

"EXHIBIT MORTGAGE"

At the request of The Birnie Trust Company the following Mortgage is received for record and recorded Mar. 27, 1944 at 12:55 o'clock P. M.

Test: Ellis C. Wachter, Clerk

THIS MORTGAGE, made this 23rd day of March, in the year Nineteen Hundred and Forty-four, by Harold L. Jensen and Rena L. Jensen, his wife, of Carroll County, State of Maryland.

W I T N E S S E T H: Whereas, we, the said Harold L. Jensen and Rena L. Jensen, his wife, by our joint and several promissory note for the sum of One Thousand, Two Hundred Dollars (\$1,200.00) bearing even date with these presents, payable one year after date to The Birnie Trust Company, a body corporate of the State of Maryland, or order, with interest from date at the rate of five (5%) per cent per annum, payable semi-annually, now stand indebted unto the said The Birnie Trust Company, a body corporate of the State of Maryland, in the sum of money in said promissory note recited, it being for a portion of the purchase price of the hereinafter described real estate, and for the purpose of securing the payment of said promissory note at the maturity thereof, together with all interest that may accrue thereon, have agreed to execute these presents.

NOW, THEREFORE, in consideration of the above recited premises and the sum of Five Dollars (\$5.00) in hand paid at and before the execution and delivery of these presents, the receipt of which is hereby acknowledged, we, the said Harold L. Jensen and Rena L. Jensen, his wife, do hereby grant and convey unto the said The Birnie Trust Company, a body corporate of the State of Maryland, all that tract or parcel of land lying and being in Emmitsburg District, in Frederick County, Maryland, and situated on the western side of the Mountain road leading from Annandale Schoolhouse to Mount St. Mary's College and containing seven (7) acres and six (6) perches of land, more or less. It being the same real estate which was heretofore conveyed unto the said Harold L. Jensen and Rena L. Jensen, his wife, by Virginia A. Carmack and Owen Guy Carmack, her husband, by deed of even date with these presents and intended to be recorded prior hereto among the Land Records of Frederick County.

PROVIDED, that if the said Harold L. Jensen and Rena L. Jensen, his wife, their heirs, personal representatives or assigns, shall pay the promissory note aforesaid at the maturity thereof, together with all interest that may