

or all cash at the option of the purchaser and as soon as may be convenient after any such sale or sales, the said Trustee shall return to this Court a full and particular account of the same, with an affidavit of the trust thereof, and of the fairness of such sale or sales annexed, and on the ratification of such sale or sales by the Court, and on payment of the whole purchase money, and not before, the said Trustee, by a good and sufficient deed to be executed and acknowledged agreeably 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 claim of the parties to this cause, and of any person or persons claiming by, from, or under them. and the said Trustee shall bring into this Court the money arising on such sale or sales, and the bonds or notes which may be taken for the same, to be disposed of under the direction of this Court, after deducting therefrom the costs of this suit, and such commission to the said Trustee as the Court shall think proper to allow, on consideration of the skill, attention and fidelity wherewith he shall appear to have discharged his trust.

(Filed August 15, 1924)

Hammond Urner.

REPORT OF SALE.

Charles S. Boyer. et al.	"	No. 10,939 Equity.
Vs.	"	In the Circuit Court for Frederick
Willis Boyer	"	County, sitting as a Court of Equity.
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The Report of Sale of Real Estate of Sherman P. Powers, Trustee, appointed to make the sale in the above-entitled cause, respectfully shows unto your Honorable Court;-

1. That in pursuance of the Decree of this Court in No. 10,939, in the above-entitled cause, the undersigned Trustee, after having given bond with approved security and having filed the same in your Honorable Court, advertised the hereinafter described real estate once a week for four successful weeks prior to the day of sale, in "The Frederick Post," a newspaper published in Frederick County Md., a copy of which bills is also filed herewith marked "Hand Bill Exhibit" your Trustee did attend at the premises, at or near New Market, on the Public Road leading from McKaig to New Market, in Frederick County, Md., at the hour of 2 o'clock, p.m. Wednesday, September 10, 1924, being the time and place designated in said advertisement of sale, and then and there offered for sale and sold to the highest bidder the hereinafter described real estate.

Being all these lots or parcels of land, together with the improvements thereon, situate in Frederick County, and lying along or near the Public Road leading from McKaig to New Market, as described fully in the sale bill exhibit filed herewith as part hereof, and particularly described further as follows;- FIRST;- All that real estate and premises described in the deed from Sarah E. Zellers and husband, unto Peter Boyer, dated April 3, 1872, and duly recorded in Liber C.M. No. 8 Folio 200, one of the Land Records of Frederick County, containing 71 acres of land, more or less, 27 acres of woodland and 45 acres of tilable land. SECOND;- All that real estate and premises described in the deed from Christena Boyer and others unto Peter Boyer, dated March 8, 1865, and duly recorded in Liber J.W. 1.C.21, folio 422, one of the Land Records of Frederick County, containing 52 acres of land, more or less, being 12 acres used as a meadow, and the remainder millpond space and woodland, improved by a mill and dwelling house. THIRD;- All that real estate and premises in the deed from Eliza Boyer unto Catherine A. Boyer, dated December 28, 1891, and duly recorded in Liber J. 1.J. 1, folio 54, one of the Land Records of Frederick County, containing 84 acres of land, being 25 acres of tillable land and remaining woodland, improved by a dwelling house, barn and other buildings. FOURTH;- All that real estate and premises described in the deed from Adam Boyer and wife, et al. dated March 24, 1900, and duly recorded in Liber D.H.H.5, folio 630, one of the Land Records of Frederick County, being woodland. Your Trustee sold the property to Willis Boyer and Laura J. Boyer, his wife, at and for the sum of Seven Thousand Four Hundred and Forty Dollars (\$7,440.00), the said Willis Boyer and Laura J. Boyer being the highest and best bidders therefor, and your Trustee took their acknowledgement of