

Snyder County, Pennsylvania



COURT HOUSE
P.O. BOX 217
MIDDLEBURG, PA. 17842
Stacey L. Zerbe - Recorder of Deeds

Instrument Number - 201307396
Recorded On 12/16/2013 At 12:31:32 PM
* Instrument Type - DEED
Invoice Number - 59862
* Grantor - JONES, BOBBY R
* Grantee - JONES, BOBBY R
User - SLZ
* Customer - THOMAS C CLARK, P.C.

Book - 1000 Starting Page - 19
* Total Pages - 5

* FEES

STATE WRIT TAX	\$0.50
JCS/ACCESS TO JUSTICE FEE	\$23.50
RECORDING FEES - RECORDER OF DEEDS	\$13.50
COUNTY IMPROVEMENT FEE	\$2.00
RECORDER IMPROVEMENT FEE	\$3.00
TOTAL PAID	\$42.50

RETURN DOCUMENT TO:

THOMAS C CLARK, P.C.
431 EAST MAIN STREET
P O BOX 57
MIDDLEBURG, PA 17842

I Hereby CERTIFY that this document is recorded in the Recorder's Office of Snyder County, Pennsylvania



Stacey L. Zerbe
Stacey L. Zerbe
Recorder Of Deeds

THIS IS A CERTIFICATION PAGE

Do Not Detach

THIS PAGE IS NOW THE FIRST PAGE
OF THIS LEGAL DOCUMENT

* - Information denoted by an asterisk may change during the verification process and may not be reflected on this page.

Book: 1000 Page: 19



DEED

THIS INDENTURE, MADE the 2nd day of December, in the year two thousand thirteen (2013).

BETWEEN **BOBBY R. JONES** and **SUSAN J. JONES**, husband and wife, of 1662 Black Woods Road, Port Trevorton, Pennsylvania, and **RONNIE JONES**, widower, of P. O. Box 191, Walland, Tennessee, **GRANTORS**, Parties of the First Part;

- AND -

BOBBY R. JONES and **SUSAN J. JONES**, husband and wife, of 1662 Black Woods Road, Port Trevorton, Pennsylvania, **GRANTEES** as tenants by the entireties, Parties of the Second Part,

WITNESSETH, that said parties of the first part, for and in consideration of the sum of ONE (\$1.00) DOLLAR and other good and valuable consideration, lawful money of the United States of America, well and truly paid by the said parties of the second part to the said parties of the first part, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold, aliened, enfeoffed, released, conveyed and confirmed, and by these presents do grant, bargain, sell, alien, enfeoff, release, convey and confirm unto the said parties of the second part, their heirs and assigns, as tenants by the entireties,

ALL that certain tract or parcel of scrub woodland situate in the **Township of Chapman**, County of Snyder and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point in Grubbs Church Road (Pennsylvania Highway Legislative Route No. 54008); thence along land formerly of Helen M. Brubaker, now land of Eric J. Hubbert and land of Fred E. Scholl, South fifteen degrees sixteen minutes East (S. 15° 16' E.) a distance of three hundred fifty-five (355) feet to a stake; thence along land of Fred E. Scholl, South sixty-seven degrees seventeen minutes East (S. 67° 17' E.) a distance of two hundred forty-seven and five tenths (247.5) feet to a stake; thence along land formerly of Clarence Thierolf, now Fred E. Scholl, South sixty-three degrees forty-nine minutes West (S. 63° 49' W.) a distance of one thousand four hundred twenty-three and fifty-five hundredths (1,423.55) feet to a stake at an old chestnut tree stump; thence along land formerly of Alvin S. Zimmerman, now Craig Shaffer, North forty-eight degrees twenty-one minutes West (N. 48° 21' W.) a distance of one hundred sixty-five (165) feet to a point in Grubbs Church Road; thence in Grubbs Church Road, the following four (4) courses and distances: North twenty-nine degrees eight minutes East (N. 29° 08' E.) a distance of four hundred and twenty-five hundredths (404.25) feet to a point; thence North forty-two degrees eleven minutes East (N. 42° 11' E.) a distance of three hundred

seventy-six and two tenths (376.2) feet to a point; thence North sixty-three degrees forty-eight minutes East (N. 63° 48' E.) a distance of four hundred thirty-three and ninety-five hundredths (433.95) feet to a point; thence North fifty-three degrees fifteen minutes East (N. 53° 15' E.) a distance of two hundred eighty and twenty-nine hundredths (280.29) feet to the point of beginning. Containing Eleven and Forty-Two Thousandths (11.042) Acres of vacant land. (TM-CH-1-19)

BEING the same premises which Bobby R. Jones and Susan J. Jones, husband and wife, by their Deed dated July 11, 2008, and recorded July 14, 2008, in the Office of the Recorder of Deeds in and for Snyder County at Middleburg, Pennsylvania, in Record Book 787 starting at Page 904, granted and conveyed an undivided one-half interest to Bobby R. Jones and Susan J. Jones, husband and wife, and an undivided one-half interest to Ronnie Jones, widower, the Grantors herein.

THIS IS A CONVEYANCE FROM HUSBAND AND WIFE TO HUSBAND AND WIFE AND IS THEREFORE EXEMPT FROM TRANSFER TAX PURSUANT TO PENNSYLVANIA TRANSFER TAX REGULATION 91.193(b)(6)(i)(A); AND A CONVEYANCE FROM BROTHER TO BROTHER AND SISTER-IN-LAW AND IS, THEREFORE, EXEMPT FROM TRANSFER TAX PURSUANT TO PENNSYLVANIA TRANSFER TAX REGULATION 91.193(b)(6)(i)(C).

Grantors certify that no hazardous waste within the meaning of the Solid Waste Management Act of 1980 is presently being disposed or has ever been disposed of by the Grantors or to the Grantors' actual knowledge in or upon the premises described hereinabove.

TOGETHER with all and singular the improvements, privileges, tenements, hereditaments and appurtenances whatsoever thereunto the same belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; AND, ALSO all the estate, right, title, interest, property, claim and demand whatsoever, both in law and equity, or otherwise howsoever, of the said parties of the first part, of, in, to or out of the said premises, and every part and parcel thereof.

TO HAVE AND TO HOLD the said premises, with all and singular the appurtenances, unto the said parties of the second part, their heirs and assigns, to and for the only proper use and behoof of said parties of the second part, their heirs and assigns forever.

AND the said parties of the first part, their heirs and assigns, executors, and administrators, do by these presents, covenant, grant and agree to and with the said parties of the second part, their heirs and assigns, that they the said parties of the first part, their heirs and assigns, all and singular the hereditaments and premises herein above described and granted, or mentioned and intended so to be, with the appurtenances unto the said parties of the second part, their heirs and assigns, against the said parties of the first part and their heirs and assigns, and against all and every other person or persons, whomsoever, lawfully claiming or to claim

the same or any part thereof, shall and will, by these presents, SPECIALLY WARRANT AND FOREVER DEFEND.

IN WITNESS WHEREOF, the said parties of the first part have hereunto set their hands and seals the day and year first written above.

SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:

Bobbie A. Fogle

Bobbie A. Fogle

Randus R. Smith

Bobby R. Jones (SEAL)
BOBBY R. JONES

Susan J. Jones (SEAL)
SUSAN J. JONES

Bonnie Jones (SEAL)
RONNIE JONES

CERTIFICATE OF RESIDENCE

I hereby certify that the precise residence of the Grantees herein is as follows: 1662 Black Woods Road, Port Trevorton, Pennsylvania 17864.

Thomas C. Clark

Attorney or Agent for Grantees

COMMONWEALTH OF PENNSYLVANIA:

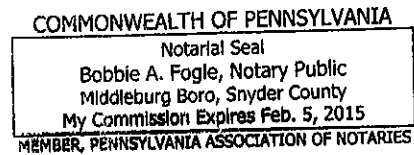
SS.

COUNTY OF SNYDER:

On this the 2nd day of December, 2013, before me a Notary Public, the undersigned officer, personally appeared Bobby R. Jones and Susan J. Jones, husband and wife, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument, and acknowledged that they executed the same for the purpose therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and Notarial seal.

Bobbie A. Fogle



STATE OF TENNESSEE:

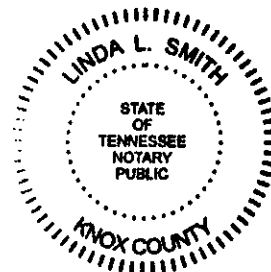
SS.

COUNTY OF Blount:

On this the 10th day of December, 2013, before me a Notary Public, the undersigned officer, personally appeared Ronnie Jones, widower, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged that he executed the same for the purpose therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and Notarial seal.

Linda L. Smith



DEED: JONES-B.13
BAF (TCC-10828)

LAW OFFICE OF
THOMAS C. CLARK, P.C.
A PROFESSIONAL CORPORATION
431 EAST MAIN STREET
P.O. BOX 57
MIDDLEBURG, PA 17842-0057
TELEPHONE (870) 837-0091
FAX (870) 837-1360