

Frederick, Md. Nov. 20, 1982

This is to certify, That the annexed Public Sale
was published in News-Post

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3 successive weeks prior to the 23rd
day of November, 1982

THE NEWS-POST

Per V. Marcia

Filed
Dec 14, 1982

LAW OFFICES
OFFUTT & HORMAN, P.A.

**ASSIGNEE'S SALE
OF DWELLING in BURKITTSVILLE
FREDERICK COUNTY, MARYLAND**

Under and by virtue of the power and authority contained in a certain Land Installment Contract from Edward C. Marker and Vera V. Marker, his wife, vendors, unto Mansfield Vars and Marie Vars, his wife, grantees, recorded in Liber 785, folio 77, among the Public Records for Frederick County, Maryland; and default having occurred in the payment of the obligation secured thereby, such default involving a condition in which the Land Installment Contract provides that a sale be made, and at the request of the vendors assured thereby, the Assignee hereinafter named will sell at public auction in front of the main entrance of the Courthouse door in Frederick County, Maryland on

**TUESDAY, NOVEMBER 23, 1982
AT 11:00 A.M.**

All that real estate situated, lying and being on the north side of East Main Street in the village of Burkittsville, Burkittsville Election District, Frederick County, Maryland, and containing 1 1/2 acres of land, more or less; and more particularly described as 307 East Main Street, Burkittsville, Maryland.

Said property is improved with a two story brick dwelling having 7 rooms, two fireplaces, bath, attic, and basement; electric hot water, oil-fired forced hot air furnace; well water with electric pump; and sanitary septic drain field. Requires some restoration.

TERMS OF SALE: A deposit of \$2,000.00 will be required on the date of sale in the form of cash, certified check, cashier's check or treasurer's check payable to "George T. Horman, Assignee." The balance of the purchase price shall be paid within (10) days of ratification of the sale by the Circuit Court for Frederick County, Maryland. Interest to be paid on the unpaid balance of purchase price from the date of sale to date of settlement at rate of 8% per annum. Taxes and all other public charges to be adjusted to date of sale.

All settlement costs and recordation costs including but not limited to the cost of any title examination required by the purchaser, attorney's fee, stamps, transfer tax and recording charges shall be paid by the purchaser. The Assignee, George T. Horman, reserves the right to withdraw this property from public sale and also reserves the right to reject any bid at public sale. Compliance with the terms of sale shall be made within the time aforesaid or deposit shall be forfeited and the property resold at the risk and costs of defaulting purchaser(s).

**GEORGE T. HORMAN,
ASSIGNEE
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