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THIS DEED, made and entered into on this 26th day of June, 2015, by and between VALHALLA ENTERPRISES INC., Grantor and Party of the First Part, and KELLY S. HARTMAN and JUDY HARTMAN, with the right of survivorship, Grantees and Parties of the Second Part.

WITNESSETH:

That for and in consideration of the sum of TWENTY-TWO THOUSAND DOLLARS (\$22,000.00), cash paid, the receipt of which is hereby acknowledged the Grantor does hereby grant and convey to the Grantees, with covenants of general warranty of title; and with the right of survivorship, and not as joint tenants in common, the following described tract or parcel of real estate, containing 4.25 acres, more or less, together with improvements thereon and all rights, privileges, appurtenances, easements and right-of-ways therunto belonging or in any wise appertaining, lying and being situate on the waters of Dry Run, a tributary of Trout (Hammer) Run of the South Branch of the Potomac River, in Franklin District, Pendleton County, West Virginia, designated as Lot C of the Sherwood Forest Subdivision on that certain plat of Sherwood forest Estates of record in the Clerk's Office of the County Commission of Pendleton County, West Virginia, in Map Book No.2, at page 306, and being more particularly described by its metes and bounds in the attached Description and Plat which are made a part hereof by reference hereto, and being the same real estate to which the Grantor obtained title by that certain deed from George I. Sponaigle and Marvin L. Downing, Special Commissioners, which deed is dated October 31, 1978, recorded November 6, 1978, and of record in the aforesaid Clerk's Office in Deed Book No. 100, at page 276, to which deed reference is herewith made for all pertinent purposes.

Grantees by acceptance of this deed, agree and understand that there is no central water or central wastewater service to this property and therefore they will be required to utilize well and septic systems to support any housing constructed thereon. Permanent trailer type housing is not permitted; however, a trailer or similar type facility may be utilized for up to one year while permanent living facilities are constructed.

The real estate herein conveyed is carried on the Land Books of Pendleton County, West Virginia as Tax Map No. 7, Parcel 38 in Franklin District.

DECLARATION OF CONSIDERATION OF VALUE
AND AFFIRMATION OF RESIDENCY

The undersigned does state and affirm under the penalties of fine and imprisonment as provided by law the following:

1. The total consideration paid for the property transferred by this document is \$22,000.00.
2. The entity is subject to the State of West Virginia income tax withholding requirements of West Virginia Code 11-21-71B since it is a foreign entity not organized under the laws of West Virginia.

WITNESS the following signatures.

VALHALLA ENTERPRISES, INC.

By: Ronald L. Kelsey
 Its President

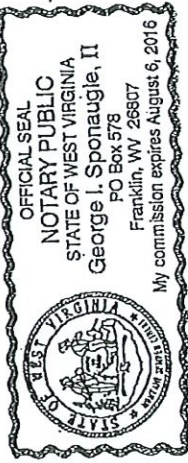
STATE OF West Virginia
 CITY/COUNTY OF Franklin, TO-WIT:
 I, George I. Sponaugle II, a Notary Public in and for the State

aforsaid do certify that Ronald L. Kelsey, as President of Valhalla Enterprises, Inc., whose name is signed to the foregoing Deed, bearing date on the 26th day of June, 2015, has acknowledged his signature before me in my said County and State.

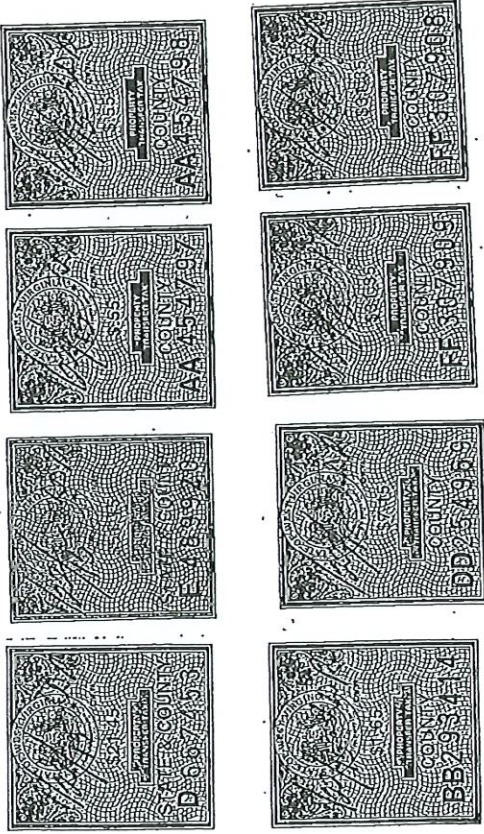
Given under my hand this 26th day of July, 2015.

My commission expires: 6 August 2016

 NOTARY PUBLIC



The Foregoing Deed Was Prepared Without Benefit of a Title Examination by: Sponaugle & Sponaugle, Attorneys at Law, P. O. Box 578, 223 Chestnut Street, Franklin, West Virginia 26807



DESCRIPTION OF SURVEY

for
SHERWOOD FOREST, LOT C

This lot is located on the meanders of Dry Run, a tributary of Trout (Hammer) Run of the South Branch of the Potomac River and is in Rankin District, Pendleton County, West Virginia. It is situated 0.8 mile up the main road of the Sherwood Forest development. The entrance to said development is on West Virginia Secondary Route 1, the Bear Run Road, one mile northeast of the intersection of said route and U. S. Route 32. This tract is part of a subdivision of Simmons and West, Inc., and is more particularly described as follows:

Beginning at a 2" iron pipe, corner of Lot B and witnessed by a marked 361 white oak Nest 4.04 feet; thence, N 22° 58' E 415.05 feet to a nail in the center of the main road;

Thence, with said road for five calls N 73° 41' E 170.03 feet to a nail in the center of the road;

Thence, S 70° 22' E 57.07 feet to a nail;

Thence, S 31° 38' E 151.03 feet to a nail;

Thence, continuing with the road and with the line of Lot D for two calls S 13° 30' E 157.28 feet to a nail;

Thence, S 16° 08' E 233.96 feet to a nail, corner of Lots B, C, D and E;

Thence, leaving the road and with the line of Lot B N 79° 42' W 378.38 feet to the beginning and containing 4.25 acres as surveyed and calculated by Edward Paul Horton, Sr., and as shown on a plat which is attached hereto and made a part of this description.

This lot is part of a tract conveyed by the heirs of Guy Hartin to Simmons and West, Inc., by deed that is yet to be recorded.

November 10, 1975
Franklin, W. Va.

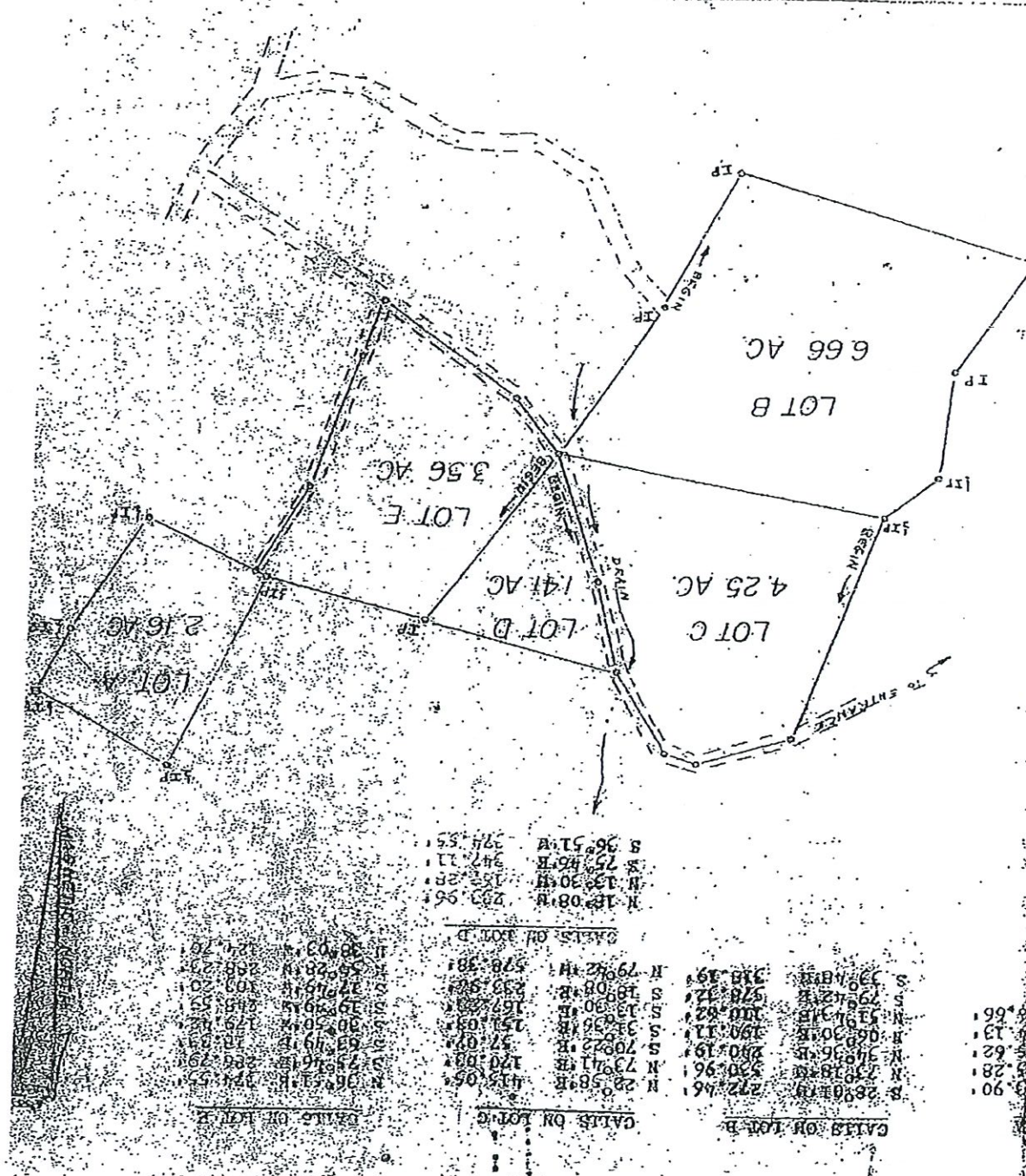
Edward Paul Horton, Sr.
Licensed Surveyor #313

Signed

Edward P. Horton Sr.

Date

12-21-75



State of West Virginia,
 in Pendleton County Commission Clerk's Office,
 The foregoing Deed of Conveyance was this day presented in said office, and with the certificate of acknowledgedgement thereto, was admitted to record.

Testee:
Arinda D. Reynolds Clerk

PLAT OF SURVEY
 OF
 LOTS B, C, D AND E

Subscribed by
 Edward Paul Hanson, Jr.
 Licensed Surveyor #313
 (Appointed 11/17/01)

Witnessed by
 E. Paul Hanson
 2-19-76

EXHIBIT 1 TO DEED BOOK 100 PAGE 100

RECORDED IN DEED BOOK 100 PAGE 100

ALL CORNERS AND POINTS OF INTERSECTION
 ARE TO BE MARKED WITH IRON NAILS
 AND THE NAME OF THE SURVEYOR
 AND THE DATE OF THE SURVEY
 ARE TO BE PLACED AT EACH CORNER
 AND POINT OF INTERSECTION

State of West Virginia,
 in Pendleton County Commission Clerk's Office,
 The foregoing Deed of Conveyance was this day presented in said office, and with the certificate of acknowledgedgement thereto, was admitted to record.

Testee:
Arinda D. Reynolds Clerk

DESCRIPTION OF SURVEY
for
SHERWOOD FOREST, LOT C

This lot is located on the waters of Dry Run, a tributary of Trout (Hamper) Run of the South Branch of the Potomac River and is in Franklin District, Pendleton County, West Virginia. It is situated 0.8 mile up the main road of the Sherwood Forest development. The entrance to said development is on West Virginia Secondary Route 1, the Deer Run Road, one mile Northeast of the intersection of said route and U. S. Route 22. This tract is part of a subdivision of Simmons and West, Inc., and is more particularly described as follows:

Beginning at a 3" iron pipe, corner of Lot B and witnessed by a marked 36" white oak tree 4.04 feet thence, N 22°58'E 415.05 feet to a nail in the center of the main road;

Thence, with said road for five calls N 73°41'E 170.03 feet to a nail in the center of the road;

Thence, S 70°25'E 57.07 feet to a nail;

Thence, S 21°36'E 151.03 feet to a nail;

Thence, continuing with the road and with the line of Lot D for two calls S 13°20'E 157.28 feet to a nail;

Thence, S 18°08'E 233.96 feet to a nail, corner of Lots B, G, D and E;

Thence, leaving the road and with the line of Lot B N 79°42'W 578.38 feet to the beginning and containing 4.25 acres as surveyed and calculated by Edward Paul Morton, Sr., and as shown on a plat which is attached hereto and made a part of this description.

This lot is part of a tract conveyed by the heirs of Guy Harbin to Simmons and West, Inc., by deed that is yet to be recorded.

November 10, 1975
Franklin, W. Va.

Edward Paul Morton, Sr.
Licensed Surveyor #313

Signed Edward P. Morton Sr.

Date 12-21-75