

989019354

APR 27 1989

This Deed

13.50
28

Made the twenty-fourth (24th) day of April
Nineteen hundred and eighty-nine (1989)

Between BEATRICE M. MCCOMSEY, now by marriage BEATRICE M. SHEETS, adult individual, of the County of Lancaster and Commonwealth of Pennsylvania, (hereinafter referred to as GRANTOR), party of the first part,

RECORDED
APR 27 AM 11:37

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JAMES E. SHEETS and CINDY M. SHEETS, husband and wife, of the County of Lancaster and Commonwealth of Pennsylvania, (hereinafter referred to as GRANTEES), parties of the second part.

COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE

REALTY
TRANSFER
TAX
APR 27 '89



250.00

TAXES	
Po.	250.00
Local	125.00
Local	125.00

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Witnesseth, That in consideration of TWENTY-FIVE THOUSAND AND NO/100

(\$25,000.00)

Dollars,

in hand paid, the receipt whereof is hereby acknowledged, the said grantor do es hereby grant and convey to the said grantees, as tenants by the entireties, their heirs and assigns.

All THAT CERTAIN tract or lot of land with improvements thereon erected situate in the Township of Eden, County of Lancaster and State of Pennsylvania, bounded and described as per survey made by Jerre P. Trout, R.S., dated July 8, 1959, as follows:

BEGINNING at an iron pin set at or near the middle of the State Road leading from Kirkwood to Highway Route #372, known as the Penn School Road, a corner of premises of Floyd I. and Mary A. Strawser, thence in and along said State Road, South eighty-five (85°) degrees and forty (40') minutes East, a distance of two hundred ninety and five tenths (290.5') feet to an iron pin, set in said road, a corner of premises of Jerome H. Rhoads and John K. Hostetter and Anna B. Hostetter (of which this was formerly a part); thence leaving said road and by premises of the said Jerome H. Rhoads and John K. Hostetter and Anna B. Hostetter, South seventy-one (71°) degrees and twenty (20') minutes West, a distance of two hundred ninety and zero hundredths (290.00') feet to a stake, a corner of premises of the said Floyd I. and Mary A. Strawser; thence along said Tract No. 1 of Floyd I. and Mary A. Strawser, North seven (07°) degrees West, a distance of one hundred fourteen (114) feet, eight (8) inches to an iron pin, the place of **BEGINNING**.

CONTAINING: seventeen thousand, four hundred thirty (17,430) square feet of land.

DIST 230 MAP 184 BLK 9 LOT 6

BEING THE SAME PREMISES which Fred S. McComsey and Beatrice M. Strawser, now by marriage, Beatrice M. McComsey, h/w, by deed dated and recorded June 9, 1972 in the Recorder of Deeds Office in and for Lancaster County, Pa. in Record Book M, Volume 62, Page 1129, conveyed unto Fred S. and Beatrice M. McComsey, h/w.

AND THE SAID Fred S. McComsey died September 14, 1974, whereupon title vested into the said Beatrice M. McComsey by the right of survivorship.

AND THE SAID Beatrice M. McComsey is now by remarriage known as Beatrice M. Sheets.

UNDER AND SUBJECT TO public and private rights in and to that portion of premises lying in the bed of public road (Pumping Station Road, LR-36086).

And the said grantor, do es hereby warrant —specially— the property hereby conveyed,

In Witness Whereof, said grantor has hereunto set her hand and seal the day and year first above written.

Signed, Sealed and Delivered
In the Presence of

Beatrice M. McComsey (SEAL)
BEATRICE M. MCCOMSEY
Beatrice M. Sheets (SEAL)
BEATRICE M. SHEETS
(SEAL)
(SEAL)

Commonwealth of Pennsylvania }
County of LANCASTER } SS.:

On this, the 24th day of April 1989, before me a Notary Public
the undersigned officer, personally appeared Beatrice M. McComsey, now by marriage
Beatrice M. Sheets, adult individual
known to me (or satisfactorily proven) to be the person whose name subscribed to the within
instrument, and acknowledged that she executed the same for the purpose therein contained.
IN WITNESS WHEREOF, I have hereunto set my hand and notarial seal.

MY COMMISSION EXPIRES
NOTARIAL SEAL
KEITH ALLEN LINDS, NOTARY PUBLIC
LANCASTER, LANCASTER COUNTY
MY COMMISSION EXPIRES DEC. 23, 1991
Member, Pennsylvania Association of Notaries
NOTARY PUBLIC

I Hereby Certify, that the precise address of the grantees herein is
138 Pumping Station Rd
Grandyville Pa - 17566

2630 687
Signature: Keith Linds