ACKNOWLEDGMENT OF PURCHASE

ASSIGNEE'S SALE

OF VALUABLE REAL ESTATE

BRADDOCK HEIGHTS IN FREDERICK COUNTY

By virtue of the power of sale contained in a Mortgage of A. Dittmar Shaff and Romona Shaff, his wife, dated January 10, 1974 and recorded in Liber 930, folio 505, etc., among the Land Records of Frederick County, Maryland, said mortgage having been assigned to the undersigned Assignee for the purpose of Foreclosure, default having occurred in the terms and conditions of the said Mortgage, the undersigned will offer for sale at the Court House Door in Frederick City, Frederick County, Maryland, on:

FRIDAY, DECEMBER 12, 1975

AT 11:00 O'CLOCK A.M.

all that parcel of land situate along U.S. Route 40 at or near Braddock Heights, Braddock Election District, Frederick County, Maryland, containing 1 acre, more or less and being the same real estate conveyed in a deed from Emma V. Hemp and Bessie J. Hemp, unto A. Dittmar Shaff and Romona Shaff, his wife, dated May 15, 1964 and recorded in Liber 703 folio 315, one of the Land Records of Frederick County.

The property is improved with a one story frame and shingle dwelling having six rooms and bath, heated by forced air furnace. Has well water and a frame garage.

INSPECTION: For more particulars and showing, contact undersigned Assignee.

POSSESSION: Immediately upon final settlement.

TERMS OF SALE: A deposit of One Thousand ($1,000.00) Dollars in cash or check acceptable to Assignee at time of sale, balance in cash within five (5) days after ratification of sale by the Court. Interest to be paid on unpaid purchase money from date of ratification to date of settlement. Taxes and all public charges to be adjusted to date of settlement. All costs of conveyancing, including documentary and transfer taxes, to be at the expense of the purchaser or purchasers.

W. JEROME OFFUTT, Assignee
22 West Second Street
Frederick, Maryland 21701
301-662-8248 or 301-948-5633

WILLIAM L. HAUGH, JR. and
GEORGE T. HORMAN of
OFFUTT & HAUGH, P.A.
22 West Second Street
Frederick, Maryland 21701
Attorneys
JOHN L. PONTON, Auctioneer

THE POST, Frederick, Md., Monday, November 17, 1975

I/We/It hereby acknowledge(s) that I/We/It have/has this 12th day of December, 1975, purchased at Public Sale of W. Jerome Offutt, Assignee in Equity No. 25,898, the real estate situate along U.S. Route 40 at or near Braddock Heights, Braddock Election District, Frederick County, Maryland, containing 1 acre, more or less, for the sum of Thirteen thousand five hundred

($ 13,500.00) Dollars, and I/We/It hereby covenant(s) to comply with the terms of sale set forth in said advertisement and announced by the Auctioneer on the day of Sale.

WITNESS my/our/its hand(s) and Seal(s).

Enos Carnes (SEAL)
Enos Carnes

Mary E. Carnes (SEAL)
Mary E. Carnes

WITNESS:

John L. Ponton
John L. Ponton

Received of Enos Carnes and Mary E. Carnes

this 12th day of December, 1975, the sum of $1,000.00 as part purchase price for the above real estate.

"C. P. of Land"

W. Jerome Offutt
W. Jerome Offutt Assignee

Exhibit - Filed January 6, 1970