

This cause standing ready for hearing and being submitted upon the Bill and Answers, and the same having been by the Court read and considered, and it appearing that it would be to the interest and advantage of the life tenant and remaindermen herein that a sale of the real estate setforth in these proceedings be decreed in accordance with the terms of the Contract of Sale between Lydia S. R. Snyder, et. al., and J. Russell Boyer and Ettie May Boyer, his wife, dated November 1, 1938, and filed in these proceedings as Exhibit "D", and that the proceeds thereof be invested to inure in like manner as provided by the Last Will and Testament of Vernon A. Snyder, late of Frederick County, Maryland, deceased.

It is thereupon, this 19th day of November, 1938, by the Circuit Court for Frederick County, sitting as a Court of Equity, and by the authority thereof, adjudged, ordered and decreed that the real estate setforth in these proceedings be sold unto J. Russell Boyer and Ettie May Boyer, his wife, at and for the sum of Two Thousand, Two Hundred Dollars (\$2,200.00) in accordance with the said Contract of Sale, subject to the final ratification of said sale by this Court, and that Amos A. Holter be, and he is hereby, appointed Trustee to consummate said sale, and that the course and manner of his proceedings shall be as follows:

He shall first file with the Clerk of this Court a bond to the State of Maryland executed by him in the penalty of Two Thousand, Five Hundred Dollars (\$2,500.00) if given with corporate surety, and in the penalty of Four Thousand Dollars (\$4,000.00) if given with private sureties, said bond to be approved by this Court or the Clerk thereof, conditioned for the faithful performance of the trust reposed in him by this or any future order or decree in the premises; and on the payment of the whole purchase money and the final ratification of said sale by this Court and not before, the said Trustee by a good and sufficient deed to be executed and acknowledged agreeably to law shall convey unto the purchasers of said property, or to their heirs, the said property free, clear and discharged of all claim of the parties to this cause and of any person or persons claiming by, from or under them, and the said Trustee shall after filing his Report of Sale and the final ratification thereof bring into this Court the money arising from said sale, which shall, after deducting the costs of this suit, a reasonable counsel fee and such commission to the said Trustee as this Court shall think proper to allow in consideration of the skill, attention and fidelity wherewith he shall appear to have discharged his trust, to be invested under the direction of this Court so as to inure in like manner as by the said original Will provided, to the use of the same parties as would be entitled to the land sold.

Arthur D. Willard
Judge of the Circuit Court for Frederick
County.

Filed November 19, 1938.

"Exhibit A"

Copy of the last Will and Testament of Mary A. Simmons, decd.

I, Mary A. Simmons of Frederick County State of Maryland, do make, ordain and publish this my last Will and Testament in manner and form following, to-wit, after all my just debts and funeral expenses are paid I give devise and bequeath as follows,

I give, devise and bequeath all my estate of every kind and nature real personal and mixed to Vernon A. Snyder.

I constitute and appoint Vernon A. Snyder to be my sole Administrator of this my last Will.

In testimony whereof I hereto subscribe my name and affix my seal this 8 day of December in the year 1879.

her
Mary A. x Simmons (SEAL)
mark

Signed, sealed published and declared by Mary A. Simmons the above named Testator