

at public sale in front of the Court House door in Frederick City, Frederick County, Maryland, on Saturday, February 23, 1924, at the hour of 11 o'clock A.M., and then and there sold the first of the said tracts unto Charles McC. Mathias and the second of said tracts unto Ross P. Stull, they being then and there the highest and best bidders therefor, at and for the sum of Fifty-four Dollars (\$54.00) per acre and the sum of two Dollars (\$2.00) per acre, respectively, which purchasers have fully complied with the terms of sale and signed a memorandum of purchase, which is filed herewith as a part hereof and marked Exhibit "D".

WHEREFORE, your petitioner reports the gross amount of the sales to be Eight Thousand One Hundred Sixty three Dollars and Seventy-one Cents (\$8,163.71) and prays that your honorable court may ratify and confirm the above sale as reported.

Leslie N. Coblentz.
Assignee of Mortgagee.

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

I hereby certify that on this 26th day of February, A.D. 1924, before me, the subscriber, the Clerk of the Court of Frederick County, personally appeared Leslie N. Coblentz, Assignee of Mortgagee, and made oath in due form of law that the matters and things in the foregoing Petition and Report of sale are true as therein set forth to the best of his knowledge and belief, and that the sale as therein reported was fairly made.

Eli G. Haugh
Clerk.

E X H I B I T "A".

This Mortgage, made this 23rd day of May, in the year Nineteen Hundred and Twenty-One, by William T. Owens and Nani F. G. Owens, his wife, of Montgomery County, State of Maryland,

W I T N E S S E T H;- That whereas the said William T. Owens and Nani F. G. Owens, his wife, now stand indebted unto Thomas Arnold, of Frederick County, State of Maryland, in the sum of Seven Thousand Dollars (\$7,000.00), upon their promissory note of even date herewith, payable to the order of the said Thomas Arnold, six months after date, with interest at six per cent per annum, payable semi-annually, and for the better securing the payment of the said promissory note at maturity, or of any other note or notes that may from time to time be given hereafter in renewal of the same or of any part thereof, and for the further consideration of the sum of One Dollar paid by the said Thomas Arnold to the said William T. Owens and Nani F. G. Owens, his wife, the receipt of which is hereby acknowledged, we, the said William T. Owens and Nani F. G. Owens, his wife, do grant in fee simple unto the said Thomas Arnold all the following described real estate situate, lying and being in Frederick County, State of Maryland,

FIRST. All that tract of land, containing 150 acres 2 roods and 16.67 square perches of land, more or less;

SECOND; All that piece or parcel of mountain land, being a part of a tract of land called "Hide and Seek", containing 12 $\frac{3}{4}$ acres of land, more or less; both of the tracts of land being all the same land conveyed unto the said William T. Owens and Nani F. G. Owens, his wife, by Annie May Miller and D. Earl Miller, her husband, William L. Miller and Carrie B. Miller, his wife, by deed dated the 12th day of September, A.D. 1917, and recorded in Liber E. W. B. No. 322, folio 411, etc., one of the Land Records of Frederick County.

TOGETHER with all and singular the buildings, improvements, rights, ways, privileges and appurtenances thereunto belonging or in any wise appertaining.

Provided, that if the said William T. Owens and Nani F. G. Owens, his wife, their personal representatives or assigns, shall pay the said promissory note at maturity, with all interest due thereon, or any other renewal thereof, and shall perform each and every covenant in this mortgage contained, then this mortgage shall be null and void.

And further provided, that until default be made in the payment of the promissory note aforesaid at maturity, or of any renewal thereof, or in the payment of any installment of interest thereon when the same is due according to the tenor of said promissory note, the said William T. Owens and Nani