

house on it and cannot be divided as it is too small, I think it is worth from Two hundred to Two hundred and Fifty dollars (\$200. to \$250)

Whereupon there being no other witnesses present to be examined and no further time being required for the production of evidences the Commissioner stored the said Commission and herewith returns the same under his hand and seal on this 5th day of January 1875.

W. B. Nelson *Commiss.*

Costs of Commission		
William B Nelson	Comr	\$ 8. 00
J. H. Willard	Shuff fee	1. 25
A. Burkhart	Attee & mileage	1. 25
Fred. V. Measel	"	. 75
		<u>\$ 11 25</u>

Filed Jan'y 6 1875.

W. B. Nelson *Commiss.*

James Sadler & others vs John Sadler & others No. 4011 Equity. In the Circuit Court for Frederick County, sitting as a Court of Equity December Term 1874.

The above cause standing ready for a hearing and being submitted the Bill Answer Exhibits and Evidence and all other proceedings were by the Court read and considered. It is thereupon this 5th day of February in the year 1875 by the Circuit Court for Frederick County as a Court of Equity and by the authority of said Court adjudged ordered and decreed that the Land and premises mentioned in these proceedings be sold and that William F. Preston of Frederick County be and he is hereby appointed Trustee to make the said sales and that the course and manner of his proceeding shall be as follows: He shall first file in the Clerk's Office of this Court a bond to the State of Maryland executed by himself with a surety or sureties to be approved by the Court or the Clerk thereof in the penalty of Seven hundred dollars conditioned for the faithful performance of the trust reposed in him by this decree or which may be reposed in him by any future order or decree 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 printed in Frederick County and such other notice as he may think proper of the time place manner and terms of Sale which terms shall be as follows. One half of the purchase money to be paid on the day of Sale or on the ratification thereof by the Court the residue in Six months the purchaser or purchasers giving his her or their notes with approved security 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 return to this Court a full and particular account of the same with an affidavit of the truth thereof and of the fairness of such sale or sales annexed and on the ratification of such sale or sales by the Court and on payment of the whole purchase money and not before the said Trustee by a good and sufficient deed to be executed and acknowledged agreeably to law shall convey to the purchaser or the purchasers of the said property and to his her or their heirs the property to him her or them sold free clear and discharged of all claim of the parties to this cause and of