

thousand two hundred sixty seven dollars and ninety five cents (\$4,267.95), payable in monthly instalments of seventeen dollars and seventy seven cents (\$17.77) each from the date of the said note until June, 1936, and thereafter in monthly instalments of thirty nine dollars and forty six cents (\$39.46), each, as will appear by reference to said note, and for better securing the payment thereof, the said Alice H. Cady, widow, executed her mortgage deed to said Home Owners' Loan Corporation, which said mortgage bore even date with said note and was duly recorded in Liber 392, folio 59 etc., one of the Land Records of Frederick County, Maryland.

That by said mortgage said mortgagor conveyed unto the said mortgagee all that lot of ground situate in Frederick County, State of Maryland, and described as follows, that is to say:

All that property situate on the East side of Carroll Street in Thurmont, Maryland, fronting 65 feet on said street, and running back 155 feet to an alley in the rear appurtenant to said lot. It being the same property as conveyed to Alice H. Cady and Frank L. Cady, her husband, by Jane A. Sipes, widow, by deed dated May 17, 1920, and recorded in Liber 333, folio 45, of the Land Records of Frederick County.

Said property having become vested in Alice H. Cady, by operation of law, upon the death of her husband, Frank L. Cady.

Together with the buildings and improvements thereon and the rights, roads, ways, waters, privileges, appurtenances and advantages thereto belonging, or in anywise appertaining, together with all heating, plumbing and lighting fixtures and appliances now affixed to and being part of the realty.

That the said Alice H. Cady, widow, covenanted with the said Home Owners' Loan Corporation, among other things, to pay the mortgage debt and all interest thereon accrued, when and if the same was due and payable as therein provided, and she further covenanted and agreed to pay all taxes and assessments, levies, public dues and charges of every kind, levied or assessed on the mortgaged property when legally demandable, and further covenanted to keep all buildings erected and to be erected upon said property insured against loss or damage by fire or other contingency in an amount approved by the mortgagee.

That in said mortgage it was, among other things, provided that in case of any default being made in the payment of said mortgage debt or the interest thereon to accrue in any part or either of them, at the time limited for payment of the same, and said default should continue for ninety days, or in default of any agreement, covenant or condition in said mortgage, then the entire mortgage debt should be deemed due and demandable at the option of the mortgagee and it should be lawful for the mortgagee or its assigns, or John I. Rowe and Joseph D. Mish, or either of them, at any time after such default to sell the mortgaged property or such much thereof as might be necessary to satisfy and pay said debt, interest charges and all costs incurred in making such sale, (under Article 66, Sections 6 to 10 of the Maryland Code, Public General Laws or any other General or Local Laws relating to mortgages) and to grant and convey the said property to the purchaser or purchasers thereof, his, her or their heirs, personal representatives or assigns, and which sale should be made in the manner following, viz., upon giving twenty days' notice of the time, place, manner and terms of sale in a newspaper printed in Frederick County, and such other notice as by the said mortgagee or its assigns might be deemed expedient; and in the event of a sale of said property under the assent to decree or powers thereby granted, the proceeds arising from such sale to apply first, to the payment of all expenses incident to such sale,