

D Michael Goode
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Recording Fee \$11.00
Transfer Tax \$198.00
Additional \$25.00

G. TODD HOUCK
105 GUYANDOTTE AVE
MULLENS, WV 25882-1305

This Deed, made and entered into this the 4th day of March (21)

2011, by and between RONALD STEWART LUSK and IMOGENE LUSK, husband and wife, parties of the first part, and INA LANE, party of the second part;

W i t n e s s e t h:

THAT for and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid to the parties of the first part, and for other good and valuable consideration, the receipt of all of which is hereby expressly acknowledged, the parties of the first part do hereby GRANT, BARGAIN, SELL and CONVEY unto the party of the second part, with covenants of GENERAL WARRANTY of title, the following lot or parcel of land, along with all improvements thereon, and all of the rights, privileges, easements and appurtenances thereunto belonging, located in Barker's Ridge District, Wyoming County, West Virginia, and being more particularly described as follows:

Being Three (3) tracts of real estate located on Milams Creek, Barkers Ridge District, Wyoming County, West Virginia, containing 36.8 acres, more or less; 54.1 acres, more or less; and 2.85 acres, more or less and being the same property conveyed to the said Ronald Stewart Lusk and Imogene Lusk by deed dated December 4, 1986, of record in the office of the Clerk of the County Commission of Wyoming County, West Virginia, in Deed Book 354, at page 519, reference to all of which is hereby made for a more complete description thereof.

This conveyance is subject to any and all rights, reservations, covenants, conditions, and restrictions heretofore granted or reserved by all predecessors in title to the property, the same as if set out here *in extenso*, except any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, ancestry, sex, handicap, familial status, blindness or national origin in a manner which would violate state or federal law. Any such covenant or restriction in a prior instrument in the chain of title is void, notwithstanding its recording.

Pursuant to W. Va Code §36-4-8, the grantor(s) covenant to execute such further assurances of the said land and premises as may be requisite.

The property herein conveyed is assessed in the name of: Ronald Stewart Lusk, et al., in the 2010 Land Books of Barkers Ridge District, Wyoming County, West Virginia; and described as a) 2.85 (s) Milams Creek; b) 51.25 (s) Milams Fork; c) 36.8 (s) Milams Ridge -- Tax Map 129, Parcels 2, 3 & 4 respectively.

The mailing address of the new owner is Ina Lane HC 69 Box I Stephenson WV 25928.

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Mullens, WV 25882
(304) 294-8055

TO HAVE AND TO HOLD the said real estate, together with all improvements thereon, unto the party of the second part, her survivors, heirs and assigns, forever.

DECLARATION OF CONSIDERATION OR VALUE: The parties do further declare that the total consideration for the foregoing transfer is Forty Five Thousand Dollars (\$45,000.00).

WITNESS the following signatures and seals.

Ronald S. Lusk (SEAL)
RONALD STEWART LUSK

Imogene Lusk (SEAL)
IMOGENE LUSK

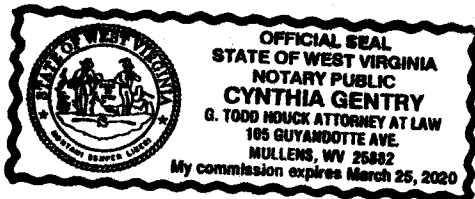
STATE OF WEST VIRGINIA,

COUNTY OF WYOMING, TO-WIT:

I, Cynthia Gentry, a Notary Public in and for the State and County aforesaid, hereby certify that RONALD STEWART LUSK and IMOGENE LUSK, whose names are signed to the foregoing writing, bearing date the 4th day of March, 2011, have each, this day, acknowledged the same before me in my said State and County.

Given under my hand this 4th day of March, 2011.

My commission expires: March 25, 2020.



Cynthia Gentry
NOTARY PUBLIC

This instrument
was prepared by:

G. TODD HOUCK
Attorney at Law, lc
105 Guyandotte Ave
Mullens, WV 25882
(304) 294-8055

NO TITLE EXAMINATION REQUESTED OR CONDUCTED.

Attorney does not make any representation or warranty with respect to the extent or quality of title to the property hereby conveyed.

OFFICES OF THE CLERK OF THE COUNTY COMMISSION
WYOMING CO. W.VA.

March 9, 2011
The foregoing writing, together with the certificate of
acknowledgement thereof thereto annexed, was this day
admitted to record.

W. Mahan Brooks CLERK
BY Dick Baskin Deputy

G. TODD HOUCK
ATTORNEY AT LAW

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