



ASSIGNEE'S SALE

Under and by virtue of the power of sale contained in a certain mortgage dated August 30, 1977 and recorded in Liber 1028, folio 540, one of the Land Records of Frederick County, from John T. Hane and Janet M. Hane, his wife, said mortgage having been duly assigned to the undersigned for the purpose of foreclosure, default having occurred therein and continuing, the undersigned, as assignee of said mortgage, will offer for sale at public auction at the Courthouse Door in Frederick City, Frederick County, Maryland, on

TUESDAY, OCTOBER 30, 1979

AT 11:00 A.M.

all the following described real estate, to-wit:

All those two contiguous pieces or parcels of land situate along the road leading from Shookstown to Gambrill's State Park, in Braddock Election District, Frederick County, Maryland, containing in the aggregate 3.59 acres of land, more or less.

Being all and the same real estate which was conveyed unto Jill M. Fisher by deed from Samuel Louis Fisher, dated March 18, 1975, and recorded and Liber 964, folio 877, one of the Land Records of Frederick County, Maryland.

Saving and excepting thereout and therefrom all that parcel of land conveyed unto Joseph D. Baker and Frances G. Baker, his wife, by deed dated February 7, 1973 and recorded in Liber 903, folio 608, one of said land records.

Being all and the same property conveyed unto John T. Hane and Janet M. Hane, his wife, by deed from Jill M. Fisher, dated the 30th day of August, 1977, and recorded in Liber 1028, folio 538, among the Land Records of Frederick County, Maryland.

This property is improved with a brick, two-story French Country House, containing fourteen (14) rooms, five and one-half (5½) baths, three (3) fireplaces, garage and screened porch. The house is served by a well and septic system. There is also a 60' x 120' tennis court.

TOGETHER WITH the improvements thereon and all rights, ways, easements and appurtenances thereunto belonging or in anywise appertaining.

TERMS OF SALE — A deposit of \$10,000.00 in cash or by certified or cashier's check will be required of the purchaser(s) at the time and place of the sale and the balance of said purchase price to be paid upon ratification of the sale by the Circuit Court for Frederick County, Maryland. Interest to be paid on said balance from the date of sale to date of settlement at the rate of 10%. Taxes and all other public charges will be adjusted to the date of settlement, all other expenses of conveyancing to be paid by the purchaser(s). Assignee reserves the right to withdraw the herein described property from sale at anytime.

H. REESE SHOEMAKER, JR.
Assignee

GEORGE WILLIAM SMITH, Auctioneer
SHOEMAKER AND SMITH
Solicitors for Assignee
124 North Court Street
Frederick, Maryland 21701
301-633-8100

ACKNOWLEDGMENT OF PURCHASE

We, the undersigned, hereby agree(s) to have purchased from H. Reese Shoemaker, Jr., Assignee in No. 29,545 Equity in the Circuit Court for Frederick County, the real estate described in the attached advertisement of public sale in accordance with the terms and conditions thereof, at and for the sum of One Hundred Seventy-six Thousand Dollars (\$176,000.00) of which the sum of Ten Thousand (\$10,000.00) is paid simultaneously with the execution hereof.

Dated:

Samuel L. Fisher (SEAL)
Samuel L. Fisher

(SEAL)

Witness:

George W. Smith
George W. Smith.

Filed Oct 31 1979