

FARMERS AND MECHANICS NATIONAL BANK, a body corporate, its heirs, successors or assigns, all that farm situate, lying and being in Woodsboro Election District, Frederick County, Maryland, containing 118 acres, 1 rood and 8 square perches, more or less, and more particularly described as follows:

Being the same land conveyed unto Melvin J. Anders by Deed from Jennie M. Devilbiss, dated June 5, 1943 and recorded in Liber 454, folio 485, one of the Land Records for Frederick County, which property became vested in Nina C. Anders as surviving widow and only heir at law of the said Melvin J. Anders, who died intestate.

EXCEPTING all that parcel of land containing 3 acres which was conveyed by Nina C. Anders, widow, to the Woodsboro Volunteer Fire Company, Inc., by Deed dated April 2, 1956 and recorded in Liber 562, folio 56, one of the Land Records for Frederick County, Maryland.

Being all and the same real estate which was conveyed unto Richard U. Comstock and Myra J. Comstock, his wife, by Deed dated April 2, 1956 and recorded in Liber 562, folio 57, one of the aforesaid County Land Records, from Nina C. Anders, widow, EXCEPTING therefrom the following described parcels of land:

(1) All that piece or parcel of land containing 3 acres, more or less, which was conveyed by Richard U. Comstock, et al, to the State of Maryland for use of the State Roads Commission of Maryland, by Deed dated March 19, 1958 and recorded in Liber 597, folio 211, one of the aforesaid County Land Records;

(2) All that piece or parcel of land containing 10.02 acres, more or less, which was conveyed by Richard U. Comstock, et al, to Raymond C. Myers, et ux, by Deed dated June 14, 1961, and recorded in Liber 653, folio 648, one of the aforesaid County Land Records;

(3) All that piece or parcel of land conveyed by Richard U. Comstock, et al, to The Potomac Edison Company, by Agreement dated August 18, 1961 for an electric pole line right-of-way, and recorded in Liber 668, folio 68, one of the aforesaid County Land Records.

TOGETHER WITH all the buildings and improvements thereon and all the rights, ways, roads, waters, privileges and appurtenances thereunto belonging or in anywise appertaining.

TO HAVE AND TO HOLD THE above described piece or parcel of land and premises unto and to the proper use and benefit of said Mortgagee, its heirs, successors and assigns, forever, in fee simple.

PROVIDED, if the said Mortgagors, their heirs, successors, or assigns, shall pay to the said Mortgagee, or order, the promissory note aforesaid at maturity and the interest thereon, or