

B 2 5 6 7 P 7 1 7

THIS DEED is made this 18th day of October, 2004, by and between BRUCE H. ELLIOTT, divorced, and CHERYL J. ELLIOTT, divorced, Grantors, and CHERYL J. ELLIOTT, Grantee,

WITNESSETH:

That for and in consideration of the sum of Ten Dollars (\$10.00), cash in hand paid by the Grantee to the Grantors, and of other valuable consideration, the receipt of all of which is hereby acknowledged by the Grantors, the Grantors do hereby bargain, sell, grant and convey, with General Warranty and English Covenants of title, unto CHERYL J. ELLIOTT, Grantee, all those two contiguous lots or parcels of land, together with the improvements thereon, and all rights, privileges, appurtenances, easements and rights of way thereunto belonging or appertaining, described as follows:

PARCEL NO. ONE:

All that certain lot or parcel of land containing 5.356 acres, more or less, situate and lying on the north side of State Route #772 (Greenmount Road), approximately 1-¼ miles south of Edom and ¾ miles east of Greenmount Church in Linville District, Rockingham County, Virginia, and being PARCEL NO. 2 on a plat of the "DIVISIONAL SURVEY OF THE HENRY M. SHENK LAND", according to a survey made by Bobby Owens, L.S., dated September 18, 1989.

PARCEL NO. TWO:

All that certain lot or parcel of land containing 5.354 acres, more or less, situate and lying on the north side of State Route #772 (Greenmount Road), approximately 1-¼ miles south of

Prepared by: HOOVER PENROD PLC
342 S. Main St., Harrisonburg, VA 22801

Tax Map Nos. 78 (5) 2 and 78 (5) 3

B 2 5 6 7 P 7 1 8

Edom and ¼ miles east of Greenmount Church in Linville District, Rockingham County, Virginia, and being PARCEL NO. 3 on a plat of the "DIVISIONAL SURVEY OF THE HENRY M. SHENK LAND", according to a survey made by Bobby Owens, L.S., dated May 21, 1981, and being more particularly described by the following metes and bounds:

Beginning at a point in State Route #772 (Greenmount Road), a corner with Parcel #2, thence with said Parcel #2, N 26° 55' 43" E 1,063.01 feet to an iron pin, a corner with L. Beard, thence with said Beard S 69° 25' 39" E. 55.48 feet to a fence post, thence S 66° 22' 33" E. 149.38 feet to an iron pin, new corner with Parcel #4, thence with said Parcel #4, S 25° 21' 54" W 1,065.22 feet to a point in the Greenmount Road, thence N 66° 14' 49" W 233.70 feet to the beginning and containing 5.354 acres.

The property herein conveyed is a portion of the property acquired by Bruce H. Elliott and Cheryl J. Elliott, husband and wife, as tenants in common, by a deed dated July 19, 1996, which deed is recorded in the Clerk's Office of the Circuit Court of Rockingham County, Virginia, in Deed Book 1430, at page 781.

This conveyance is subject to the conditions, restrictions and other easements of record, if any, affecting the property hereby conveyed.

WITNESS the following signatures and seals:

Bruce H. Elliott (SEAL)
BRUCE H. ELLIOTT

Cheryl J. Elliott (SEAL)
CHERYL J. ELLIOTT

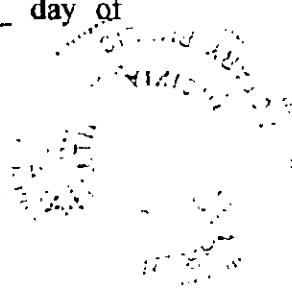
B 2 5 6 7 P 7 1 9

STATE OF VIRGINIA
CITY OF HARRISONBURG, to-wit:

The foregoing instrument was acknowledged before me this 21 day of
October, 2004, by BRUCE H. ELLIOTT.

My commission expires Oct 31, 2008

Karen M. Deapes
NOTARY PUBLIC



STATE OF VIRGINIA
CITY OF HARRISONBURG, to-wit:

The foregoing instrument was acknowledged before me this 21 day of
October, 2004, by CHERYL J. ELLIOTT.

My commission expires Oct 31, 2008

Karen M. Deapes
NOTARY PUBLIC



04 OCT 20 10 00
L. WAYNE HARPER
CLERK

GRANTEE'S ADDRESS:

3980 Greenmount Road
Harrisonburg, VA 22802

059
1650

NOTE: This is a conveyance pursuant to a separation agreement and it is, therefore, exempt
from recording taxes pursuant to §58.1-806 of the Code of Virginia, 1950, as amended.

In the Clerk's Office of the Circuit Court of Rockingham County
The foregoing instrument was this day presented in the office aforesaid, and is
together with the certificate of acknowledgement annexed, admitted to record this
21 day of OCT, 20 04 at 10:00 A.M. I certify that

taxes were paid when applicable:
Sec. 58-54 - State .50 County _____ City _____
Sec. 58-54.1 - State _____ County _____ City _____ Transfer 100

Recording 2200 Copies 150 TESTE
L. WAYNE HARPER
CLERK 25.00

Deed Book No 2567 Page 717

3