

him by Elizabeth M. Harris, Assignee of Ernest F. Harris, and Mary McGill Dennis, Assignees of George R. Dennis Jr. of a Mortgage executed by Margaret E. Harris, unmarried, to the said George R. Dennis Jr., respectfully shows unto your Honors:

1st. That on the 16th day of March in the year A. D. 1926, Margaret E. Harris being indebted to George R. Dennis Jr. in the sum of Thirty-Three Hundred and Fifty Dollars (\$3350.00) as evidenced by her two promissory notes each in the sum of Sixteen Hundred and Seventy-five Dollars of said date for said sum of money, each payable to the said George R. Dennis Jr., or order, one year after date with interest from date, at the rate of six per centum per annum, executed her deed of Mortgage of said date to secure the payment of said notes and interest, whereby she conveyed unto the said George R. Dennis Jr., all of that tract of land situate in Urbana District, Frederick County, in the State of Maryland, containing 232 acres and 27 perches of land, more or less, and being the same tract of land which was conveyed by John P. Harris and Eberle F. Harris, Executors of their father, Eberle F. Harris, deceased, by deed dated October 7, 1898, and recorded among the Land Records of said County in Liber D. H. H. No. 3, folio 102, etc. The said Margaret E. Harris having acquired a one-half undivided interest in said real estate through descent from the said Eberle F. Harris, her father, who died intestate and a widower, and leaving as his only heirs at law a son, James P. Harris, and a daughter, Margaret E. Harris, each of whom were seized and possessed of a one-half undivided interest in said land, the said interest of James P. Harris having been conveyed to the said Margaret E. Harris, by George R. Dennis Jr., trustee of said James P. Harris, by deed dated the 16th day of March in the year 1926, and recorded in Liber 356. folio 430, one of the said Land Records of said county, That in said Mortgage it was among other things provided, that "if default be made in the payment of said money, the interest thereon to accrue, or in any part of either of them, at the time limited for the payment of the same or in any agreement, covenant or condition of this mortgage, then the entire mortgage debt shall be deemed due and demandable; and it shall be lawful for the said George R. Dennis Jr. his personal representatives and assigns or duly constituted attorney, to sell the said mortgaged premises at the Court House door in Frederick City, Frederick County, Maryland, at Public Auction for Cash, after first giving at least three weeks public notice of the time, place, manner and terms of sale, by advertisement inserted in some newspaper published in Frederick County, once a week for three successive weeks prior to the day of sale, and to apply the proceeds of said sale as in said Mortgage stipulated.

All of which will fully appear by reference to a certified copy of said mortgage filed herewith as "Exhibit Mortgage" and which, together with all other exhibits herewith produced, it is prayed may be taken and considered as part of this Petition and Report.

That on the 16th day of March A. D. 1926 the said George R. Dennis Jr., for value received transferred and assigned a one-half interest in said Mortgage to Ernest F. Harris and the other one-half interest in same to Mary McGill Dennis, that on the 14th day of June A. D. 1929, the said Ernest F. Harris assigned his one-half interest to Elizabeth M. Harris and on the 14th day of October A. D. 1931, the said Elizabeth M. Harris and Mary McGill Dennis assigned the said Mortgage to George R. Dennis Jr. for the purpose of foreclosure the amount due on said mortgage being, together with interest, the sum of \$3744.13, all of which will appear by reference to statement of indebtedness herewith filed, marked "Statement" filed herewith as a part hereof.

3d. That default having been made in the payment of said indebtedness at the time limited for the payment thereof and also in the payment of interest thereon subsequent to said assignment, the said George R. Dennis Jr., assignee, having filed his duly approved bond as required by law, advertised the said property for sale at public auction, and, after giving three weeks notice of the time, place and manner and terms of sale by advertisements inserted