

ment of the said mortgage debt, including both principal and interest, and in the performance of the covenants set forth in said mortgage, and the said bank having exercised its election to declare the whole debt secured by said mortgage to be immediately due and payable, notice of which said election was duly given unto the said Mortgagors; your Petitioner, as Assignee, became duly authorized to execute the power of sale contained in said mortgage by reason of the default of the said Mortgagors hereinbefore set forth.

4. That your Petitioner, having first advertised the said real estate for more than twenty (20) days in The Frederick Post, a newspaper published in 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 "C" and which is prayed may be taken and considered a part hereof, and after filing a duly approved bond in your Honorable Court, proceeded to sell said real estate at public auction at the Court House door in Frederick City, Frederick County, Maryland, on Wednesday, October 27, 1937, at 11 o'clock A. M., and your Petitioner, attending said sale, then and there sold said real estate unto The Federal Land Bank of Baltimore, a corporation, it being then and there the highest and best bidder therefor, at and for the sum of One Thousand Dollars (\$1,000.00), subject to a prior mortgage from said Mortgagors to The Federal Land Bank of Baltimore, the terms of which said prior mortgage, and the balance due thereon, were announced and made known to the parties attending said sale, and which said purchaser has fully complied with the terms of sale and signed the acknowledgment of purchase filed herewith as Exhibit "D" and which is prayed may be taken and considered a part hereof.