conveying the fee simple marketable title to the foresaid property.

Taxes to be pro-rated to date of final settlement. Recording cost to be paid by the purchasers. Federal stamps to be paid by the sellers.

FOURTH The sellers hereby agree to keep in force fire insurance policies until the date of final settlement and to cause to be endorsed for the benefit of the purchasers under this contract and themselves as their interest may appear.

FIFTH Included in this sale are all fixtures and articles of personal property attached to and used in connection with the premises, except such articles as the present tenant now on the premises shall have a right of removal, which include all of the dairy equipmant and steam boiler in the dairy house, milker and milker lines, and drinking cups and lines in the main dairy barn only.

SIXTH It is further understood and agreed that this sale is subject to the ~~ratification~~ approval of the Circuit Court of Frederick County, and should it not be ~~ratified~~ approved then the full down payment mentioned herein shall be returned to the purchasers herein and this agreement will be considered null and void.

WITNESS OUR HANDS AND SEALS THE DAY AND YEAR ABOVE WRITTEN

Witness

Ned S. Zeiler

Ned S. Zeiler

Ned S. Zeiler

Attest:

Asst. Cashier.
Herbert R. Staley

Purchaser

William B. Boyer (SEAL)
William B. Boyer

N. Gertrude Boyer (SEAL)
N. Gertrude Boyer

SELLER
Farmers and Mechanics-Citizens National Bank of Frederick, Trustee in No. 15,230 Equity in the Circuit Court for Frederick County (SEAL)
by
Vice President
Guy W. Nusz (SEAL)

Filed March 2, 1953