

No 7253 Equity.

Semiannually, the other payable to the order of Annie M. Grove for the Sum of Five Hundred Dollars with interest from date at five and one half per centum per annum, the interest payable semiannually are indebted unto said Hiram J. Grove and Annie M. Grove in the amount of Money in said promissory notes respectively recited and for the purpose of securing the payment of said respective promissory notes, together with all interest that may accrue thereon, when due and payable by the terms thereof, said John W. Late and Elizabeth M. Late his wife have agreed to execute this Mortgage, Now therefore in Consideration of Five Dollars paid us by said Hiram J. Grove, and five dollars paid us by said Annie M. Grove at and before the execution and delivery of this Mortgage the receipt whereof is hereby acknowledged, we said John W. Late and Elizabeth M. Late, his wife do hereby grant and convey unto said Hiram J. Grove and Annie M. Grove all our right, title interest and estate of us and to all that tract piece or parcel of land situate, lying and being in Cragston Station District, Frederick County, State of Maryland, and containing one hundred and fifty three and three fourth acres of land more or less with the buildings and improvements thereon, and the rights ways and appurtenances therunto belonging and being the same land conveyed to said John W. Late from Jacob Late by deed dated April 15th, 1891, and duly recorded in Liber N. S. P. No. 13 folio 267, one of the Land Records of said Frederick County, provided that if John W. Late and Elizabeth M. Late shall pay or cause to be paid said Hiram J. Grove and Annie M. Grove their executors, administrators or assigns the aforesaid Sums of Two Thousand and Five Hundred dollars as named in said respective promissory notes together with all interest that may accrue on them or either of them when the same shall become due and payable by the terms thereof and shall perform all the covenants herein contained on their part to be performed then this Mortgage shall be null and void, provided that until default shall be made in the payment of said respective promissory or either of them or until default shall be made in the