

by deed dated the 1st day of July, 1925, and recorded in Liber No. 354, Folio 209, and by Oscar B. Coblentz by deed dated the 1st day of July, 1925, and recorded in Liber No. 354, Folio 218, Land Records of Frederick County.

2. That there is still due and owing unto your Petitioners on the aforesaid obligation the principal sum of Eleven Thousand Five Hundred Dollars (\$11,500.00), together with interest thereon at the rate of six per cent per annum from April 1, 1935.

3. That there is contained in said mortgage dated April 15, 1935, recorded in Liber 398, folio 39, one of the Land Records, Frederick County the original copy of which is filed herewith as Exhibit "A" and which is prayed may be taken and considered a part hereof, a provision that if default be made by the said Mortgagor in the payment of said promissory note at maturity, or any renewal thereof at maturity, or if default shall be made in the performance of any of the covenants of this mortgage, then it shall be lawful for any Assignee of this mortgage to sell the said mortgaged premises at the Court House door in Frederick City, Frederick County, Maryland, at public auction for cash after giving at least three weeks' public notice of the time, place, manner and terms of sale in some newspaper published in said county at least once a week for three successive weeks prior to the day of sale, and default having been made in the payment of the said mortgage debt, and the said mortgage having been duly assigned by mesne assignments unto your Petitioners for foreclosure, your Petitioners became duly authorized to execute the power of sale contained in said mortgage by reason of the said default.

4. That your Petitioners, having first advertised the said mortgaged real estate for three successive weeks prior to the day of sale in The Frederick Post, and also by additional publication in The News, newspapers published in Frederick City, Frederick County, Maryland, setting forth the time, place, manner and terms of sale, as will appear by the Printer's Certificate filed herewith marked Exhibit "B" and which is prayed may be taken and considered a part hereof, and after filing their duly approved bond in your Honorable Court, proceeded to sell the said real estate at public auction at the Court House door in Frederick City, Frederick County, Maryland, on Saturday, August 3, 1940, at 11:00 o'clock A. M., and your Petitioners, attending said sale, then and there sold the said real estate unto John V. Nicodemus, he being then and there the highest and best bidder therefor, at and for the sum of One Thousand Dollars (\$1,000.00), subject to judgment #212 Trials, Feb. Term 1935 in sum of \$526, 00 interest and costs, which said purchaser has fully complied with the terms of sale, and signed the Acknowledgment of Purchase filed herewith as Exhibit "C" and which is prayed may be taken and considered a part hereof.

WHEREFORE, your Petitioners report the total amount of said sale to be \$1,000.00, and pray that your Honorable Court may ratify and confirm said sale as herein reported.

And as in duty bound, etc.

William M. Storm

Leslie N. Coblentz

Assignees of Mortgagees-
Petitioners

STATE OF MARYLAND, FREDERICK COUNTY, TO-WIT:

I hereby certify that on this 12th day of August, 1940, before me, the subscriber, the Clerk of the Circuit Court for Frederick County, personally appeared William M. Storm and Leslie N. Coblentz, Assignees of Mortgagees, as hereinbefore set forth, and made oath in due form of law that the matters and facts stated in the foregoing petition and Report of Sale are true as therein set forth to the best of their knowledge, information and belief; and that the sale therein reported was fairly made.

Given under my hand the date above written.

Ellis C. Wachter
Clerk of the Circuit Court for
Frederick County

Filed August 15, 1940