

"DECREE"

Patrick F. Martin, et al

vs

George C. Towner, Jr. and

Patricia A. Towner, Infants.

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No. 13663, Equity.

In The Circuit Court

for Frederick County.

In Equity.

The above cause standing ready for hearing, and being submitted, the Bill, Answer, Exhibits, Testimony and all other proceedings were by the Court read and considered and the Court being of the opinion from the testimony that the real estate described in these proceedings is not susceptible of division or partition among the parties in interest without loss and injury, and that it would be for the interest and advantage of all the parties interested, including the infants named in this cause, for the real estate therein described to be sold, and it appearing from the testimony that said sale of real estate to John W. Walter for the sum of Four hundred dollars, is a fair sale and is as much as could be obtained for said property, it is thereupon this 10th day of May, 1938, by the Circuit Court for Frederick County, sitting as a Court of Equity, and by authority thereof, adjudged, ordered and decreed, that the sale of real estate mentioned in these proceedings to the said John W. Walter, as shown by the agreement of purchase dated the 27th day of September, 1937, and filed in this cause, marked "Exhibit No. 2." be and the same is hereby ratified and confirmed, and that Frank J. Campbell Esq. of Frederick County, be, and he is hereby appointed trustee to convey to the said purchaser, by a good and sufficient deed, all the right, title and interest of all the parties to this cause in and to the said real estate, upon their fully paying the purchase money therefor in accordance with said agreement of purchase; and before the said Frank J. Campbell shall proceed to act as trustee, he shall file with the Clerk of this Court a bond to the State of Maryland, in the usual form, with ~~surety~~ surety or sureties to be approved by the Court, or the Clerk thereof, in the penalty of One thousand dollars (\$1000.00), conditioned for the faithful performance of the trust reposed in him by this decree or that may be reposed in him by any future order or decree in the premises; and the said trustee shall bring into into this Court the said purchase money, to be disposed of under the direction of this Court, after deducting therefrom the costs of this suit and such commissions to the trustee as this Court shall see fit to allow.

Arthur D. Hillard
JUDGE OF THE CIRCUIT COURT.

Filed May 11, 1938