

SUBSTITUTE TRUSTEE'S DEED

THIS DEED, made this 1ST day of JUNE, 1982, between SAMUEL R. GILLMAN, Substitute Trustee, party of the first part; and JAMESAM REALTY CORP., party of the second part:

\* \* \* W I T N E S S E T H \* \*

THAT WHEREAS, by a certain Deed of Trust recorded on May 3, 1966 in Liber 12604 at folio 506 among the land records of the District of Columbia (the "Deed of Trust"), George Basiliko and wife, Sophia Basiliko conveyed the property described therein and hereafter to Samuel Scrivener, Jr. and Junior F. Crowell, Trustees, to secure a certain promissory note of even date therewith in the principal sum of \$65,000.00 (the "Note") to Perpetual Building Association (predecessor of Perpetual American Federal Savings and Loan Association) ("Perpetual American"); and

WHEREAS, by instrument recorded November 18, 1970 in Liber 13159 at folio 556, among said land records, Perpetual American, acting by and through its Treasurer, in accordance with the powers granted by the Deed of Trust, appointed The National Bank of Washington as substitute trustee in place of the said Samuel Scrivener, Jr. and Junior F. Crowell; and

WHEREAS, by Instrument No. 08237 recorded March 30, 1982, among said land records, Perpetual American, acting by and through its Treasurer and Senior Vice President (the "Treasurer"), in accordance with the powers granted by the Deed of Trust, appointed SAMUEL R. GILLMAN as substitute trustee in place of the said The National Bank of Washington, and Samuel Scrivener, Jr. and Junior F. Crowell; and

WHEREAS, default was made in the payment of the aforesaid indebtedness and a demand was made by the holder of the Note upon said Substitute Trustee to make sale of the property described therein, in accordance with the terms and conditions of said Deed of Trust; and

WHEREAS, the holder of the Note provided George Basiliko and wife, Sophia Basiliko and Realty Mutual Company, Inc. with notice of the foreclosure sale by certified mail, return receipt requested, dated February 10, 1982 pursuant to Public Law 90-566, and further provided the Recorder of Deeds, D.C., with said notice by filing the same on February 11, 1982 among said land records; and

WHEREAS, the said Substitute Trustee did, after first advertising the time, place and terms of sale in strict conformity with the terms of said Deed of Trust by advertising said sale on five (5) separate days in The Washington Post, a newspaper published in and having a general circulation in Washington, D.C., offer the hereinafter described property for sale at public auction for cash at the offices of Thos. J. Owen & Son, Inc., 1334 G Street, N.W., Washington, D.C. on May 7, 1982,

at 2:00 p.m., at which sale the party of the second part, being the highest bidder, became the purchaser thereof for the sum of EIGHTY-SIX THOUSAND AND No/100 DOLLARS (\$86,000.00).

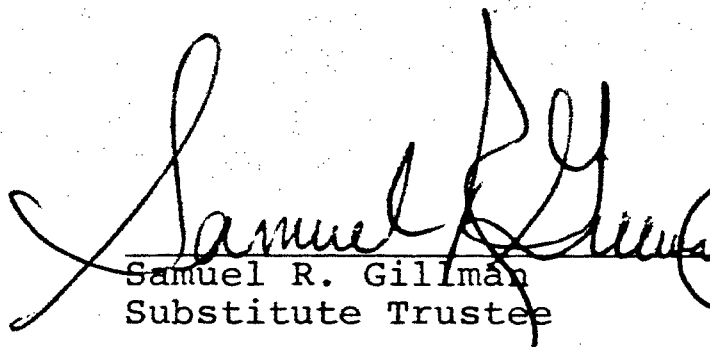
NOW THEREFORE, for and in consideration of the premises and the sum of EIGHTY-SIX THOUSAND AND No/100 DOLLARS (\$86,000.00) cash in hand paid to the party of the first part by the party of the second part, the purchaser of said property, at and before the sealing of this Deed, receipt of which is hereby acknowledged, the party of the first part does hereby grant, bargain, sell and convey unto the party of the second part, the following described property situate and being in the District of Columbia:

All of Original Lot numbered Nineteen (19) in Square Five Hundred and Fourteen (514) except the West 7 1/2 inches front on M Street by the full depth of said Lot; being taxed as Lot 834 in Square 514.

This conveyance is made subject to the restrictions and conditions contained in the deeds forming the chain of title to the above property.

WITNESS my hand and seal on the day and year first herebefore written.

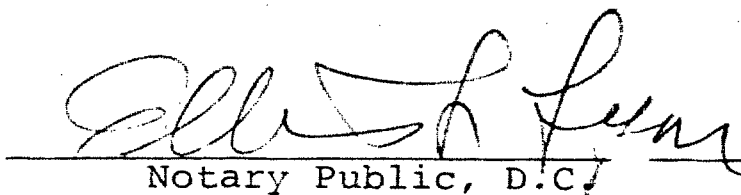
WITNESS:

  
SEAL  
Samuel R. Gillman  
Substitute Trustee

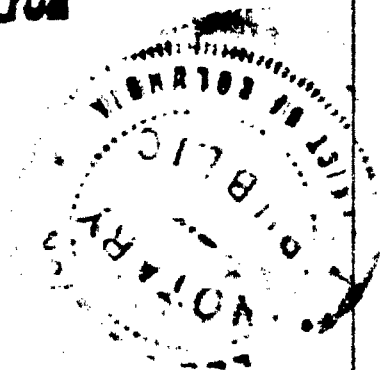
District of Columbia, ss:

I, ELLIS L. LUNA, a Notary Public in and for the District of Columbia, whose commission as such Notary expires FEB. 28, 1987, do hereby certify that Samuel R. Gillman who is personally well known to me as party to and who executed the foregoing and annexed Deed bearing date the 1st day of JUNE, A.D. 1982, personally appeared before me in the said District of Columbia and acknowledged the same to be his act and deed, and that he executed the same for the purposes therein contained.

WITNESS my hand and official seal this 1st day of JUNE, 1982.

  
Notary Public, D.C.

ELLIS L. LUNA



POHORYLES, GOLDBERG, FORESTER,  
STATON & HARRIS  
Suite 1105 L  
1801 K Street, N.W.  
Washington, D. C. 20006

16748

JUL 2 1 36 PM '82

*Margaret C. [Signature]*

M.C. STORES  
RECORDER OF DEEDS  
WASHINGTON D.C.

A	16748	INS	360.00 TRD
A	16748	INS	
A	1:36 PM 7179	0	860.00 TRD
A		0	A 07/02/82
A	1:36 PM 7179	0	860.00 DD1
A		0	560.00 DD1
A		0	A 07/02/82
A		0	3.00 OFE
A		0	3.00 DEF
A	1:37 PM 7179	0	A 07/02/82
A	7179	0	1723.00 TO1