

EXHIBIT 4

ASSIGNEE'S SALE

ACKNOWLEDGEMENT OF PURCHASE

of valuable, improved real estate located at 124 Water Street, Frederick City, Frederick County, Maryland, and on the West side of Main Street in the Village of Creagerstown, Creagerstown Election District, Frederick County, Maryland.

By virtue of the power and authority contained in a mortgage from Henry H. Lease and Mary E. Lease, his wife, dated October 29, 1975 and recorded in Liber 972, folio 754, one of the Land Records of Frederick County, Maryland the undersigned Assignee will offer for sale at the Court House door Frederick, Maryland, on

THURSDAY, FEBRUARY 17, 1977

AT 11:00 A.M.

all the land described in said mortgage together with the improvements thereon, to wit:

PARCEL NO. 1: All that lot or parcel of land situate, lying and being on the East side of Water Street, extended, in Frederick City, Frederick County, Maryland, and fronting on said street twelve and one-half (12 1/2) feet and extending back for a depth one hundred thirty (130) feet, and improved with a dwelling house know known and designated as House No. 124 on said street. The lot or parcel hereby conveyed being the Southern half of Lot No. 15 on the Plat of Mary A. Welty's Addition to Frederick City, Maryland, as surveyed and platted May 23, 1891, by John S. Ramsburg and Horace B. Welty, Surveyors, said Plat being recorded in Liber No. W. I. P. No. 13, folio 376, one of the Land Records of Frederick County, Maryland.

BEING all and the same real estate that was described in a deed unto Henry H. Lease and Mary E. Lease, his wife, dated June 26, 1974 and recorded among the Land Records of Frederick County, Maryland, in Liber 942, folio 292.

The improvements on the said Parcel No. 1 consist of a two-story frame dwelling containing eight (8) rooms, two (2) baths, rear entrance by stairway to the second floor and gas furnace heating system.

PARCEL NO. 2: All that parcel of land and improvements known as Lot #82, situate and lying in Creagerstown District, Frederick County, Maryland, fronting on the West side of Main Street in the Village of Creagerstown, Creagerstown District, Frederick County, Maryland, as shown on the Survey No. 740-310 of Loihenhoefer Engineers, and being more particularly described as follows: BEGINNING at an iron pipe set at the front edge of the concrete sidewalk at the Southeast corner of the tract and running with the Western edge of Maryland State Route #550 using a fifty (50) foot right-of-way and as now possessed, no metes and bounds found in the Land Records, North 11° 05' 42" West 72.13 feet to an iron pipe set thence South 79° 03' 40" West 209.45 feet to an iron pipe set in the fence thence with said fence South 10° 15' 15" East 72.47 feet to an iron pipe set by a fence post thence with the fence North 78° 40' 13" East 210.53 feet to the point of beginning. Containing 15,296 feet of land, more or less.

BEING all and the same real estate that was described in a deed unto Henry H. Lease and Mary E. Lease, his wife, dated November 8, 1974 and recorded among the Land Records of Frederick County, Maryland, in Liber 950, folio 952.

The improvements on the said Parcel No. 2 consist of a two-story brick dwelling with metal roof containing seven (7) rooms and two (2) baths.

TERMS OF SALE: A deposit of 10% of the purchase price will be required in cash or certified check payable to the Assignee at the time of sale, the balance to be paid upon ratification of sale by the Court. The aforesaid parcels shall be sold separately until the mortgage indebtedness has been satisfied starting with Parcel No. 1 and then Parcel No. 2. All costs of conveyancing, revenue stamps and transfer taxes are to be borne by the purchaser or purchasers; all state and county real estate taxes and other public charges will be adjusted at the time of sale.

We do (does) hereby acknowledge that we have (has) purchased the real estate described as Parcel No. 2 in the advertisement attached hereto, at and for the sum of Eleven Thousand Six Hundred----- Dollars (\$11,600), the sum of One Thousand One Hundred Sixty----- Dollars (\$1,160.00) having been paid this date and the balance of Ten Thousand Four Hundred Forty----- Dollars (\$10,440) being due and payable at the time of final settlement; and we do (does) further covenant and agree that we will comply with the terms of sale as expressed in the advertisement attached hereto.

WITNESS our hand(s) and seal(s) this 17th day of February, 1977.

Domenick B. Sicilia (SEAL)
Domenick B. Sicilia
Karen K. Sicilia (SEAL)
Karen K. Sicilia
Purchaser(s)

WITNESS: Auctioneer
Emmert R. Bowlus
Emmert R. Bowlus

HOWARD R. STEPLER, JR.
Assignee

Mary Ann Stepler of
STEPLER & STEPLER
18 West Church Street
Frederick, Maryland 21701
Attorney
EMMERT R. BOWLUS, Auctioneer

STEPLER AND STEPLER
ATTORNEYS AT LAW
18 WEST CHURCH STREET
FREDERICK, MD. 21701
(301) 682-8304

Exhibit
Filed February 22, 1977