

No. 4528 Equity

Decree for the sale of Real Estate

William Lutz et al  
 vs  
 Henry Lambert et al } No. 55 In the Orphan's Court for Washington County  
 sitting as a Court of Equity

Decree  
for Sale

This Cause standing ready for a hearing, and being submitted, the Bill, Answer, Exhibits and Testimony taken in Open Court were read and considered

It is thereupon, this 11<sup>th</sup> day of March eighteen hundred and seventy three by the Orphan's Court for Washington County, sitting as a Court of Equity

Adjudged, Ordered, and Decreed, that the Real Estate described and mentioned in the proceedings in the above cause be sold, and that William H Lutz be and he is hereby appointed Trustee to make said sale, and that the course and manner of his proceedings shall be as follows he shall first file him bond with this Court in the penalty of two thousand dollars, current money, to be executed by him and a surety or sureties, to be approved by this Court, conditioned for the faithful performance of the trust reposed in him by this decree or order in the premises. He shall then proceed to sell having previously given at least three weeks public notice, in some newspaper, or newspapers published in Washington County, of the time, place, manner and terms of sale, which terms shall be as follows, viz. One third of the purchase money to be paid in hand on the day of sale or the ratification thereof and the residue in two equal annual payments with interest thereon from the day of sale, the purchaser or purchasers to give his or their notes or bonds with a surety or sureties to be approved by said Trustee for the said deferred payments, and so as may be convenient after the making said sale, the Trustee shall report to this Court upon oath, a full and particular account of his proceedings under this decree, with the name of the purchaser or purchasers, and on the ratification of such sale, or sales, by this Court, and on the 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 purchasers of 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 any person claiming by, from or under them.

And the said Trustee shall bring into this Court the money arising on such sale, and the bonds or notes which may be taken for the same, to be disposed of under the direction of this Court, after deducting therefrom the costs of this suit and such Commissions to the said Trustee, as this Court shall allow, in consideration of the skill, attention and fidelity wherewith he shall appear to have discharged his trust.

J. S. Smith  
 Wm H. Knorr  
 John E. Smith

Report of Sale

William H Lutz et al  
 vs  
 George H. Guinness, et al } No. 55. Real Estate Sales, in the Orphan's  
 Court for Washington County  
 To the Honorable Orphan's Court for Washington  
 County, as a Court of Equity.

The report of William H Lutz trustee appointed by the decree in this Cause to make sale of certain real estate therein mentioned, shows, that after giving bond with security, for the faithful discharge of his trust as required by said decree, and giving notice of the time, place, manner and terms of sale by advertisements in the Hagerstown Mail, a newspaper published in Washington