

DEED OF TRUST NOTE

\$ 50,400.00

July 27, 1994

Rockville, MD 20852

FOR VALUE RECEIVED, the undersigned jointly and severally promises to pay to the Guaranty Mortgage Corporation (the Beneficiary), or order, at its principal office at Kensington, Maryland 20895 or such other place as may be designated in writing by the holder of this Note, the principal sum of Fifty Thousand Four Hundred and No/100 Dollars (\$ 50,400.00) with interest on the unpaid balance from the date on this Note until paid, at the rate of Eleven percent (11 %) per annum.

The undersigned further promises and agrees as follows: Principal and interest shall be payable in single consecutive monthly installments of Four Hundred Seventy Nine and 98/100 Dollars (\$ 479.98) each on the first day of each month beginning September 1, 1984. These monthly installments shall continue until the indebtedness evidenced by this Note is fully paid. In any event, the balance of principal, if any, remaining unpaid, plus accrued interest, shall be due and payable on August 1, 2014.

All payments shall be made in lawful money of the United States of America at the offices of Guaranty Mortgage Corporation, 10902 Connecticut Ave., at Kensington, Maryland 20895, or at such other place as may be designated in writing by the holder hereof from time to time.

All payments shall be applied first to the payment of interest and then to the payment of principal and the remainder of the payment of expenses and other amounts as provided in the Deed of Trust of even date securing repayment of this Note. Interest shall be computed for the first month or fraction thereof on the total original indebtedness and for each subsequent month shall be computed on the amount of principal remaining unpaid on the first of the month.

In addition to regular monthly payments of principal and interest mentioned above, there shall also be due and payable from the first day of each month, monthly service charges, installments of taxes and assessments, ground rent (if applicable), property and mortgage insurance premiums, condominium and/or homeownership fee (if applicable), and any other fees, all as provided for in the Deed of Trust securing this Note.

The undersigned shall also pay (1) a "late charge" equal to four percent (4%) of any monthly payment required by this Note if such payment is made more than fifteen (15) days after the due date in order to cover the extra expenses involved in handling delinquent payments; and (2) costs of collection including a reasonable attorney's fee if this Note is referred to an attorney for collection after default.

The undersigned shall have the right to prepay this Note in whole, or in an amount equal to one or more monthly payments on the principal on any installment date.

If any monthly installment under this Note is not paid when due, or upon any other event of default of any covenant or provision of this Note or the Deed of Trust, and if such default is not cured within the time period set forth in the Deed of Trust, the entire principal amount outstanding, accrued interest thereon, and all other sums secured by the Deed of Trust, shall at once become due and payable without notice, at the option of the holder of this Note. Failure to exercise this option shall not constitute a waiver of the right to exercise the same in the event of any subsequent default. If suit is brought to collect any amount due under this Note or the Deed of Trust, the Noteholder shall be entitled to collect all reasonable costs and expenses of suit, including, but not limited to, reasonable attorney's fees.