bona fide as therein set forth.

Witness my hand and notarial seal.

Doris E. Bowers
Doris E. Bowers
Notary Public

Notarial

Filed December 2, 1947

EXHIBIT, AGREEMENT OF SALE

THIS AGREEMENT, Made this 3rd day of December, 1947, by and between Charles McC. Mathias and Benjamin B. Rosenstock, Receivers in No. 14, 296 Equity, in the Circuit Court for Frederick County, herein after called Receivers and Harry Kessler and Stella Kessler, herein after called Vendees, all of Frederick County, in the State of Maryland,-

WHEREAS by an Order of the Circuit Court for Frederick County, in Equity, passed the 2nd day of December, 1947, said Receivers were authorized to enter into this negotiated Agreement of settlement for the acquisition of the interest of Albert Segaloff, debtor in said cause, whose interest in the real estate herein after described was acquired by the vendees by a certain deed dated September 27, 1945, from the said debtor to the said vendees and recorded in Liber 450, folio 133, which said conveyance as to his interest was voided by the decision of the Court of Appeals of Maryland, as revealed by its mandate in this cause.

AND WHEREAS said Vendees have offered for said interest the sum of Four thousand, five-hundred and Seventy-one Dollars, ($4,571.00), which the Receivers believe to be a fair and adequate price for the same.

Now therefore in consideration of the premises the parties agree as follows, all subject to the ratification bby the Circuit Court for Frederick County in Equity in said cause:-

1. The Receivers agree to sell and the vendees to purchase all of the right, title and interest of Albert Segaloff in and to that parcel of land being a part of Lot No. 34, in Sq. 38 of Fredericktown, fronting 30 feet on South Market Street, and extending back 62 feet, together with the improvements thereon designated as Nos. 11-13 South Market Street, in the City and County of Frederick, State of Maryland, at and for the sum of Four thousand, five-hundred and seventy-one dollars, ($4,571.00), which is hereby tendered by the vendees to the receivers in the form of cashiers' checks.

2. That this Agreement is to be promptly reported by Receivers to the Circuit Court for Frederick County, in Equity, for passage of such order as said Court may see fit and proper in the premises.

3. That if said contemplated settlement in the form of the sale is ratified by the aforesaid Court then, and in that event, the said Receivers subject to the authority of said Court, will execute a deed conveying the aforesaid interest to the said vendees.

IN WITNESS, WHEREOF, the parties have hereunto set their hands and seals under date above written.

Charles McC. Mathias (SEAL)
Charles McC. Mathias

Witness:

Benjamin B. Rosenstock (SEAL)
Benjamin B. Rosenstock
Receivers in 14,296 Equity.

Hettye A. Hahn

STATE OF MARYLAND, COUNTY OF FREDERICK, to-wit:-

I HEREBY CERTIFY, That on this 3d day of December, 1947, before me, the subscriber, a Notary Public of the State of Maryland, in and for Frederick County, personally appeared Charles McC. Mathias and Benjamin B. Rosenstock, Receivers as aforesaid, and Harry Kessler and Stella Kessler, Vendees as aforesaid, and acknowledged the aforegoing Agreement to be their respective act.

WITNESS my hand and Notarial Seal, this 3d day of December, 1947.

Hettye A. Hahn
Notary Public

Notarial

Filed Dec. 4,1947.