

Filed June 4, 1977  
Exhibit No. 4

# CERTIFIED

to be an original clipping from

## The Washington Post

of June 4, 1977  
appearing in classification: 725

*J. Emerson*  
Classified Advertising

# CERTIFIED

to be an original clipping from

## The Washington Post

of June 8, 1977 Wed  
appearing in classification: 725

*J. Emerson*  
Classified Advertising

### 725 Auction Sales

#### ASSIGNEE'S SALE ON PREMISES

of valuable fee simple, unimproved, real property located in Frederick City and Frederick County, Maryland.

Under and by virtue of powers of sale contained in certain mortgages from Brosius Development Corporation, and Brosius Homes Corporation, et al., said mortgages all being in default, the undersigned, as assignee of said mortgages, will offer for sale at public auction at the southeast corner of Center Street and Carrollton Drive on a portion of the property being foreclosed, in Frederick City, Frederick County, Maryland, on:

WEDNESDAY, JUNE 15  
1977, at 11:00 A.M.

all the following described real estate, which is subject to the above said mortgages, all of which is located in the Frederick City limits, to wit:

All those six (6) parcels or tracts of land situated, lying and being in Frederick City, and Frederick County, Maryland, and being more particularly described as follows:

PARCEL NO. 1: Lots 21, 22, 23, 24, 25, 26, and 27 in Block C as shown on the Plat of Maplewood Subdivision, said plat being recorded at Plat Book 3, folio 130, one of the Plat Records of Frederick County. This parcel consisting of contiguous lots is designated as Parcel A in a mortgage dated February 22, 1974, and recorded in Liber 932, folio 734.

PARCEL NO. 2: All that parcel of land containing approximately 8.675144 acres, more or less, said parcel being designated and further described as Parcel B in a mortgage dated February 22, 1974, and recorded in Liber 932, folio 734.

PARCEL NO. 3: All that lot or parcel of land containing therein approximately 1.77635 acres, more or less, said parcel of land being designated as Parcel C in a mortgage dated February 22, 1974, and recorded in Liber 932, folio 734.

PARCEL NO. 4: All that lot or parcel of land containing approximately 1.93412 acres, more or less, said parcel of land being designated as Parcel D in a mortgage dated February 22, 1974, and recorded in Liber 932, folio 734.

PARCEL NO. 5: All that lot or parcel of land containing approximately 7.136 acres, more or less, said parcel of land being designated as Parcel E in the mortgage dated February 22, 1974, and recorded in Liber 932, folio 734.

PARCEL NO. 6: All that lot, parts of lots or parcels of land situated on the east side of Center Street and described as containing approximately 127,467 square feet or 2.9262 acres of land, more or less, said parcel of land being designated as Parcel F, in the mortgage dated February 22, 1974, and recorded in Liber 932, folio 734.

SALE PROCEDURE: The above described parcels of real property will be offered for sale in gross for one bid price. The highest bid received will be reserved and the bidder will not be allowed to withdraw the same. The six parcels of land will then be offered for sale separately and the highest bids received will be reserved as to each parcel and the bidder(s) will not be allowed to withdraw the same. Upon completion of the bidding, the Assignee shall determine which bid or bids will be accepted.

TERMS OF SALE: A deposit of 10% of the sale price will be required of the purchaser(s) at the time and place of sale in the form of cash or check acceptable to Assignee. The balance of the purchase price shall be paid within 10 business days of the ratification of the sale by the Circuit Court for Frederick County, Maryland, with interest to be paid on the unpaid balance of the purchase price from the date of auction sale to the date of final settlement, at the rate of 8% per annum. Taxes and other public charges and assessments shall be adjusted for current year payment to date of sale and assumed thereafter by the purchaser(s). All settlement costs, including, but not limited to, all documentary stamps, recordation tax and transfer tax will be paid by the purchaser. Assignee reserves the right to withdraw the herein described property from sale at any time.

NOTE: For additional information, contact the Assignee or auctioneer. Illustrative plats of the property being foreclosed will be available for inspection at the offices of the attorneys for Assignee and the auctioneer. For a more complete description of land being sold, contact auctioneer or Assignee or refer to those sale ads appearing or to appear in the Frederick News-Post on May 27, June 3, June 10 and June 14, 1977.

BENJAMIN B. ROSENSTOCK  
Assignee

IMPORTANT NOTICE: The land owners have applied for subdivision for much of the land described herein into single-family building lots. For information, proposed purchasers should investigate this further with the Office of the City Engineer of Frederick City.

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ROSENSTOCK, BURGEE, BOWER & COMPANY, FREDERICK CITY, MARYLAND

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