

(Report and Appraisal filed
with the Examiner in evidence.)

BOOK 33 141

CERTIFICATE OF APPRAISAL

REAL ESTATE OF HARRY C. DORCUS, DECEASED

At the request of Amos A. Holter, Attorney at Law, of Frederick, Maryland, I have inspected and examined the following described real estate on this 5th day of July, 1972, for the purpose of placing a fair market value thereon:-

OWNER- ESTATE OF HARRY G. DORCUS, WOODSBORO, MARYLAND

Parcel No. 1- All that lot or parcel of land, situate, lying and being on the east side of Main Street, in Woodsboro, Frederick County, Maryland, said lot fronting 66 feet on said Main Street, and running back for a depth of $247\frac{1}{2}$ feet, more or less to an alley. Said lot is improved with a two story metal roof frame dwelling containing three apartments, and a vacant storage room, two and one-half baths, no central heating plant. Property is located on corner of an alley, and there is a storage building and garage on the rear of said lot.

It is my opinion a fair market value of the land and improvements on this 5th day of July, 1972 is: TWENTY THOUSAND (\$20,000.00) DOLLARS.

Parcel No. 2- All that lot or parcel of land, situate lying and being on the east side of Main Street, known as " Smith Property " in Woodsboro, Frederick County, Maryland. Said lot front- 66 feet on Main Street, and running back for a depth of $247\frac{1}{2}$ feet to an alley. This lot is improved with a two and one-half story frame asbestos shingled dwelling, occupied as a two family dwelling, each apartment contain-^{ing} 5 rooms and bath. Steam heating plant with new oil fired boiler. Property is in good state of repair and well maintained.

It is my opinion a fair market value of the land and improve- ments on this 5th day of July, 1972 is TWENTY-TWO THOUSAND, FIVE HUNDRED (\$ 22,500.00) DOLLARS.

I hereby certify the above appraisal is true and correct to the best of my knowledge, information and belief, that I have no interest, present or prospective in the property or owner.