

4103

PLEASE DO NOT PUBLISH

00-09-29 11:14 HARVEY 01 5769	
WRIT TAX	\$13.00
CNTY REC FEE	\$0.50
RCDR REC FEE	\$1.00
STATE REALTY	\$344.00
MIDWEST S D	\$172.00 ✓
ADAMS TWP	\$172.00
CHK	\$703.50

THIS INDENTURE

MADE the 29th day of September in the year of our Lord two thousand (2000)

BETWEEN Wayne T. Kerlin and Luanne M. Kerlin, husband and wife, of 505 Route 15 South, Lewisburg, Union County, Pennsylvania, hereinafter referred to as "GRANTORS", Parties of the First Part,-----

A N D

Jeffrey A. Hoover and Lillian Renee Hoover, husband and wife, of PO Box 165, Shale Pit Road, Beaver Springs, Snyder County, Pennsylvania, hereinafter referred to as "GRANTEES", as tenants by the entireties, Parties of the Second Part.-----

WITNESSETH, that the said parties of the first part, for and in consideration of the sum of

THIRTY-FOUR THOUSAND FOUR HUNDRED (\$34,400.00) DOLLARS,

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 lot or piece of ground, situate in Adams Township, Snyder County, Pennsylvania, bounded and described as Lot 1, in accordance with a survey and plan thereof by Sarge Engineering and Surveying, William C. Sarge, Professional Land Surveyor, Mifflintown, Pennsylvania, dated August 24, 2000, and revised on September 15, 2000, and recorded in Map File # 3124 on September 19, 2000, as follows:

BEGINNING at a point in the centerline of State Route SR 4014, being the Southeastern corner of lands of Joni E. Smith and the Northeastern corner of Lot 1, here described;

THENCE along the centerline of State Route SR 4014 SOUTH THREE (03) DEGREES TWO (02) MINUTES FIFTY-ONE (51) SECONS EAST a distance of ONE HUNDRED NINETY-

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FIVE and TWENTY-SIX HUNDREDTHS (195.26) FEET to a point in the centerline of said road;

THENCE along the same SOUTH SIX (06) DEGREES SIXTEEN (16) MINUTES THIRTY-TWO (32) SECONDS EAST a distance of ONE HUNDRED EIGHTEEN and SIX HUNDREDTHS (118.06) FEET to a point in the centerline of said road;

THENCE along the same SOUTH EIGHT (08) DEGREES FORTY-FOUR (44) MINUTES THIRTY-TWO (32) SECONDS EAST a distance of SEVENTY and FIFTY-TWO HUNDREDTHS (70.52) FEET to a point in the centerline of said road.

THENCE along Lot 2 of said plan SOUTH EIGHTY-ONE (81) DEGREES FIFTEEN (15) MINUTES TWENTY-EIGHT (28) SECONDS WEST a distance of TWO HUNDRED EIGHTY-TWO and EIGHTY-NINE HUNDREDTHS (282.89) FEET to a set rebar;

THENCE along the same SOUTH FORTY-EIGHT (48) DEGREES EIGHT (08) MINUTES THREE (03) SECONDS WEST a distance of THREE HUNDRED FORTY and NINETY-FIVE HUNDREDTHS (340.95) FEET to a set rebar;

THENCE along Lot 3 of said plan SOUTH FORTY-EIGHT (48) DEGREES EIGHT (08) MINUTES THREE (03) SECONDS WEST a distance of THREE HUNDRED SIXTY-THREE and TWENTY-NINE HUNDREDTHS (363.29) FEET to a set rebar;

THENCE along the same SOUTH FORTY-ONE (41) DEGREES FIFTY-ONE (51) MINUTES FIFTY-SEVEN (57) SECONDS EAST a distance of THREE HUNDRED (300) FEET to a set rebar;

THENCE along land now or formerly of Joseph W. Herrold SOUTH FORTY-EIGHT (48) DEGREES EIGHT (08) MINUTES THREE (03) SECONDS WEST a distance of THREE HUNDRED FORTY-EIGHT and FIFTY-NINE HUNDREDTHS (348.59) FEET to an existing rebar;

THENCE along land now or formerly of David E. Guyer and land now or formerly of Jesse M. Good NORTH THIRTY-SEVEN (37) DEGREES FORTY (40) MINUTES THIRTY-NINE (39) SECONDS WEST a distance of ONE THOUSAND TWO HUNDRED EIGHTY-TWO and THIRTY-SIX HUNDREDTHS (1282.36) FEET to an existing rebar;

THENCE along land now or formerly of Randall E. Smith NORTH EIGHTY-FIVE (85) DEGREES FORTY-ONE (41) MINUTES TWELVE (12) SECONDS EAST a distance of ONE HUNDRED SIXTY-SEVEN and EIGHTY HUNDREDTHS (167.80) FEET to an existing rebar;

THENCE along land now or formerly of Joni E. Smith NORTH EIGHTY-FIVE (85) DEGREES FORTY-ONE (41) MINUTES TWELVE (12) SECONDS EAST a distance of THREE HUNDRED FIFTY-TWO and SIX HUNDREDTHS (352.06) FEET to an existing rebar;

THENCE along same NORTH SEVENTY-TWO (72) DEGREES EIGHT (08) MINUTES FIFTY-FIVE (55) SECONDS EAST, a distance of SEVEN HUNDRED FIFTY-SEVEN and FORTY HUNDREDTHS (757.40) FEET to an existing rebar;

THENCE along the same NORTH EIGHTY (80) DEGREES NINE (09) MINUTES THIRTY-TWO (32) SECONDS EAST a total distance of THREE HUNDRED SEVENTY-NINE and FIFTY HUNDREDTHS (379.50) FEET, passing through a rebar set offset SIXTY (60) FEET, to the Point of Beginning, having an area of TWENTY-ONE and TWO HUNDRED TWENTY-FOUR THOUSANDTHS (2.224) ACRES.

BEING a portion of the same premises which TERESA J. BERGER, Prothonotary and Clerk of Court of Snyder County, Pennsylvania, on behalf of the heirs at law of CLARENCE MOYER, a/k/a CLARENCE E. MOYER, deceased, and ERNEST E. MOYER, individually as an heir at law of CLARENCE MOYER a/k/a CLARENCE E. MOYER, deceased, and as Administrator of the Estate of MAUD V. MOYER, a/k/a VERNA MAUDE MOYER deceased, by their Deed dated October 30, 1997 and recorded June 2, 1998 in the Office of the Recorder of Deeds in and for Snyder County, Pennsylvania, in Record Book 415, Page 841, granted and conveyed unto WAYNE T. KERLIN.

BEING ALSO a portion of the same premises which WAYNE T. KERLIN and LUANNE M. KERLIN, husband and wife, by their Deed dated June 2, 1998 and recorded June 2, 1998 in the Office of the Recorder of Deeds in and for Snyder County, Pennsylvania, in Record Book 415, Page 848, granted and conveyed unto WAYNE T. KERLIN and LUANNE M. KERLIN, husband and wife.

TOGETHER with all and singular the tenements, hereditaments, and appurtenances to the same belonging, or in any wise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and also all the estate, right, title, interest, property, claims and demands whatsoever, both in law and equity, 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 the said parties of the second part, their heirs and assigns forever, as tenants by the entireties.

AND the said parties of the first part for themselves, their heirs, 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, for themselves, their heirs and assigns, all and singular the hereditaments and premises hereinabove 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 against all and every other person or persons, whomsoever, lawfully claiming or to claim the same or any part thereof by, from, through, or under him, her, them, or any of them 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 above written.

Signed, Sealed and Delivered in the presence of:

[Signature]

Wayne T. Kerlin (SEAL)
Wayne T. Kerlin

Luanne M. Kerlin (SEAL)
Luanne M. Kerlin

COMMONWEALTH OF PENNSYLVANIA:

SS:

COUNTY OF SNYDER :

On this, the 29th day of September, 2000, before me, the undersigned officer, personally appeared Wayne T. Kerlin and Luanne M. Kerlin, 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 purposes therein contained.

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

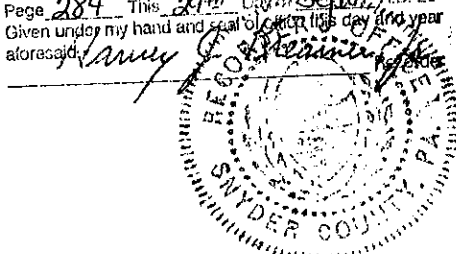
Notarial Seal
Wendy S. Paige, Notary Public
Selinsgrove Boro, Snyder County
My Commission Expires Feb. 9, 2004

Wendy S. Paige
NOTARY PUBLIC



I hereby certify that the correct address of the within Grantees is: PO Box 165, Shale Pit Road, Beaver Springs, PA 17812.

State of Pennsylvania } as recorded in the Recorder's Office in
Snyder County } and for said County, in Record Book No. 473
Page 284 This 29th Day of Sept. A.D. 2000
Given under my hand and seal of office this day and year
aforesaid.



[Signature] (SEAL)
Attorney for Grantees

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