

107579, Equity

Decree

Filed June 13, 1903

James T. Phelan " 10.7579 Equity
 VS " In the Circuit Court for
 Rachel Barber, Mary " Frederick's County, sitting
 E. Davis, et al. " as a Court of Equity
 May term 1903

The above cause standing ready for a hearing, and submitted the Decree, Answer, Exhibits, Testimony, and Considered and all other proceedings were by the Court read and Considered

It is therefore, this 13th day of June in the year nineteen hundred and three by the Circuit Court for Frederick's County, as a Court of Equity, and by the Authority of said Court, adjudged, ordered, and decreed, that the land and premises mentioned in these proceedings be sold. Subject to the donor's right of Ellen Phelan widow of James T. Phelan and that John P. Norman and Thaddeus M. Burr, of Frederick's County, be and they are hereby appointed Trustees to make the said sale, and the course and manner of their proceedings shall be as follows: They shall first file in the clerk's office of this Court, a Bond to the State of Maryland executed by them with a Surety, or Sureties to be approved by the Court or the clerk thereof, in the penalty of One Thousand Dollars conditioned for the faithful performance of the trust imposed in them by this decree, or which may be required in them by any order, or decree in the premises. They shall then proceed to make sale of the said Real Estate having first given at least three weeks previous notice, inserted in some newspaper printed in Frederick's County and such other notice as they may think proper of the time, place, manner and terms of sale which terms shall be as follows. One half of the purchase money to be paid in cash on the day of sale or on the ratification thereof by the Court, the residue in six months the purchaser or purchasers giving his her, or their notes, with approved Security and bearing interest from day of sale, or in cash at the option of purchaser and as soon as may be convenient after any such sale or sales, the said Trustees shall return to the Court a full and particular account of the same, with an affidavit of the truth thereof, and of the fairness of such sale or sales aforesaid, and on the ratification of such sale or sales by the Court, and on payment of the whole purchase money, and cost before, the said Trustees by a good Sufferance deed to be executed and acknowledged aforesaid, to law, shall convey to the purchaser or purchasers of the said property, and to his, her or their heirs, the property to him her or them sold, free, clear and discharged of all claims of the parties to this cause and of any person or claiming by from or under them: and the said Trustees shall bring into the Court the money arising on such sales, and the bonds or notes which may be taken for the same, to be disposed of under the direction of the Court, after deducting