

hereby mortgaged, at public sale, for cash, on the premises, after having given at least three weeks, previous notice of the time, place, manner and terms of sale, in the first place, to the payment of all expenses incident thereto, including the usual commissions and reasonable Counsel fees, then to the payment of the aforesaid mortgage debt and the interest thereon, and the balance, if any, shall be paid to the said Lucinda Phleeger.

WITNESS my hand and seal.

Lucinda Phleeger (seal)

Test. Walter L. Rensburg

State of Maryland, Frederick County, to-wit; -

I hereby certify, that on this First day of January, A. D. 1918, before me, the subscriber, a Notary Public of the State of Maryland, in and for Frederick County, personally appeared Lucinda Phleeger, and did acknowledge the foregoing Mortgage to be her act, and at the same time also appeared personally Clarence M. Phleeger, the above named Mortgagee, and made oath in due form of law that the consideration stated in the foregoing mortgage is true and bona fide as therein set forth; and the said Clarence M. Phleeger did also make oath in due form of law that he has not required the mortgagor, to pay the tax levied upon the interest covenanted to be paid in advance, nor will he require any tax levied thereon to be paid by the said mortgagor, or any person for her, during the existence of the mortgage.

Walter L. Rensburg (seal)
Notary Public.



(Filed November 25th, 1921)

EXHIBIT "B"

THIS MORTGAGE, made this 31st day of July, in the year Nineteen hundred and nineteen, by me, Lucinda Phleeger, of Frederick County, in the State of Maryland;

WITNESSETH, that in consideration of my being now indebted unto Clarence M. Phleeger in the sum of Two hundred and fifty dollars (\$250.00) by my promissory note for said amount of even date herewith, payable to the order of Clarence M. Phleeger, Six (6) months after date, with interest from date at the rate of five per cent (5%) per annum payable semi-annually, and in order to secure to the said Clarence M. Phleeger the payment of said sum of money and the interest thereon when the same shall be due and payable, according to the tenor of said promissory note, I do grant unto the said Clarence M. Phleeger all the certain lot or parcel of land and appurtenances thereto, situated in the town of Middletown, County of Frederick, State of Maryland, and described as follows, to-wit; -

That HOUSE and LOT OF GROUND being part of the resurvey in Turkey Range and, also being the same premises heretofore conveyed by Clayton O. Keedy, trustee, to Charles E. Ifert by deed dated October 17, 1887, and duly recorded in Lib. W. I. P. No. 4, Fol. 563, etc, one of the Land Records of Frederick County; it being all and the same real property that was conveyed by Charles E. Ifert and Susan E. Ifert, his wife to Lucinda Phleeger, by deed dated March 30, 1905, and duly recorded in Lib. H. W. B. No. 312, Fol. 168 etc, one of the Land Records of Frederick County.

PROVIDED, that if, the said Lucinda Phleeger shall pay the sum of Two hundred and fifty dollars (\$250.00) and the interest thereon when the same shall be due and payable according to the terms of the said promissory note, then this mortgage shall be void.

And the said mortgagor does hereby covenant that she will pay the said sum of \$250.00, and the interest thereon, when the same shall be due and payable according to the tenor of the said promissory note, and she does further covenant that she will keep the buildings upon the premises hereby mortgaged fully insured against loss or damage by fire during the existence of this mortgage, and will cause the policy or policies of such insurance to be so assigned or endorsed so that in case of loss or damage by fire the proceeds of such insurance shall enure to the benefit of the said Clarence M. Phleeger to the extent of his mortgage interest in said premises.

PROVIDED that if the said Lucinda Phleeger should make default in the payment of the said sum of (\$250.00) or the interest thereon, when the same is due and payable, and the payment thereof shall be