

PUBLIC SALE OF VALUABLE REAL ESTATE

By virtue of a decree of the Circuit Court for Frederick County, sitting in Equity, passed on the 30th day of October, 1928, in a cause pending in said Court, known as No. 11,701 in which Margaret J. House is Plaintiff and Annie House, Joseph A. House, U. Grant House, et al., are Defendants, the under signed Trustees will sell at public sale at the Court House door in Frederick City, Frederick County, Maryland, on Saturday December 1st, 1928, at 11 O'clock a.m. all the following described real estate, of which a certain Levin B. House, late of Frederick County, Maryland, died, seized, and possessed, to-wit; -

I. All that lot or parcel of ground situate and lying in Frederick County, State of Maryland, in the City of Frederick, on the South side of West Patrick Street, and designated as Nos. 252 and 256, and on said street and improved with a Three-Story Brick Dwelling-House, and store room, together with other buildings, including two garages; said lot fronting on the South side of said West Patrick street forty-nine (49) feet two and one-half ($2\frac{1}{2}$) inches, (the same being the distance between the Northeast corner of the stone dwelling formerly owned by A. J. Wilcoxson and the brick house formerly owned by J. H. Ramsburg) and the brick house formerly owned by J. H. Ramsburg) and running back on the western side of said lot, along the eastern side of said A. J. Wilcoxson lot, a depth of two hundred and seventy eight (278) feet; and running back for depth on its eastern side, as follows;

Beginning at the Northwest corner of the brick dwelling house formerly owned by said J. H. Ramsburg and running with the west wall of said house Southerly forty eight (48) feet, four inches (4) inches, more or less, to the Southwest corner of said house; thence from said center bearing Southwardly along the line of fence as it now stands, thirty-one (31) feet, eleven (11) inches thence Eastwardly six (6) feet, six (6) inches; thence Southwardly to the Southeast corner of a brick stable thirty eight (38) feet, nine (9) inches, thence bearing a little Southwardly along the property formerly owned by Horation W. Bentz, one hundred and ninety (190) feet and four (4) inches to meet the Western line aforesaid at the end thereof, the same being the end of the lot hereby conveyed.

It being the same real estate heretofore conveyed unto Levin B. House by Eugene Sponseller, by deed bearing date of July 12 1916, and recorded in Liber No. 318, Folio 177, etc., one of the Land Records of Frederick County, as by reference thereto will fully appear.

The house on this property contains six rooms and has furnace, electric lights bath and other modern conveniences.

II. All that tract of land situate, lying and being in Frederick City, Frederick County, Maryland and being a part of Lynch and Orndorff's Addition to Frederick, Maryland, and included within the following lines; Beginning at a point on the South building line of Madison Street, said point being the Northeast corner of the lot now or formerly owned by William Wiles and running thence by and with the East line of the property of the said Wiles, S. 24 degrees 40 feet West 160 feet to an alley; thence S. 65 degrees 20 feet East 40 feet, thence N. 24 degrees 40 feet East 160 feet to the South building line of Madison Street, thence 65 degrees 20 West 40 feet to the beginning and being the same real estate heretofore conveyed unto the said Levin B. House by Charles C. Murray and Ella E. Murray his wife, by deed dated April 4th, 1914, and recorded in Liber H. W. B. No. 308, Folio 352, etc., one of the Land Records of Frederick County, as by reference thereto will fully appear.

This property is improved with a Two-Story Double Brick Dwelling-House, said house being known and designated as Nos. 346 and 248 on said Madison Street. The last described property will be offered first as a whole; this bid will be held and the houses then offered separately, the property going to the highest bidder or bidders.

Terms of Sale, as prescribed by the Circuit Court for Frederick County; One-half of the purchase money to be paid in cash on the day of sale, or on the ratification thereof by the Court,