

lying and being on the East side of Main Street, in Sabillasville, Frederick County, Maryland, consisting of a lot of ground 66 feet wide and 220 feet deep, which is fully described in the deed, executed by Cleveland S. Bussard and wife, to the said Maurice M. Sherman, bearing even date herewith, and intended to be recorded, prior hereto, among the Land Records of Frederick County, as by reference thereto will more fully appear.

TOGETHER With the improvements thereon, and the easements and appurtenances thereunto belonging, or in any wise appertaining.

TO HAVE AND TO HOLD The above described land and premises, unto himself, the said Kaulfman Waskins, his personal representatives and assigns, subject to the following terms, covenants and conditions.

PROVIDED; That if the said Maurice M. Sherman and Frieda Sherman, his wife, their executors, administrators or assigns, shall pay the aforesaid promissory note to the said Kaulfman Waskins, his executors, administrators or assigns, at maturity, and the interest thereon, according to the tenor of said note, then this mortgage shall be void; and

PROVIDED; That until default of such payment, the mortgagors shall possess the mortgaged premises, and the said Maurice M. Sherman and Frieda Sherman, his wife, hereby covenant that they will, during the continuance of this mortgage, keep the buildings on said mortgaged premises fully insured in the minimum sum of Two Thousand (\$2000.00) Dollars, against loss or damage by fire, and that they will cause the policy or policies of such insurance to be so framed or endorsed as that, in case of loss or damage, the avails thereof shall inure to the benefit of the mortgagee, or his assigns, to the extent of his lien or claim under this mortgage; and

PROVIDED; That if default shall be made in the payment of said promissory note at maturity, or the interest thereon, or if default shall be made in any of the covenants of this mortgage, then it shall be lawful for the said Kaulfman Waskins, his personal representatives or assigns, to sell the mortgage premises in front of the Court House Door in Frederick City, Frederick County, Maryland, at public auction for cash, after giving at least three weeks prior notice of the time, place, manner and terms of the sale, by advertisement in some one or more newspapers published in Frederick County, Maryland at least once a week prior to the day of the sale, and to apply the proceeds of such sale to the payment, in the first place of all expenses attending said sale, including reasonable counsel fees and the usual chancery commissions, and then to the payment of this mortgage debt and interest, and the surplus, if any, to the said Maurice M. Sherman and Frieda Sherman, his wife, their heirs and assigns.

WITNESS Our hands and seals the day and year first above written.

Test; M. Margaret Marsh.

Maurice M. Sherman (seal)
Freida Sherman (seal)

State of Maryland, Frederick County, Set; -

I hereby certify, That on this 28th day of September, 1922, before the subscriber, a Notary Public, duly commissioned and qualified, in and for the State and County, aforesaid, personally appeared Maurice M. Sherman and Frieda Sherman, his wife, the within named Mortgagors, and duly acknowledged the foregoing mortgage to be their respective act.



M. Margaret Marsh.
Notary Public.

State of Maryland, Frederick County, Set; -

I hereby certify, That on this 28th day of September, 1922, before the subscriber a Notary Public, duly commissioned and qualified, in and for the State and County, aforesaid, personally appeared Kaulfman Waskins, the aforementioned Mortgagor, and made oath