as Lot No. 31 in Block K, Monocacy Village, as shown on Amended Plat #2, Blocks A, L, M and N and Parts of Blocks H and K, Monocacy Village, recorded among the Plat Records of Frederick County in Plat Book No. 3, folio 101.

BEING all and the same real estate conveyed unto Charles L. Yeager and Gloria M. Yeager, his wife, by Hamilton Homes, Inc., a body corporate, by deed bearing date on the 27th day of June, 1957, and recorded in Liber No. 585, folio 89, one of the Land Records of Frederick County.

TOGETHER with all the buildings and improvements thereon and all the rights, ways, roads, waters, privileges and appurtenances thereto belonging or in anywise appertaining.

Subject to the rights of way and easements referred to in the ~~above mentioned~~ deed from Lansdale Tube Company, a body corporate, to Hamilton Homes, Inc., dated March 12, 1953, and recorded in Liber No. 514, folio 12, one of the Land Records of Frederick County, as the same may appertain. Reference to which Land and Plat Records is hereby made.

Subject also to all the covenants and restrictions as set forth in the confirmatory deed from Hamilton Homes, Inc. to Helen Stewart, dated the 31st day of January, 1955, and recorded among the Land Records of Frederick County in Liber No. 541, folio 516, as fully as if set out in full herein.

Reserving, however, unto the owners of lots numbered 22 through 35, both inclusive, and Lot No. 1 in said Block K, Monocacy Village, their heirs and assigns, an easement for the construction, maintenance, installation, repair, replacement or removal of a concrete drainage swale or ditch in the width of no greater than three feet (3') and running parallel with and adjacent to the rear lot line of the premises herein conveyed, and the right of ingress and egress for the purposes above set forth; in which said mortgage above described it was, among other things, provided that if default should be made in the payment of the said Single Bill or any installments of principal or interest, when the same shall mature and become payable and it should be lawful for the mortgagee, its successors or assigns, or Parsons Newman, Esquire, to sell the said property and premises thereby mortgaged, or as much thereof as may be necessary to satisfy and pay said debt, interest, and costs incident to said sale at the Courthouse door in Frederick,