

Recorded December 28, 1965 at 12:40 P.

66 No 25, 284 Ego TA
EXHIBIT - MORTGAGE
Filed 1/3/75

THIS MORTGAGE, made this 23 day of December 1965, by

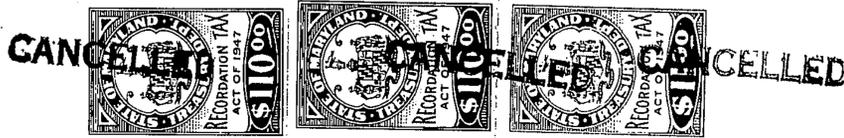
Brosius Development Corporation, a body corporate, Brosius Homes Corporation, a body corporate, J. William Brosius and Merle A. Brosius, his wife, and Louie J. Brosius and Angie F. Brosius, his wife,

WITNESSETH: WHEREAS, the said Brosius Development Corporation a body corporate, Brosius Homes Corporation, a body corporate, J. William Brosius and Merle A. Brosius, his wife, and Louie J. Brosius and Angie F. Brosius, his wife, are justly indebted unto Farmers and Mechanics National Bank, a body corporate, or order, for borrowed money in the principal sum of TWO HUNDRED TEN THOUSAND DOLLARS (\$210,000.00) as evidenced by their Single Bill of even date, with interest from date at the rate of six per cent per annum, on the unpaid principal until paid, principal and interest being payable at the office of the Farmers and Mechanics National Bank, a body corporate, in Frederick, Maryland, in annual installments of FIFTEEN THOUSAND DOLLARS (\$15,000.00) Principal, commencing on the 23 day of December, 1966, and on the 23 day of December of each year thereafter for a period of four years, at which time the sum of SIXTY-THOUSAND DOLLARS (\$60,000.00) principal has been paid, with interest from date on the unpaid balance at said rate of six per cent per annum, payable quarterly, and on the 23 day of December, 1970, the final payment of ONE HUNDRED FIFTY THOUSAND DOLLARS (\$150,000.00), principal, together with interest thereon.

Privilege is reserved to pay this debt in whole, or in part in an amount equal to one or more annual payments on the principal that are next due, prior to maturity. And

For the better securing the payment of said Single Bill at maturity and the interest thereon, or any single bill or note or notes that may be given hereafter in renewal of the same or any part thereof, the said mortgagors do hereby execute this mortgage.

J. William Brosius and wife and Louie J. Brosius and wife join in the execution of this mortgage for the purpose of subjecting to the lien thereof all of their right, title and interest in and to the said real estate acquired by them under an unrecorded contract of sale between themselves and Brosius Development Corporation dated January 16, 1964.



NOW, THEREFORE, This Mortgage Witnesseth: That for and in consideration of the premises and the

sum of Ten Dollars (\$10.00), in hand paid we the said Brosius Development Corporation, a body corporate, Brosius Homes Corporation, a body corporate, J. William Brosius and Merle A. Brosius, his wife, and Louie J. Brosius and Angie F. Brosius, his wife, do hereby grant and convey in fee simple unto FARMERS AND MECHANICS NATIONAL BANK, A BODY CORPORATE, its

heirs successors or assigns, all the following described property located in Frederick City and Frederick County, State of Maryland, and more particularly described as follows:

PARCEL A. - (1) Lots No. 21 and 22 in Block C as shown on the Plat of Maplewood subdivision, recorded in Plat Book No. 3, folio 130, one of the Plat Records of Frederick County, and being a part of the property conveyed unto Brosius Homes Corporation by deed from Austin D. Trout and Bernice N. Trout, his wife, dated June 12, 1958 and recorded in Liber 60k, folio 111, one of the land records of Frederick County.

(2) Lots 23, 24 and 25 in Block C as shown on the Plat of Maplewood Subdivision and recorded as aforesaid and being a part of the property conveyed unto Brosius Development Corporation by deed from Austin D. Trout and Bernice N. Trout, his wife, dated May 9, 1958 and recorded in Liber 599, folio 291, one of the land records aforesaid.

(3) Lots 26 and 27 in Block C, as shown on the Plat of Maplewood Subdivision and recorded as aforesaid and being a part of the property conveyed unto Brosius Development Corporation by deed from Austin D. Trout and Ernestine K. Trout, his wife, and Bernice N. Trout, divorced, dated May 18, 1964 and recorded on May 27, 1964 among the land records of Frederick County, Maryland, in Liber 703, folio 511.

Receipt No. 224429