LIBER 21 PAGE 734
"EXHIBIT ACKNOWLEDGMENT"

SALE OF VALUABLE REAL ESTATE

In Buckeystown District, Frederick County, Maryland

By virtue of default under the terms of a Land Installment Contract dated August 2, 1960 and recorded in Liber No. 641, Folio 500, one of the Land Records of Frederick County wherein Herbert A. Johnson and Lerraine A. Johnson, his wife, agreed to purchase the hereinafter described real estate from Clarence H. Dean and Florence E. Dean, his wife, Vendors, we the undersigned, will sell at public sale at the Court House door in Frederick City, Frederick County, Maryland on

SATURDAY, DECEMBER 9, 1961

AT THE HOUR OF 10:00 O'CLOCK A. M.

all that valuable real estate containing 10½ acres, more or less, situate, lying and being along the road leading from Doubs to Frederick in Buckeystown District, Frederick County, Maryland, and being a part of the land described in a deed from Charles W. Ranneberger, et al. to Clarence H. Dean and Florence E. Dean, his wife dated February 25, 1956 and recorded in Liber No. 500, Folio 137, one of the Land Records of Frederick County. Further reference for description of the property to be sold may be found in the above-mentioned Land Installment Contract.

This property is improved with a 2 story, frame, 8 room dwelling with bath and oil heat. Outbuildings include a cement block chicken house, frame chicken house and frame garage. This property has considerable road frontage, thereby offering a fine opportunity for the sale of building lots.

This property will be sold subject to a mortgage from Clarence H. Dean and Florence E. Dean, his wife to Loyola Federal Savings and Loan Association dated February 25, 1958 and recorded in Liber No. 559, Folio 599, one of the Land Records of Frederick County, the principal balance of which is $[illegible]39.45, with interest at 4½% per annum, and also subject to a Deed of Trust from Clarence H. Dean and Florence E. Dean, his wife to Richard E. Zimmerman, Trustee, dated December 12, 1960 and recorded in Liber No. 631, Folio 1, one of the Land Records of Frederick County, on which the principal balance is $2,806.16, with interest at 6% per annum, and also subject to a Deed of Trust from Clarence H. Dean and Florence E. Dean, his wife to Richard E. Zimmerman, Trustee, dated January 31, 1961 and recorded in Liber No. 650, Folio 200, one of the Land Records of Frederick County, on which the principal balance is $1400.00 with interest at the rate of 6% per annum.

TERMS OF SALE: Cash on the day of sale or on the ratification thereof by the Circuit Court for Frederick County. A deposit of 10% will be required from the purchaser or purchasers on the day of sale to insure compliance with the terms thereof. All costs of conveyancing, including revenue stamps, state and federal, to be paid by the purchaser or purchasers.

CLARENCE H. DEAN
FLORENCE E. DEAN

RICHARD E. ZIMMERMAN, Attorney
BYRON [illegible], Attorney
EMMERT [illegible]

I - We - the undersigned, hereby acknowledge to have purchased the property described in the within annexed advertisement of sale at and for the sum of $1.00

of which sum $1.00

is paid herewith.

Witness:

Clarence H. Dean
Clarence H. Dean

Florence E. Dean
Florence E. Dean

by George W. Carter, Jr. Agent
George W. Carter, Jr. Agent

Emmert R. Bowlus
Emmert R. Bowlus

Filed December 26, 1961