BOOK 56 PAGE 20

CERTIFICATE OF PUBLICATION

From THE NEWS-POST Frederick, Md.

LAW OFFICES
MILES & STOCKBRIDGE
22 West Jefferson Street
Rockville, Maryland 20850

SUBSTITUTE
TRUSTEE'S SALE

Of valuable improved real estate located in Frederick County, Maryland. By virtue of the power and authority contained in a certain Deed of Trust dated April 7, 1986, and recorded April 15, 1986, in Liber 1332 at folio 417, among the Land Records for Frederick County, Maryland, the undersigned Substitute Trustee will sell, at public auction, on:

AUGUST 16, 1988

AT 10:00 a.m.

on the front steps of the courthouse for the Circuit Court for Frederick County, Maryland, all the land and premises more particularly described as follows:

Being known and designated as Lot No. 1 on a plat entitled "Lots 1 thru 4 Section One, WINDSOR ROAD HEIGHTS" which plat is recorded among the Land Records of Frederick County in Plat Book No. 31 at folio 139, and having the address of 11250 Windsor Road, Ijamsville, Maryland.

TERMS OF SALE: This advertisement, as amended or supplemented by any oral announcements during the conduct of the sale, constitutes the Substitute Trustee's entire terms upon which such premises shall be offered for sale. If the Substitute Trustee determines that any opening bid is not commensurate with the value of the premises, he may reject the bid and withdraw the premises from sale.

The premises are sold "as-is", and the Substitute Trustee makes no representations, with respect to the condition of the premises. The premises are sold subject to any and all convenants, conditions, restrictions, easements, rights-of-way and limitations of record. The premises are sold subject to the rights of any persons, in possession of all or of any part of the premises as tenants under recorded or unrecorded leases, if any.

A deposit of $8,000.00 in cash, cashier's check, certified check or some other form of exchange acceptable to the Substitute Trustee, in his sole and final discretion, will be required from the purchaser at the time of sale. The balance of the purchase price, together with interest on such balance, at the rate of ten percent (10%) per annum from the date of sale to the date of settlement, must be paid by cashier's or certified check at the time of settlement.

All state, county and city real estate taxes, other public charges, regular and special assessments and the like shall be adjusted to the date of the foreclosure sale and thereafter assumed by the purchaser. The purchaser shall pay all state, county and city transfer taxes, recordation taxes and fees, title examination costs, and all other incidental settlement costs.

The purchaser shall comply with the terms of sale within ten (10) days after ratification thereto by the Circuit Court for Frederick County, Maryland; TIME BEING OF THE ESSENCE. If the purchaser shall fail to comply with the terms of sale, the Substitute Trustee may declare the entire deposit forfeited and resell the premises at the risk and cost of the defaulting purchaser.

Prospective purchasers may obtain more detailed information concerning this sale by contacting the Substitute Trustee. When calling, please refer to the property's address and the relevant county.

RICHARD E. HAGERTY
MILES & STOCKBRIDGE
Attorneys for the
Substitute Trustee
22 West Jefferson
Rockville, MD 20850
301-762-1600

Frederick, Md. 8/30, 1988

This is to certify that the annexed public Notice was published in News/Post 2 newspapers published in Frederick County on the following dates: August 11, 1988

THE NEWS-POST

Per Cindy Davis

CERTIFICATE OF PUBLICATION

From THE NEWS-POST Frederick, Md.

Frederick, Md. Dec. 29, 1988

This is to certify that the annexed Order was published in News/Post 2 newspapers published in Frederick County on the following dates: Dec. 14, 21, 28

THE NEWS-POST

Per Beverly Beale

FILED

JAN 17 1989

BY:

150 ORDER NISI

ORDER NISI ON SALES
Richard E. Hagerty
Substitute Trustee
vs.
Chancellor R. Johnson
and Debra H. Johnson.
No. 4624E Civil In the Circuit Court for Frederick County sitting in Equity. September TERM, 1988 In the Matter of the Report of Sales filed the 14th day of September 1988. Ordered, That on the 11th day of January 1989, the Court will proceed to act upon the Report of Sales of Real Estate, reported to said Court by Richard E. Hagerty Substitute Trustee in the above cause, and filed therein as aforesaid to finally ratify and confirm the same, unless cause to the contrary thereof be shown before said day; provided a copy of this notice be inserted in some newspaper published in Frederick County for three successive weeks prior to said day. The report states the amount of sales to be $152,000.00 Dated this 12th day of December 1988.

Charles C. Keller
Clerk of the Circuit Court
for Frederick County

Richard E. Hagerty
22 West Jefferson
Rockville, Md. 20850
Dec. 14, 21, 28