No. 6650. Equity.

highest bidder therefore, taking the certificate of purchase which is herewith filed as Exhibit No. 2 your petitioner reports the aggregate amount of sales to be ($800.00) All of which is submitted for the action of your Honorable Court; and your petitioner prays that said sales may be ratified.

J. Wm. Payne, receiver

State of Maryland Frederick County to wit: I hereby certify that on this 24th day of November in the year A.D. 1896 before the subscriber the Clerk of the Circuit Court for Frederick County personally appeared J. William Payne receiver of Mortgages and made oath in due form of law that the matters and things set forth in the above and foregoing report of sales are true and bona fide as therein stated, and that said sales were fairly made.

John L. Jordan, Clerk.

Exhibit No. 1.

No. 1. Exhibit

This Mortgage made this tenth day of February in the year of our Lord Eighteen Hundred and Ninety, one by Laura Jane Dixon and Charles F. Dixon her husband of Frederick County, State of Maryland. Witnesseth, that whereas the said Laura Jane Dixon and Charles F. Dixon her husband and by their single bill bearing Even date with this mortgage and payable three years after date to Mary A. Payne or order, for the sum of Sixteen Hundred Dollars, with interest from date, the interest to be paid semi annually, at six per cent per annum, stand indebted to the said Mary A. Payne in the amount of money in said single bill recited, and for the purpose of securing the payment of said single bill together with all interest that may accrue thereon when the same shall become due and payable by the terms thereof, the said Laura Jane Dixon and Charles F. Dixon her husband, have agreed to execute this Mortgage now, therefore in consideration of the above recited premises and for the further consideration of the sum of five Dollars paid us, by the said Mary A. Payne at and before the execution and delivery of this mortgage, the receipt whereof is hereby acknowledged we, the said Laura Jane Dixon and Charles F. Dixon her husband do hereby grant and convey unto the said Mary F. Payne all of our right, title, interest and Estate, of, in and to all that lot or parcel of ground and improvements thereon situate lying and being on the South side of West All Saints street in Frederick City, Frederick County, Maryland, and being the same property described in a Deed from from C. V. P. Levy and John C. Motter Trustees to Laura Jane Dixon of date July 30 - 1883 and as found recorded in Liber A.F.H. No. 7, folio 382 one of the Land Records of Frederick County, Maryland. Provided, that if we the said Laura Jane Dixon and Charles F. Dixon her husband, her Executors, administrators or assigns shall pay or cause to be paid to the said Mary A. Payne her heirs, Executors Administrators or assigns, the said single bill together with all interest that may accrue thereon when the same shall become due and payable by the terms thereof, then this mortgage shall be null and Void. Provided also that until default shall be made in the payment of the said single