundaries. Being a portion of the same real estate which was conveyed unto the late Calvin George Wilhide, by Theodore D. Leatherman and Lillian Leatherman, his wife, by deed dated June 8, 1954, and recorded in Liber 534, Folio 200, one of the Land Records of Frederick County, Maryland. This real estate being the real estate which was used by Wilhide Chevrolet Oldsmobile, Inc. and by Wilhide Trucking operations for business purposes, at and for the sum of Forty Thousand Dollars (\$40,000.00), payable as follows: One Thousand Dollars (\$1,000.00) cash upon the execution of this Agreement, the receipt of which is hereby acknowledged, and the balance of Thirty Nine Thousand Dollars (\$39,000.00), payable at the time of settlement. And the Party of the Second Part agrees to purchase said property and to pay to the Parties of the First Part, the sum of Forty Thousand Dollars (\$40,000.00), as set forth.

It is understood and agreed that the following fixtures shall be considered part of and attached to the real estate, and shall pass with the property:

1. 2 lifts.
2. Air Compressor
3. Heating System
4. Exhaust System

This Agreement is conditioned upon the use of the herein described property for light industrial use.