

No. 4655 Equity

In the Circuit Court for Frederick County sitting as a Court of Equity.

To the Honorable the Judges of the Circuit Court for Frederick County sitting as a Court of Equity.

The Report of John B. Thomas the Trustee appointed in and by the decree in this Cause to make sale of the Real estate therein, directed to be sold respectfully shows, that he first proceeded to the State of Maryland in the month of January thousand Dollars with a certificate duly approved as required by said decree and thereafter at the instance of some of the parties in interest and with a view to avoid as much expense as possible with great diligence sought to sell said Real estate at private sale and that after very untiring labor and perseverance he succeeded in selling the same at private sale for the sum of Fifteen thousand and five hundred Dollars to Rev. S. A. Mann upon the terms set forth in a memorandum herewith filed marked J. B. T. No. 1

The said Trustee believes the said sale to be a fair and good one and he is convinced that more money could not have been secured at public Auction and doubts greatly whether as much would have been realized. Under these circumstances he respectfully asks that said sale be ratified, though not made at public Auction. The cost of Advertising for a public sale and the amount of an Auctioneers compensation have been paid, and all the parties in interest except one being adults, no substantial objection can be interposed to the departure from the terms of the decree, in the opinion of your Trustee.

Wherefore he prays that your Honors may ratify said sale as though made at public Auction instead of at private sale.

Whole amount of Purchase money \$13,500.00

J. B. Thomas

Solicitor

Respectfully submitted

John B. Thomas, Trustee.

State of Maryland, Frederick County, to wit

On this seventeenth day of February A. D. 1882 before me Clerk of the Circuit Court for Frederick County, sitting in Equity, came the above named John B. Thomas and made oath in due form of law that the matters and things stated in the foregoing report are true to the best of his knowledge and belief, and that the sale therein reported was fairly made

Adolphus Fearhake Jr., Clerk

Exhibit J. B. T.

This agreement made this fourteenth day of February 1882, by and between John B. Thomas, Trustee, of Frederick County and State of Maryland of the first part, and Rev. S. A. Mann of Frederick County and State of Maryland of the second part, Witnesseth, that for and in consideration of the sum of Fifteen thousand and five hundred dollars, current money to be paid to the said John B. Thomas Trustee in a manner and form as hereinafter set forth, the said John B. Thomas Trustee agrees to sell unto the said Rev. S. A. Mann all that farm or tract of Land and buildings thereon known as the "Grove Farm," located in Middletown Valley on the road leading from Jefferson to Middletown in said County and State belong to the heirs of Martin S. Grove deceased, and the said Rev. S. A. Mann agrees to purchase and take said farm or tract of Land, containing 220 1/4 Acres of Land more or less, for the sum of Fifteen thousand five hundred Dollars, current money to be paid to the said John B. Thomas Trustee or his representative hereon the terms