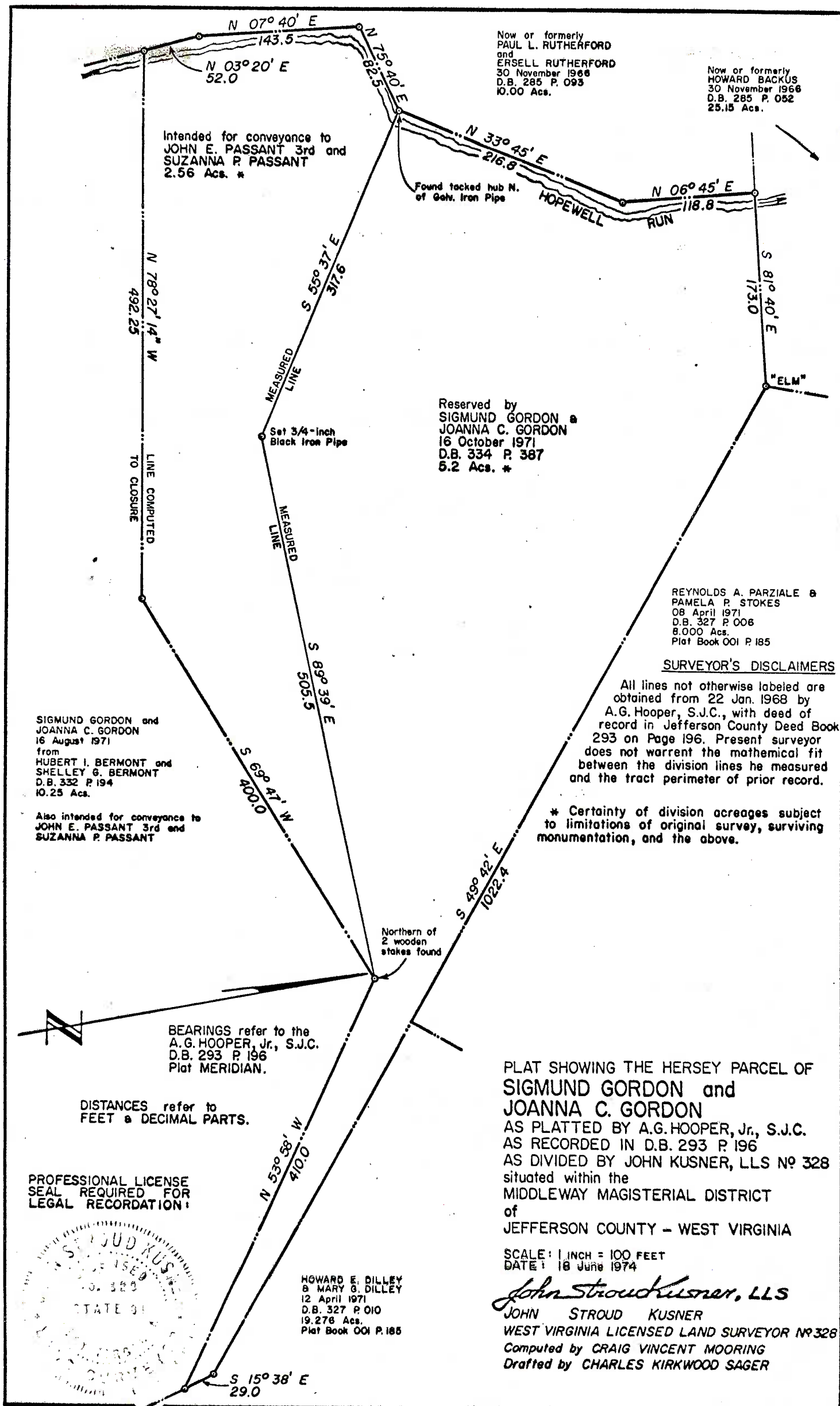




State of West Virginia, County of Jefferson, Sct.

IN THE CLERK'S OFFICE OF THE COUNTY COURT:

On OCT 18 1971, the foregoing Document
was received in my said office and duly admitted to record.

Test,

John E. Ott
Clerk of said Court

3165

THIS DEED made this 16th day of October, 1971, between
David F. Hersey in his own right and as the husband of Phyllis
M. Hersey, and Phyllis M. Hersey in her own right and as the wife
of David F. Hersey, parties of the first part and hereinafter
referred to as Grantors, and Sigmund Gordon and Joanna C. Gordon,
husband and wife, and the survivor as hereinafter set forth,
parties of the second part and hereinafter referred to as Grantees,

WITNESSETH that for and in consideration of the sum of
Ten (\$10.00) Dollars and other good and valuable consideration,
the receipt whereof is hereby acknowledged, the said Grantors do
hereby grant and convey unto the said Grantees, with general war-
ranty of title, a one-half undivided interest to each in fee
simple, but if and when one of the said Grantees shall die before
the death of the other, the interest of the one so first dying
shall go to and vest in the survivor of them in fee simple, all
that certain tract or parcel of real estate, situate in the Middle-
way District of Jefferson County, West Virginia and more particularly
bounded and described in accordance with a survey and plat made by
A. G. Hooper, Jr., S.J.C., dated January 22, 1968, and of record
in the County Clerk's Office in Deed Book 293, page 196, as follows,
to-wit:

To Sigmund Gordon 10/19/71

BEGINNING at a point made a corner with Hall in the line of Rutherford on the west side of a run; thence with Rutherford and the west side of said run N 3° 20' W 52' N 7° 40' E 143.5 feet - N 75° 40' E 82.5 feet - N 33° 45' E 216.8 feet - N 6° 45' 118.8 feet in the line of Backus; thence with Backus and crossing said run S 81° 40' E 173 feet to an elm, a corner with Backus and made a new corner with Dodson; thence by a new line with Dodson S 49° 42' E 1022.4 feet to a point made another corner with Dodson; thence with Dodson S 15° 38' E 25 feet to point, corner with Hall; thence with Hall N 53° 58' W 410 feet - S 69° 47' W 400 feet - and N 78° 08' W 486.6 feet again crossing said run to the point of beginning, containing 7.76 acres.

AND BEING the same tract of land or parcel of real estate which was conveyed unto the said Grantors by deed from William C. Dodson, et ux., dated January 23, 1968, and recorded in the Office of the Clerk of the County Court of Jefferson County, West Virginia in Deed Book 293, at page 196, to which said deed and the references therein contained, reference is hereby made for a further description of the property hereby conveyed.

THIS CONVEYANCE IS MADE, HOWEVER, subject to the following restrictive covenant and rights-of-way of record, as follows:

1. This property shall not be used, or permitted to be used, for the parking of trailers or as a trailer court, nor for any other purpose other than residential, agricultural or horticultural purposes.

2. That certain non-exclusive right-of-way, an easement over and upon that right-of-way 40 feet in width as the same is designated on plat of Rolling Acres dated 25 June 1966, made by Charles R. Atherton, attached to and made a part of the deed from William Dodson to Paul Grove, dated June 30, 1966, and recorded in the Jefferson County Clerk's Office in Deed Book 281, page 193.

3. That certain non-exclusive right-of-way, an easement 25 feet wide over residue of land of Dodson along south line of said land from west line of said 40-foot right-of-way to the 10.25 / acre tract conveyed by William C. Dodson to William Hall, recorded in said Clerk's Office in Deed Book 290, page 76, dated September 11, 1967.

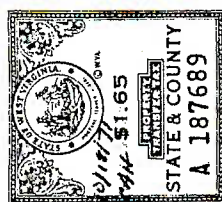
4. That certain non-exclusive right-of-way, an easement over and upon lands of William C. Dodson 25 feet in width and 538.3 feet in length along east line of tract of William Hall; all of said rights-of-way being for purpose of ingress to and egress from the 7.76 acre tract herein conveyed.

TO HAVE AND TO HOLD unto the said Sigmund Gordon and Joanna C. Gordon, his wife, as joint tenants with the right of survivorship upon the death of either to the survivor of the said Grantees, in fee simple, forever.

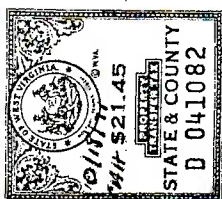
DECLARATION OF CONSIDERATION OR VALUE

And the said David F. Hersey, being one of the Grantors herein and familiar with the transaction herein involved, by affixing his signature to this deed, hereby declares, under penalty of fine and imprisonment, that the total consideration paid for the property hereby conveyed is the sum of \$9,000.00.

WITNESS the following signatures and seals.



David F. Hersey (SEAL)
David F. Hersey



Phyllis M. Hersey (SEAL)
Phyllis M. Hersey