

Roscoe Shupe
4605 Prestwood Dr.
Olney Md

788

55656

RONALD J. LAMBERT,
and
GAIL LAMBERT,
his wife

TO: DEED

ROSCOE SHUPE,
and
DONNA SHUPE,
his wife

THIS DEED, Made and entered into
this the 14 day of June, 1994,
by and between Ronald J. Lambert,
and Gail Lambert, his wife,
Grantors, and Parties of the First
Part and Roscoe Shupe and Donna
Shupe, his wife, Grantees, and
Parties of the Second Part, of

4605 Prestwood Drive
Olney Md 20832.

WITNESSETH: That for and in consideration of the sum of
TEN DOLLARS (\$10.00) cash in hand paid and other good and
valuable consideration deemed valid in law, the receipt of all
of which is hereby acknowledged, the said Grantors and Parties
of the First Part does hereby grant and convey with COVENANTS OF
GENERAL WARRANTY OF TITLE to be free and clear of all liens and
encumbrances unto Roscoe Shupe and Donna Shupe, his wife,
Grantees and Parties of the Second Part, all their right, title
and interest in and to the following described tract or parcel
of real estate:

All that certain tract or parcel of real estate situate
in Gore District, Hampshire County, West Virginia, and more
particularly described as follows:

"Beginning at a locust at a gate near Little Capon; thence
N. 16 45 E., 97 poles to a stone on a high bank; thence N. 88 30
E., 60 poles to a hickory and two ash trees by a run; thence S.
24 30 E., 156 poles to a stone pile near a cedar, corner to C.
K. Smoot; thence a new line of division, S. 78 39 07 W., 1996.19
feet to a stone and dead pine; thence N. 25 30 W., 79 poles to
the beginning, containing 104.3371 acres, more or less".

And being the same real estate that was conveyed unto the
Grantor herein by Deed of Gene D. Cornett, and Brenda L.
Cornett, husband and wife, dated the 22nd day of April, 1994,
and of record in the Office of the Clerk of the County

Commission, Hampshire County, West Virginia, in Deed Book No. 351, at Page No. 397.

This conveyance is subject to the reservation of all minerals of whatsoever kind or nature lying in, upon and under said real estate, and said minerals are not hereby conveyed unto the Grantees as set forth in Deed Book No. 206, at Page No. 645, and of record in the Office of the Clerk of the County Commission, Hampshire County, West Virginia.

For the Consideration aforesaid, there is further granted and conveyed unto the said parties of the second part, their heirs and assigns, the full right to use that certain roadway or right of way leading from the Little Capon public road across the Godlove property to the real estate herein conveyed said right of way being now in existence and visible upon the premises. The Real Estate herein conveyed is also subject to reservation of the right to use said right of way in conjunction with the grantees herein.

TO HAVE AND TO HOLD the aforesaid real estate unto the said Grantees. together with all rights, rights of ways, buildings, house, improvements, easements, timbers, waters, but reserving the mineral rights aforesaid, in fee simple forever.

WITNESS the following signatures and seals:



Ronald J. Lambert (SEAL)
RONALD J. LAMBERT

Gail A. Lambert (SEAL)
GAIL LAMBERT



1870 Daisy Road
Hood River, Md

206

645

22859

THOMAS E. MATTHEWS AND
MARY MATTHEWS, HIS WIFE

THIS DEED, made this 28th day

of May, 1974, by and between Thomas
E. Matthews and Mary Matthews, his
wife, grantors, parties of the first
part, and Gene Douglas Cornett and
Brenda Louise Cornett, his wife,
grantees, parties of the second part,

TO: DEED

GENE DOUGLAS CORNETT AND
BRENDA LOUISE CORNETT, HIS WIFE

WITNESSETH: That for and in consideration of the sum of Twenty-six Thousand Eighty-four Dollars and Twenty-eight Cents (\$26,084.28), of which said amount Five Thousand Eighty-four Dollars and Twenty-eight Cents (\$5,084.28) has been cash in hand paid, receipt whereof being hereby acknowledged, the balance thereof being represented by a promissory note executed by parties of the second part and made payable unto parties of the first part herein, the said parties of the first part do, by these presents, grant and convey unto the said parties of the second part as joint tenants with covenants of General Warranty of Title, all that certain tract or parcel of real estate situate in Gore District, Hampshire County, West Virginia, and more particularly bounded and described as follows:

"Beginning at a locust at a gate near Little Capon; thence N. 16 45 E., 97 poles to a stone on a high bank; thence N. 88 30 E., 60 poles to a hickory and two ash trees by a run; thence S. 24 30 E., 156 poles to a stone pile near a cedar, corner to C. K. Smoot; thence a new line of division, S. 78 39 07 W., 1996.19 feet to a stone and dead pine; thence N. 25 30 W., 79 poles to the beginning, containing 104.3371 acres, more or less."

And being a part of the same real estate that was conveyed unto the grantors herein by deed of Fairfax County National Bank et al, dated the 8th day of November, 1966, and of record in the Office of the Clerk of the County Court, Hampshire County, West Virginia, in Deed Book No. 171, at Page 522.

There is attached hereto and made a part hereof a map or plat of the real estate above conveyed.

The parties of the first part herein reserve unto themselves all minerals of whatsoever kind or nature lying in, upon and under said real estate, and said minerals are not hereby conveyed unto the grantees.

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For the consideration aforesaid, there is further granted and conveyed unto the said parties of the second part, their heirs and assigns, the full right to use that certain roadway or right of way leading from the Little Capon public road across the Godlove property to the real estate above conveyed said right of way being now in existence and visible upon the premises. And the parties of the first part herein also reserve unto themselves, their heirs and assigns, the right to use said right of way in conjunction with the grantees herein.

TO HAVE AND TO HOLD the aforesaid real estate unto the said grantees, together with all rights, ways, buildings, houses, improvements, easements, timbers, waters, but reserving the mineral rights aforesaid, in fee simple forever.

WITNESS the following signatures and seals:



Thomas E. Matthews (SEAL)
Thomas E. Matthews

Mary R. Matthews (SEAL)
Mary Matthews

STATE OF WEST VIRGINIA

COUNTY OF HAMPSHIRE, TO WIT:

I, Wm. H. Ansel, Jr., a Notary Public in and for the county and state aforesaid, do hereby certify that Thomas E. Matthews and Mary Matthews, his wife, whose names are signed and affixed to the foregoing deed bearing date on the 28th day of May, 1974, have each this day acknowledged the same before me in my said county and state.

Given under my hand and seal this 31 day of May, 1974.

Wm. H. Ansel, Jr.
Notary Public

My commission expires March 18, 1977.

