

promissory note of said date for said sum of money, payable to said Central Trust Company of Maryland or order six months after date, with interest from date at the rate of six per cent per annum, executed its deed of mortgage of said date to secure the payment of said note and interest; whereby it conveyed unto said Central Trust Company of Maryland (1) The lot fronting on the west side of North Market Street thirty-nine and one-half feet and extending back, westwardly, the same width, across lots Nos. 207, 208, 209, 210 and 211 to the east side of Klinehart's Alley, as the said lots appear on a plat of the City of Frederick, Maryland, and (2) the lot adjoining the above on the north, fronting thirty-nine and one-half feet on the east side of Klinehart's Alley and extending back, eastwardly, the same width, across lot No. 211 and partly across lot No. 210, one hundred feet and (3) the lot adjoining the first mentioned lot on the south, fronting on the east side of Klinehart's Alley twenty-eight feet and extending back, eastwardly, across lot No. 211 and partly across lot No. 210, a distance of ninety feet; being all and the same real estate more particularly described and set forth in a deed from George T. Baumgardner, et al. to John Baumgardner, Incorporated, a body corporate, dated the ninth day of November, in the year 1918, and duly recorded among the Land Records of Frederick County, in Liber 326, folio 405 etc., as by reference thereto will more fully and at large appear; in which said mortgage it was, among other things, provided that if default should be made in the payment of the said principal or interest, in whole or in part, when due or upon any default being made in the performance of any covenant or condition in the mortgage contained, then, in either case, it should be lawful for any assignee of the said mortgage to sell the mortgaged premises at public auction for cash after having first given at least three weeks' previous notice of such sale by advertisement inserted at least once a week in some newspaper published in Frederick County stating the time, place, manner and terms of sale, and to apply the proceeds of such sale as in the said mortgage stipulated.

All of which will more fully appear by reference to a certified copy of said mortgage filed herewith as "Exhibit 3" and which, together with all other exhibits herewith procured, it is prayed may be taken and considered as part of this petition and report.

2. 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 the interest thereon when said interest became due and payable, the said mortgage was assigned to David C. Winebrenner 3d for the purpose of foreclosure, by endorsement to that effect at the foot of said mortgage; which will also fully appear by reference to the certified copy herewith filed.

3. That subsequently to said assignment the said David C. Winebrenner 3d, Assignee, having first filed his duly approved bond, as required by law, advertised said property for sale at public auction, and, after giving notice of the time, place, manner and terms of sale by advertisement inserted in The Daily News, a newspaper published in Frederick County, Maryland, once a week for more than three successive weeks prior to the day of sale, did, pursuant to said notice, attend at the Court House door, in the City of Frederick, Maryland, on the eleventh day of May, 1935, at the hour of 11 o'clock A. M., and did then and there sell, pursuant to said advertisement, the property described in the foregoing paragraph, as a whole, at and for the sum of seven thousand five hundred dollars (\$7,500.00), to James H. Cramer, he being at that sum the highest bidder therefor.

4. That said purchaser, in accordance with the advertisement, has made a deposit of one thousand dollars (\$1,000.00) to insure compliance with its terms, and has signed a written acknowledgment of purchase, which is filed herewith and marked "Exhibit 2".

5. That there is attached hereto and prayed to be made a part hereof a printer's certificate of the advertisement of sale marked "Exhibit 1".

6. That the gross amount of said sale is seven thousand five hundred dollars (\$7,500.00).

WHEREFORE, your petitioner prays that said sale, after the publication of the usual order