

ASSIGNEE'S SALE OF VALUABLE FARM and WOODLOT

By virtue of the power and authority contained in the mortgage executed by Russell H. Hinds, Sr., and Ora E. Hinds, his wife, to John S. Pirkey, dated April 21, 1949, and recorded in Liber No. 478, folio 302, one of the Land Records of Frederick County, Maryland, duly assigned to the undersigned for the purpose of foreclosure, default having occurred therein, the undersigned will offer at public auction at the Court House door in Frederick, Frederick County, Maryland, on Wednesday, October 12, 1955, at 10:30 o'clock A. M., all those pieces or parcels of land situate, lying and being in Middletown Election District, in the County and State aforesaid, as follows:

FIRST: All that farm situate on the south side of U. S. Route 40A about three miles west of Middletown, containing 59 acres and 3.7 square perches of land, more or less, improved with a large 2-story brick house now converted into two apartments with oil heat; modern-type concrete block poultry house of sufficient size to accommodate 5,000 poulters or 7,500 broilers, with feed room adjoining; modern 6-section concrete block poultry dressing house with concrete cooling tanks and including space for cold storage unit partially completed; frame garage and other outbuildings.

SECOND: All that mountain lot situate near "Lamb's Knoll," containing 10 acres, 1 rood and 20 square perches of land, more or less, set with hardwoods normally grown in the general locality.

Parcel First has for several years been used as a turkey farm and is especially adapted to poultry production. The quality of the soil constituting said farm is also adaptable to general farming.

For title reference see deed from Claude B. Thummel, et. ux., to Russell H. Hinds, Sr., et. ux., dated March 10, 1949, and recorded in Liber No. 477, folio 409, one of the Land Records of the County aforesaid.

Terms of Sale: Cash. A deposit will be required of the purchaser or purchasers of the several parcels on the day of sale as follows: Parcel First: \$1,500.00; Parcel Second: \$50.00. State and County taxes and other public charges assessed against the said properties will be adjusted as of November 1, 1955. All costs of conveyancing, including Federal and State Stamps requisite for the deeds, shall be borne by the purchaser or purchasers.

AMOS A. HOLTER, Assignee
Emmert R. Bowlus, Auctioneer
9-23-3t-(1)

"EXHIBIT NO. 6"

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ACKNOWLEDGMENT OF PURCHASE

William S. Ledbetter
his wife, Nannie A. Ledbetter
do hereby acknowledge having purchased

from Amos A. Holter, Assignee, all that real estate secondly described in the annexed advertisement of sale, at and for the sum of Two Hundred Twenty-Five and ⁰⁰/₁₀₀ Dollars (\$225.⁰⁰) and agree to comply with the terms of sale therein set forth.

Witness our hands and seals

this 12th day of October, 1955.

W. S. Ledbetter (SEAL)

Nannie A. Ledbetter (SEAL)

Witness:

Emmert R. Bowlus

Received of William S. Ledbetter the sum of Fifty Dollars (\$50.00) in compliance with the terms of sale above set forth.

Amos A. Holter

Assignee

Filed October 17, 1955