

71685

DELMAS E. KELLEY and  
SANDRA J. KELLEY

TO: DEED

DOUGLAS SCOTT ILES

THIS DEED, Made this 6<sup>th</sup> day of  
September, 2007, by and between  
Delmas E. Kelley and Sandra J.  
Kelley, grantors, parties of the  
first part, and Douglas Scott Iles,  
grantee, party of the second part,

WITNESSETH: That for and in consideration of the sum of Ten Dollars (\$10.00), cash in hand paid, receipt whereof being hereby acknowledged, and other good and valuable consideration deemed valid at law, the said parties of the first part do, by these presents, grant and convey unto the said party of the second part, with covenants of General Warranty of Title, all that certain tract or parcel of real estate containing **9.282 acres, more or less**, situate and being in Mill Creek District, Hampshire County, West Virginia, together with all rights, rights of way, improvements and appurtenances thereunto belonging, which said parcel is more particularly described on a Plat of Survey and Description of Survey prepared by Richard L. Moreland, Professional Surveyor No. 2021, which said Description and Plat are of record in the Office of the Clerk of the County Commission of Hampshire County, West Virginia, in Deed Book No. 448, at pages 301 and 302.

And being the same real estate which was conveyed unto Delmas E. Kelley and Sandra J. Kelley by deed of Sylvia M. Martin, dated June 29, 2005, and of record in the Office of the Clerk of the County Commission of Hampshire County, West Virginia, in Deed Book No. 448, at page 299.

Although the real estate taxes may be prorated between the parties as of the day of closing for the current tax year, the grantee agrees to assume and be solely responsible for the real estate taxes beginning with the calendar year 2008, although same may still be assessed in the names of the grantors.

TO HAVE AND TO HOLD the aforesaid real estate unto the said grantee, together with all rights, ways, buildings, houses, improvements, easements, timbers, waters, minerals and mineral rights, and all other appurtenances thereunto belonging, in fee simple forever.

We hereby certify, under penalties as prescribed by law that the actual consideration paid for the real estate, conveyed by the foregoing and attached deed is \$50,000.00.

WITNESS the following signatures and seals:

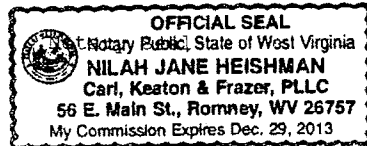
Delmas E. Kelley (SEAL)  
Delmas E. Kelley

Sandra J. Kelley (SEAL)  
Sandra J. Kelley

STATE OF West Virginia,  
COUNTY OF Hampshire, TO WIT:

I, Nilah Jane Heishman, a Notary Public in and for the county and state aforesaid, do hereby certify that Delmas E. Kelley and Sandra J. Kelley, whose names are signed and affixed to the foregoing deed dated the 6<sup>th</sup> day of September, 2007, have each this day acknowledged the same before me in my said county and state.

Given under my hand and Notarial Seal this 6<sup>th</sup> day of September, 2007.



Nilah Jane Heishman  
Notary Public

This instrument was prepared by William C. Keaton, Attorney at Law, 56 East Main Street, Romney, West Virginia.  
njh/deeds/iles.from.Kelley.2007.937  
spk. 9.6.07

CARL, KEATON  
& FRAZER, PLLC  
ATTORNEYS AT LAW  
56 E. MAIN STREET  
ROMNEY, WV 26757

SEASON 1110K  
HAMPSHIRE COUNTY 02:32:22 PM  
INSTRUMENT NO 99915  
DATE RECORDED 09/07/2007  
DOCUMENT TYPE DEED  
BOOK-PAGE 467-696  
REC/PREPRE 10.00 91.00  
TRANSFER TAX \$220.00  
FPY TAX \$10.00  
MV ADT TAX \$0.00