LIBER 737 PAGE 269

Recorded November 22, 1965 at 2 50 P.M.

FHA Form No 2127-H
(Revised January 1963)

BOOK 25 PAGE 479

Financing Statement Recorded
No 21,466 Equity
Exhibit 1

MORTGAGE

THIS MORTGAGE, Made this 22nd day of November, A. D 1965, by and between Alvin J. Cole and Karen A. Cole, his wife, whose Post Office address is 302 Canberra Court, Frederick, Maryland 21701

of Frederick County, in the State of Maryland, hereinafter called the Mortgagor, and WEAVER BROS., INC. OF MARYLAND, whose Post Office address is 100 St. Paul Street, Baltimore, Maryland 21202
a corporation organized and existing under the laws of the State of Maryland, hereinafter called the Mortgagee

WHEREAS, the Mortgagor, ~~*a member of the Mortgagee*~~ is justly indebted to the Mortgagee for borrowed money in the principal sum of FOURTEEN THOUSAND FOUR HUNDRED and 00/100 - - - - - - - - - - Dollars ($14,400.00), being part of the purchase money for the property hereinafter described, with interest from date at the rate of five and one-quarter per centum (5¼%) per annum on the unpaid principal until paid, principal and interest being payable at the office of Weaver Bros., Inc. of Maryland, 100 St. Paul Street, in Baltimore Maryland, or at such other place as the holder hereof may designate in writing, in monthly installments of Eighty-Six and 40/100 - - - - - - - - - - - - - - - - - - Dollars ($86.40), commencing on the first day of January, 1966, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of December, 1990 Privilege is reserved to pay this debt in whole, or in an amount equal to one or more monthly payments on the principal that are next due, on the first day of any month prior to maturity PROVIDED, HOWEVER, That written notice of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment, and provided further that in the event this debt is paid in full prior to maturity and while it is insured under the provisions of the National Housing Act, all parties liable for the payment of same, whether principal, surety, guarantor or endorser, agree to be jointly and severally bound to pay to the holder of this mortgage a premium charge of one percent (1%) of the original principal amount hereof, except that in no event shall the adjusted premium exceed the aggregate amount of premium charges which would have been payable if the mortgage had continued to be insured until maturity, such payment to be applied by the holder hereof upon its obligation to the Federal Housing Commissioner

AND WHEREAS, it was a condition precedent to the making of the aforesaid loan that the repayment thereof, with interest, should be secured by the execution of these presents

NOW, THEREFORE, THIS MORTGAGE WITNESSETH, that in consideration of the premises and the sum of One Dollar ($1 00) this day paid, the receipt whereof is hereby acknowledged, the Mortgagor does hereby grant, convey and assign unto the Mortgagee, its successors and assigns, all that lot(s) of ground situate, lying and being in Frederick City, in the State of Maryland aforesaid, and described as follows, that is to say

Situated in Carrollton Subdivision, in the City of Frederick, Frederick County, State of Maryland, being known and designated as Lot No. 12, in Block C, as shown and indicated on a Plat of Section II, Carrollton Subdivision, as prepared by James W. O. Baker, registered professional engineer, recorded in Plat Book No. 3, folio 134, one of the Plat records of Frederick County, Maryland.

It being all and the same land and premises as described and conveyed in a Deed from Charles C. Titlow, Jr. and Romaine C. Titlow, his wife, to Alvin J. Cole and Karen A. Cole, his wife, of even date herewith, and intended to be recorded among the Land Records of Frederick County, immediately prior hereto or simultaneously herewith.

METROPOLITAN LIFE INSURANCE COMPANY,
Assignee
Plaintiff

vs.

ALVIN J COLE and
KAREN A. COLE, his wife
Defendants

IN THE CIRCUIT COURT FOR
FREDERICK COUNTY
IN EQUITY

PETITIONER'S EXHIBIT #1
Filed October 20, 1966

A 330325

*Delete italicized words if Mortgagee is not a Building and Loan Association.