

Lewis J. Wachter and Ida A. Wachter, his wife, to The FrederickTown Savings Institution, Mortgagee, the above named Petitioner, who made oath in due form of law that the matters and facts stated in the above and foregoing Petition are true as therein set forth to the best of his knowledge, information and belief, and that the sale therein reported was fairly made. Witness my hand and Notarial seal on this 19th day of August, in the year 1933.

Notarial

Leona G. Mercer
Notary Public.

(Filed August 19, 1933)

"EXHIBIT A"

At the request of The Frederick-Town Savings Institution the following Mortgage is received for record and recorded March 26th 1918 at 12.45 O'Clock P. M.

Test:- Eli G. Haugh, Clerk.

THIS MORTGAGE Made this 26th day of March, in the year nineteen hundred and eighteen, by Lewis J. Wachter and Ida A. Wachter, his wife, residents of Frederick County, in the State of Maryland; Witnesseth, that whereas the said Lewis J. Wachter and Ida A. Wachter, his wife, now stand indebted to The Frederick-Town Savings Institution, a body corporate of the State of Maryland, in Frederick County, in the sum of Eighteen thousand Dollars (\$18,000) upon their joint and several promissory notes of even date herewith, payable to the said The Frederick-Town Savings Institution, or order, on demand, with interest from date and for the better securing the payment of the said promissory note, at maturity, or of any other note or notes that may from time to time be given hereafter in renewal of the same, or any part thereof, we, the said Lewis J. Wachter and Ida A. Wachter, his wife, have agreed to execute this Mortgage.

NOW, THEREFORE, in consideration of the premises, and of the sum of One Dollar, current money, paid by the said The Frederick-Town Savings Institution, to the said Lewis J. Wachter and Ida A. Wachter, his wife, before the delivery of this Mortgage, the receipt of which is hereby acknowledged, we, the said Lewis J. Wachter and Ida A. Wachter, his wife, do hereby grant in fee simple to the said The Frederick-Town Savings Institution, all the following described pieces and parcels of land, together with the buildings and improvements thereon, and the rights and ways thereunto belonging, situate, lying and being in Frederick County, State of Maryland, and described as follows;

All that farm situated, lying and being in Woodsborough District in Frederick County Maryland, being the same real estate as described in the Deed from Mae Smith, et al, to Lewis J. Wachter and Ida A. Wachter, his wife, dated March 26th, 1918, and recorded on the date March 26th, 1918, among the Land Records of Frederick County, Maryland;- and being the same real estate as described in the Deed from James W. Smith, widower, to Mae Smith at al, dated July 26th, 1916, and recorded in Liber No. 318, folios 221 etc., one of the Land Records of Frederick County, Maryland;- containing 171 acres, and 11 Square perches of land, more or less;-

PROVIDED that if the said mortgagor their heirs or executors, administrators or assigns shall pay to the said The Frederick-Town Savings Institution, or order, the promissory note aforesaid at maturity, or shall pay any renewal thereof when such renewal note shall mature and be payable and keep all the covenants herein on the part of said mortgagors agreed to be performed, then this mortgage shall be void.

AND PROVIDED, that until default be made in the payment of the promissory note aforesaid at maturity, or of any renewal thereof, when such renewal note shall mature and be payable, or until default be made in any covenant herein contained, the said mortgagors shall possess the mortgaged premises as of their present estate therein.