of a tract called "Bunker Hill" part of a tract called "Sand Stone Ridge" part of a tract called "Carrollton" and part of a tract called "Hill in the middle" containing in the aggregate (Exclusive of the Rail Road) Two hundred and fifteen acres more or less particularly described by metes and bounds, courses and distances in a deed from Nathan T Talbott to said Daniel S Rotto and now recorded among the Land Records of Frederick County, And to which deed of Mortgage there was a condition annexed that if the said Daniel Rotto shall pay on or before the respective days fixed for the payment of the said Notes as they respectively become due and payable, together with the interest due thereon, then said Mortgage shall be void And it was also provided that if default shall be made in the payment of the sealed Notes aforesaid, or any of them, or the interest thereon at the time or in the manner aforesaid, then it shall be lawful for the said Nathan T Talbott his executors, administrators or assigns, to sell said Mortgaged premises at the City Hotel in Frederick-Town by Public Auction for cash &c, all of which will more fully and at large appear by reference to said seal Notes, And a certified copy of said deed of Mortgage herewith Exhibited as Exhibits No. 1 No. 2 No 3 & No. 4, which said Mortgage he prays may be taken and considered together with all other Exhibits hereinafter produced as part of this his report of Sales. Your Mortgagee further reports that the sealed Note for the sum of Five hundred dollars has been paid, but that default having been made by the said Daniel S Rotto in the payment of the seal Note for the sum of One thousand dollars together with the interest due thereon payable on the fifteenth day of May 1873, and Your Mortgagee being empowered by the terms and conditions in said Mortgage contained to make sale of the Real Estate, said Mortgagee having first filed in the Clerks Office of your Honorable Court, his Bond to the State of Maryland in the penalty of Nine thousand, Five hundred dollars, and which said Bond was duly approved by the Clerk of your Honorable Court, and having given Public notice of the time, place and terms of sale by Advertisement in the Republican Citizen a Newspaper published in Frederick-Town, once a week for three successive weeks prior to the day of Sale, giving notice of the time place and terms of sale. And said Mortgagee further reports that in pursuance of said notice he did attend at the City Hotel Frederick City, Maryland, on Saturday the 28th day of June 1873, at Eleven o'clock A.M. and then and there proceeded to make sale of said Mortgaged premises. Said Mortgagee then offered at Public Sale to the highest bidder, "All that piece or parcel of Land situate lying and being near the Point of Rocks in the County of Frederick and State of Maryland comprising part of a tract of Land called "The Resurvey on Hobsons Choice" part of a tract called "Bunker Hill" part of a tract called "Sand Stone Ridge" part of a tract called "Carrollton" and part of a tract called "Hill in the middle" containing in the aggregate Two hundred and Fifteen acres of Land more or less and fully described by metes and bounds, courses and distances in a deed from Nathan T Talbott to Daniel S Rotto dated 17th day of July 1872 and recorded among the Land Records of Frederick County, and adjoining the Lands of Mrs Susan Nathan T Talbott and Henry Michael, and sold the same to John H Race of the State of Pennsylvania at and for the sum of Twenty two dollars per acre, and for cash, the terms of sale as prescribed by the Mortgage, and set forth in advertisement annexed to the memorandum of sale. And said Mortgagee further reports that he has received from the said John H Race the purchaser, One thousand dollars in part payment of said Land, and said purchaser promising to comply fully with the terms of sale