

could be made very profitable with small investment, as lime cannot be procured nearer than the vicinity of Frederick. The improvements consist of a 2^o Story Dwelling and Kitchen, Barn, Corn-Crib, Spring House and other outbuildings, Apple and Peach Orchard of select fruit in full bearing, small fruit of various kinds, and three springs of never failing pure water. By authority vested in me by the aforesaid Mortgage, I will also sell at the same time and place, A Tract of Land, delightfully situated on the East bank of the Monocacy river opposite the Frederick Junction of the Baltimore & Ohio rail road, containing $4\frac{1}{8}$ Acres of Land, more or less, which was conveyed to the said Mortgagee by deed dated the 3^o day of April 1872, and recorded in Liber C. M. No. 8, Folio 400 &c, one of the Land Records of Frederick County. This lot adjoins the lands of Jas. H. Gambrell, Francis Marshall and others, and is handsomely improved by a Two Story Dwelling, Park Building and Kitchen, Stable, Ice House and other necessary outbuildings, with Apples, Peaches, Grapes &c, and a never failing spring of water. This is a very desirable Country residence, or could be made a popular Summer resort; is within 3 miles of Frederick City, and is accessible by private Conveyance and by rail road. This House and Lot will be sold subject to a prior Mortgage of \$400 with interest from 1st day of April 1875. Persons wishing to view the premises can apply to Mr. Howwood, residing on the farm, and Mr. Miller on the Junction property; other information can be obtained on application at the Common Office, Frederick.

Terms. — Farm, \$1,500 cash, residue in equal Payments of one and two years. Lot and Dwelling, \$400 cash, Balance in equal Payments of one and two years notes, to be satisfactorily secured, bearing interest from first day of April, 1877, when possession of both places will be given. Expense of Conveyancing to be paid by purchaser. Sale positive Oct 27. 6t. & M. H. Derr, Mortgagee.

I hereby acknowledge that I have this 2^o day of December A. D. 1876, bought of M. H. Derr, Mortgagee, the Farm described in the annexed (and foregoing) advertisement at and for the sum of Sixteen Dollars, per acre, and I obligate myself to comply with the terms of sale specified in the annexed (and foregoing) advertisement. It being agreed as a condition of the said purchase that the deed for said property is to be free and clear of the potential right of dower of the wife, of J. Hull, Mortgagee.

Test: Henry R. Harris
 Filed December 4th 1876
 C. F. Ransburg

Order nisi William H. Derr } No. 4209 Equity, in the Circuit Court for
 Mortgage of Adamson Hull } Frederick County, sitting in Equity
 on }
 Petition } September Term, 1876.

Ordered this 4th day of December 1876, that on the 27th day of December next, the Court will proceed to act upon Petition and Report of Sales this day filed William H. Derr, Mortgagee, in the above case, unless cause