WITNESSETH;- Whereas a certain George Smith did on the 27th day of May in the year 1892 by his Deed of Mortgage, duly executed acknowledged and recorded in Liber J.L.J.No.4 folio 24 &c, one of the Land Records of Frederick County, conveyed unto Cyrus F.Smith the Real Estate hereinafter described to secure the payment of a certain debt of Six hundred and Thirty Two Dollars and Sixty six cents therein specified, in which Mortgage the said Cyrus F.Smith was authorized in the event of default in the payment of said indebtedness to sell said mortgaged premises at public sale for cash upon the said premises after giving at least twenty one days notice by advertisement by advertisement in one or more newspapers published in Frederick Coumty once a week for three successive weeks prior to the day of sale, and apply the proceeds aarising from such sale to the payment in the first place of the expenses incident of said sale including reasonable Counsel fees and usual trustees chancery Commissions, Second to thepayment of said indebtedness and any interest accrued thereon to day of sale, and the surplus if any to be paid over the said George Smith all of which will fully appear from the record thereof and whereas the said Cyrus F.Smith filed his bond with the Clerk of the Circuit Court for Frederick County in such sum and with such security as was approved by said Clerk as required by the Code of Public General Laws of the State of Maryland, and after having given notice for more than twenty one days of the time, place, manner and terms of sale by advertisement in the Emmitsburg Chronicle, a newspaper published in Frederick County as required by said Mortgage and did pursuant to said notice sell said Real Estate on the Twenty Ninth day of February in the year Nineteen hundred and Twenty-Four at public sale for the sum of Twenty-vive hundred and Sixty two dollars and Forty seven cents ($2562.47) cash to himself the said Cyrus F.Smith he being the highest and best bidder therefor, and whereas the said CyrusbF.Smith did report said sale to the Circuit Court for Frederick County, sitting as a Court of Equity, which said Court has finally ratified and confirmed said sale and appointed the said Eugene L.Rowe Trustee to convey the said Real Estate to the purchaser thereof all of which will fully appear from the proceedings in No. 7735 Equity in said Court. Now therefore this deed witnesseth that in consideration of the premises and of One Dollars Iythe said Eugene L.Rowe Trustee as aforesaid do hereby grant and convey unto the said Cyrus F.Smith all the right and title which the said George Smith had at the time of the recording of said Mortgage in and to all that Real Estate of which the saidGeorge Smith died seized and possessed consisting first of a tract of land situated in Frederick County and State of Maryland and 3½ miles South of the Town of Emmitsburg, along and East of the Public Road leading from said Town to Loys Station of the Western Maryland Rail Road adjoining lands of Eli Knipple Charles A.Dorsey and others containing Ninety acres of land more or less and being part of "Buck Forrest"which was conveyed to the said George Smith by Lewis Elder by his deed dated June 25th, 1870, and recorded among the land records of said Frederick County in Liber C.M.No.5 folio 383 &c, and second of a tract of land called "All is Safe Now" situated in said Frederick County, on the South side of the Village of Rocky Ridge, adjoining lands of Elsie Miller Hezakiah Fox and others, which contains five acres and three square perches of land more or less, and was conveyed to the said George Smith by Julia J.Baugher and others, by their deed dated July 8th.1881, and recorded among the aforesaid Land Records in Liber A.F.No.5 folio 382 &c, both tracts being the same real estate which is described in the Mortgage aforesaid and in the proceedings in said Equity cause No.7735 Equity aforesaid.

Witness my hand and seal.

Eugene L.Rowe, (seal)
Trustee.

Test; Henry Stokes.

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

I hereby certify that on this 29th day of March in the year Nineteen hundred and four, before the subscriber a Justice of the Peace of the State of Maryland in and for Frederick County aforesaid personally appeared the above named Eugene L.Rowe, and acknowledged the aforegoind deed to be his act for the purposes therein set forth.

Henry Stokes J.P.