

supposed to contain thirty one or two acres, more or less, at and for the sum of twenty five dollars per acre, and in addition the sum of one hundred and fifty dollars, of the damages, assessed by the County Commissioners, in consequence of the new road to be opened through said Lands, leading to the Potomac Bridge near Minnie's Mills - All the water right from the adjoining Lands, belonging to said Cronis, to be taken off by pipes, by said Hook, and the right of his, the said Hook, to lay pipes, along and through said Cronis lands, to his, the said Hook's lands, from the upper opening, or under an aperture. And the said Jacob Hook of Jt. or party of the second part, for the consideration above mentioned, agrees to pay unto the said Conrad & Henry Cronis, the sum of seventy five dollars per acre, for so many acres, as the said aforementioned Lands, may be, when ascertained by actual survey, and also the sum of $\frac{1}{2}$ of the damages, assessed in consequence of said new road above noted, the same to be levied in Hook's name in the following manner viz: Two hundred dollars, on the 1st day of April 1857; and the residue, in two equal annual payments, upon the 1st day of April 1857, with interest from date thereof. And is to take possession of said premises on the 1st day of September next 1856.

In testimony whereof the parties herunto have set their hands, on the day and year aforesaid.
 Test. Conrad Cronis & Henry Cronis
Jb. J. G. Miller Jacob Hook of Jacob

Henry Cronis } No 2992, Equity

vs } In the Circuit Court for Frederick County, in Equity
 Jacob G. Hook, & others }
 This cause standing ready for a hearing and being submitted, The Bill answered, order of publication, exhibits, depositions, and all other proceedings were by the Court read and considered, It is thereupon this 26th day of October 1861 by Madison Nelson Circuit Judge for the Third Judicial Circuit of the State of Maryland and by the authority of the Circuit Court for Frederick County, as a Court of Equity, ordered, adjudged and decreed that the Bill of Complaint be and the same is hereby taken pro confesso as against the non-resident Jacob G. Hook. And it is further ordered, adjudged and decreed that the land and premises in the proceeding in this cause mentioned, be sold, to pay the sum of unpaid purchase money due the complainant with all interest thereon, that Henry Cronis of Frederick County, be and he is hereby appointed a trustee to make ^{said} sale, and that the course and manner of his proceedings shall be as follows, He shall first file with the Clerk of the Court a bond to the State of Maryland, executed by himself and two or more securities to be approved by this Court or the Clerk thereof, in the penalty of \$1000, conditioned for the faithful performance of the trust reposed in him by this decree or which may be imposed in him by any future decree or order in the premises, He shall then proceed to make sale of the said real estate, having first given at least three weeks previous notice inserted in some newspaper published in Frederick County, and such other notices as he may think proper of the time place manner and terms of sale, which terms shall be as follows One third of the purchase money in cash, on the day of sale or ratification thereof by the Court at the election of the purchaser or purchasers, the residue in one and two years from the day of sale, the purchaser or purchasers giving his, her or their notes for the same, with security to be approved by the Court and bearing interest from the day of sale, And as soon as may be convenient after any such sale or sales, the said Trustee shall report to this Court a full and particular account of the same, with an affidavit of the truth thereof and of the fairness of each sale or sales annexed; and on ratification of each sale or sales, by the Court, and on payment of the whole purchase money and not before, the said Trustee shall convey to the purchaser or purchasers of the said property, and to his, her or their heirs, the property to them by them sold, free, clear and discharged of all claim of the parties to this cause, and of any person or persons claiming by, for or under them or any of them, And the said Trustee shall bring into this Court the money arising on such sale or sales, and the bonds or notes which may be taken for the same to be disposed of under the order and direction of this Court after deducting therefrom the costs of this suit and such commissions to the trustee as the Court shall think proper to allow on consideration of the skill, attention and fidelity, which with his oath appears to have discharged his trust.

M. Nelson