

Fee \$5.00 Mail to: Gbr. Valley Nat'l Bank  
Box 0, Rupert, WV

JAN 12 1990

THIS DEED, Made and entered into this 2nd day of January, 1990, by and between MCCLUNG PROPERTIES, INCORPORATED, a West Virginia corporation, party of the first part, GRANTOR, and W.B.G., a West Virginia General Partnership, party of the second part, GRANTEE;

W I T N E S S E T H:

That for and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the party of the first part does hereby GRANT, BARGAIN, SELL, and CONVEY unto the party of the second part, with covenants of GENERAL WARRANTY and free of all liens and encumbrances, all of those certain tracts or parcels of real estate being Lots 11, 12, 13, 14, 15 and 16, Block 14, Section 1, together with the improvements thereon and the easements and appurtenances thereunto belonging, situate in the City of Rupert, Greenbrier County, West Virginia, more particularly bounded and described as follows:

Beginning at an angle iron in concrete found in the northern R/W of U.S. Rte. No. 60, a corner to Lot 17; thence leaving Lot 17 and with said R/W N 77° 03' 53" W 150.00 feet to a 3/4" iron pipe set, a corner to Lot 10; thence leaving Rte. 60 and with said Lot 10 N 12° 56' 07" E 125.00 feet to a 3/4" iron pipe set in the southern line of a 15' alley; thence leaving Lot 10 and with said alley S 77° 03' 53" E 150.00 feet to an angle iron in concrete found, a corner to Lot 17; thence leaving alley and with said Lot 17 S 12° 56' 07" W 125.00 feet to the place of beginning and containing 0.43 acre, more or less, according to a survey made by N. Eugene Kelley on December 18, 1989 and shown on plat entitled "Plat Showing the Property of WBG Partnership" attached hereto and made a part of this description.

This is the same property which was conveyed unto McClung Properties, Incorporated, a West Virginia corporation, by deed from Ann Elise Bivens, et al, dated September 8, 1977, and recorded in the Office of the Clerk of the County Commission of Greenbrier County, West Virginia in Deed Book 317 at page 486.

This conveyance is made subject to all reservations, restrictions and limitations contained in prior deeds which constitute the chain of title to said real estate.

## DECLARATION OF CONSIDERATION OR VALUE

Under the penalties of fine and imprisonment as provided by law, the undersigned grantors hereby declare that the total consideration of the property herein conveyed is Thirty Thousand Dollars (\$30,000.00).

WITNESS the following signature and seal:

MCCLUNG PROPERTIES, INC.,  
a West Virginia corporation

BY: Mary McClung

ITS: President

STATE OF WEST VIRGINIA

COUNTY OF GREENBRIER, TO-WIT:

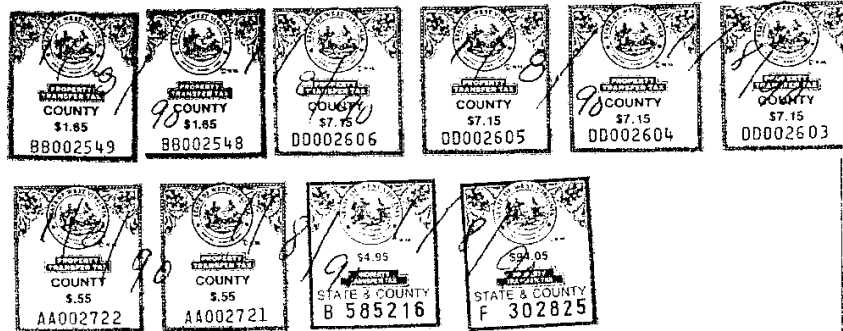
The foregoing instrument was acknowledged before me this 11 day of January, 1990, by Mary McClung President of McClung Properties, Incorporated, a West Virginia corporation, on behalf of the corporation.

My commission expires: August 15, 1994



Eugene H. Palmer  
NOTARY PUBLIC

This instrument was prepared by BARRY L. WEESE, IKNER and HEWMAN, L. C., P. O. Box 429, Lewisburg, West Virginia, 24901.



WEST VIRGINIA, Greenbrier County, S. S:

In the Clerk's Office of Greenbrier County Court 8th day of Jan. 1990  
This Deed was this day presented in the office aforesaid and thereupon, together with the Certificate thereto annexed, admitted to record

Teste Eugene H. Palmer Clerk  
By Barry L. Weese Deputy