

F. JOSEPH SIBLEY & WIFE

TO -----  
CECIL M. SIBLEY

DEED OF GIFT

No. 40-103

THIS DEED, made this 13th day of December, 1945, between F. Joseph Sibley and Ellen B. Sibley, his wife, parties of the first part; and Cecil M. Sibley, party of the second part.

WITNESSETH: That for and in consideration of the sum of One Dollar (\$1.00), cash in hand paid at and before the sealing and delivery of this deed, the receipt whereof is hereby acknowledged, and the love and affection which the said parties of the first part have and entertain for their son, the said Cecil M. Sibley, the said parties of the first part give, grant and convey unto the said Cecil M. Sibley, with general warranty, all of their one-half undivided right, title and interest in and to a certain parcel or lot of land, together with all buildings and improvements thereon and appurtenances thereto belonging, situate, lying and being in the village of Mathews in the Westville Magisterial District of the County of Mathews and State of Virginia, and containing by survey two hundred and fifty-six thousandths of an acre, and bounded as follows: On the North by a road running between the property hereby conveyed and the property of O. L. Powell, and others; on the East by the land of L. W. Callis; on the South by the land of Tatterson Prothers; and on the West by the state highway leading through the village of Mathews. It being the same lot of land which was conveyed to the said F. Joseph Sibley and Henry Sibley by deed of William N. Trader and wife bearing date May 20, 1809, and duly recorded in the office of the Clerk of the Circuit Court of Mathews County, Virginia, in Deed Book 12, at page 231-232. Reference is here made to said deed and to a plat of survey of the said lot of land, made by G. T. Judkins, Certified Surveyor, and by reference made a part of this deed and recorded therewith, for a more detailed and particular description of the land hereby conveyed.

TO HAVE AND TO HOLD a one-half undivided interest in said lot of land, with its appurtenances, unto the said Cecil W. Sibley, his heirs and assigns in fee-simple, forever.

THE SAID GRANTORS covenant that they have the right to convey their one-half undivided interest in said lot of land to the aforesaid grantee; that the aforesaid grantee shall have quiet possession of the said land, free from all encumbrances; that they have done no act to encumber their interest in said lot of land; and that they will execute such further assurances of the said land as may be requisite to make the title thereto sure and complete.

WITNESSE the following signatures and seals:

Revenue  
Stamp  
(\$2.75)

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

Deed received by me on  
May 15 1946  
C. M. Sibley

F. Joseph Sibley (SEAL)  
Ellen B. Sibley (SEAL)

I, Cora E. Reins, a Notary Public in and for the County of Mathews in the said State of Virginia, do hereby certify that F. Joseph Sibley and Ellen B. Sibley, his wife, whose names are signed to the writing above bearing date December 13, 1945, have this day acknowledged the same before me in my County and State aforesaid.


My commission will expire on the 25th day of March, 1947.

Given under my hand this 20th day of December, 1945.

Cora E. Reins  
Notary Public

WITNESSE: IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF MATHIEWS COUNTY, February 18th, 1946. This Deed was presented and with certificate annexed admitted to record at 1:45 o'clock P.M. and is recorded.

Teste:

  
Clerk.

The plat referred to in this deed is recorded in Plat Book No 1 Page 78.