

at such time and place, and after giving at least twenty days previous notice of such sale inserted in some newspaper published in Frederick County, Maryland, and to convey the same in fee simple, upon compliance with the terms of sale, to and at the costs of the purchaser or purchasers thereof, and to apply the proceeds of such sale, first, to the payment of all costs, taxes, charges, insurance and premiums, together with the expenses attending such sale, including the usual equity commissions and reasonable Counsel fee, and then to the payment of said note, and the surplus, if any, to the mortgagors, their heirs and assigns. Default having been made in the payment of the said deed of trust and in the performance of the covenants of said deed of trust, your Petitioner became duly authorized to execute the power of sale contained in said deed of trust by reason of said default.

4. That after first having advertised said mortgaged property at least once a week for three successive weeks prior to the day of sale in "The Post", a newspaper published in Frederick County, Maryland, and by additional advertisement in "Catoctin Enterprise", a newspaper published and circulated in the District, County and State in which the said mortgaged premises are located, setting forth the time, place, manner and terms of sale, as will appear by Certificate of Publication from "The Post" and Certificate of Publication from "Catoctin Enterprise", filed herewith as "Exhibit No. 3", and which is prayed may be taken and considered a part hereof, and after filing as Trustee a duly approved bond in your Honorable Court, your Petitioner proceeded to sell the said real estate at public auction at the Court House door in Frederick City, Frederick County, Maryland, on Saturday, June 16, 1956, at 10:00 o'clock A.M., and then and there sold the real estate described in these proceedings unto Rolling Acres, Inc., a body corporate, of Thurmont, Maryland, at and for the sum of Fifteen Thousand and Fifty Dollars (\$15,050.00), the purchaser being then and there the highest and best bidder for the aforementioned real estate, which said purchaser has fully complied with the terms of sale