

CECIL M. SIBLEY.

THIS DEED, Made this 5th day of April, 1948, between Helen Miller Sibley, widow, party of the first part; and Cecil M. Sibley, party of the second part:

WITNESSETH: That for and in consideration of the sum of five dollars (\$5.00), cash in hand to her paid by the said Cecil M. Sibley, party of the second part, and of other good and valuable considerations moving from the said party of the second part to the said party of the first part, receipt of all of which is hereby acknowledged, and of the partition hereby effected of the lot of land hereinafter mentioned, owned as tenants in common by the parties of the first and second parts, she, the said party of the first part, doth grant and convey, with general warranty, unto the said party of the second part all her right, title and interest--the same being a one-half undivided interest--in and to that certain piece, parcel or lot of land, together with the improvements thereon and appurtenances thereunto belonging, situate, lying and being in the Village of Mathews, in the Westville Magisterial District of the County of Mathews and State of Virginia, containing one hundred and fifty-five one-thousandths (.155) of an acre, and bounded as follows: On the North by that portion of the land of Powell and Armistead, Inc. known as "Maple Avenue"; East by the land of R. A. and W. B. Tatterson; South by the land of Helen Miller Sibley; and West by the state highway leading through the Village of Mathews, being a portion of the certain lot of land which was conveyed to F. Joseph Sibley and Henry Sibley by W. N. Trader and wife by deed dated May 29, 1899 and of record in the Clerk's Office of the Circuit Court of Mathews County in Deed Book No. 12, Pages 231-232, and more particularly described on plat of survey of record in said office in Plat Book No. 1, Page 78, a one-half undivided interest in which was devised to Helen M. Sibley by the last will and testament of Henry Sibley, of record in said office in Will Book No. 3, Page 58, and a one-half interest conveyed to Cecil M. Sibley by

deed of F. Joseph Sibley and wife, dated December 13, 1945 and of record in said office in Deed Book No. 40, Page 361. The portion of said lot in which a one-half interest is hereinabove conveyed is more particularly described on plat of survey of Paul A. Hobday, C. S., hereto attached and made a part of this deed and to be recorded herewith.

The interest hereinabove conveyed, together with the one-half interest owned by him, vests in the said Cecil M. Sibley the fee-simple title to the whole of the said lot of land.

The said party of the first part covenants that she is the owner of the fee-simple title to the said interest in the above-described land, and, as such, has the right to convey the same to the aforesaid grantee; that the said grantee shall have quiet possession of the said interest in the said land, free from all encumbrances; that she has done no act to encumber the said interest in the said land; and that she will execute such further assurances of the title to the said interest in the said land as may be requisite to make the same full and complete.

WITNESS The following signature and seal:

Helen Miller Sibley (SEAL)

State of Virginia,
County of Mathews, to-wit:

I, W. M. Minter, a Commissioner in Chancery of the Circuit Court of Mathews County, in the said State of Virginia, do certify that Helen Miller Sibley, whose name is signed to the writing above, bearing date on the 5th day of April, 1948, has this day acknowledged the same before me in my County and State aforesaid.

Given under my hand this 5th day of April, 1948.

W. M. Minter, Commissioner in Chancery.

VIRGINIA:

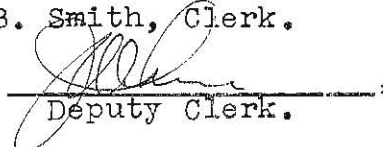
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF MATHEWS COUNTY, APRIL 5TH, 1948.
This Deed was presented and with certificate annexed admitted to record at 2:30

O'clock P. M. and is recorded.

Teste:

W. B. Smith, Clerk.

by:


Deputy Clerk.

Plat referred to in the
going Deed is recorded
Plat Book No. 1, Page 152.