

No 4947 Equity

said Dennis H Maynard in the payment of my indebtedness to him as aforesaid and also by reason of the said Dennis H Maynard being my security as aforesaid, I, the said Basil Maynard have executed this mortgage. Now this mortgage witnesseth that in Consideration of the premises and of the sum of one dollar the said Basil Maynard doth grant unto the said Dennis H Maynard of Carroll County State of Maryland, his heirs and assigns in fee simple all that part of a tract of land called Strawberry Plains and Pleasant Fields situated in Frederick County State of Maryland where Basil Maynard now resides. And being the same property that was conveyed to said Basil Maynard by Charles Simmons and Elizabeth G Simmons his wife by their deed bearing date the Twelfth day of November Eighteen hundred and fifty one, containing one hundred and twenty two acres and sixteen square perches of land more or less, save and except Eleven and a half acres and eight square perches of land in two pieces, that was conveyed to the said Dennis H Maynard by the said Basil Maynard and Joanna Maynard his wife by their deed bearing date the _____ day of 18 ____ said deed have been duly recorded among the Land Records of Frederick County, State of Maryland, reference thereto being had will more fully appear. Together with the buildings and improvements thereon, and the rights ways water privileges appurtenances and advantages thereto belonging or in any wise appertaining. Provided that if the said Basil Maynard, his heirs, executors, administrators or assigns shall pay the aforesaid sum of money at maturity together with the interest thereon according to the tenor of the two aforesaid single bills, and shall perform all the covenants herein on his part to be performed then this mortgage shall be void, and it is agreed that until default be made in the premises, the said Basil Maynard shall possess the aforesaid property upon paying in the meantime all taxes that are due or may become due on said mortgaged property, but in case of any default being made in any condition of this mortgage then these presents are hereby declared to be made in trust and the said Dennis H Maynard his heirs executors administrators and assigns or his duly constituted Attorney or agent are hereby authorized and empowered to sell the property hereby mortgaged; and to grant and convey the same to the purchaser or purchasers thereof, or his heir or their heirs or assigns, which sale shall be made in the following manner, by giving at least twenty days notice of the time, place, manner and terms of sale (which shall be for Cash) in some newspaper published in Frederick County State of Maryland and by bills past up at Public places, and the proceeds arising from such sale to apply 1st to the payment of all expenses incident to such sale including such Commissions as is allowed to Trustees appointed by the Circuit Court 2nd to the payment of all moneys owing hereunder or by virtue of the aforesaid two single bills, and as to the balance to pay it over to said Basil Maynard his heirs or assigns

Witness

Witness my hand and seal

James H Clemson

Basil Maynard

Seal

State of Maryland Frederick County to wit:

I hereby certify that on this Fifth day of July A.D. 1881 before the subscriber a Justice of the Peace of the State of Maryland in and for Frederick County personally appeared Basil Maynard and acknowledged the within and foregoing mortgage to be his act and deed and at the same time before me personally appeared also Dennis H Maynard the within named Mortgagee and made oath on the Holy Evangelists of Almighty God that the Consideration set forth in the foregoing mortgage is true and bona fide as therein set forth

Sworn and acknowledged before James H. Clemson J.P.

State of Maryland Frederick County to wit:

I hereby certify that the foregoing is a true copy of a mortgage from Basil Maynard to Dennis H Maynard as recorded in Liber A.F. No 3 folios 85 & 86 one of the Land Records of Frederick County

In testimony whereof I hereunto subscribe my name and affix the seal of the Circuit Court for Frederick County this 10th day of December A.D. 1883

Adolphus Frankhale J.

Clerk



Filed Dec 12, 1883