

**WARRANTY DEED**

KNOW ALL PERSONS BY THESE PRESENTS, That we,

**A. RICHARD ASTHEIMER and SALLIE A. ASTHEIMER**  
husband and wife

of Green Lane, Pennsylvania, Grantors, in consideration of TEN AND MORE Dollars paid to our full satisfaction by

**A. Richard Astheimer and Sallie A. Astheimer, as Trustees of  
THE A. RICHARD AND SALLIE ASTHEIMER LIVING TRUST  
u/t/a dated December 4, 2018**

of Green Lane, Pennsylvania, Grantees, by these presents do freely GIVE, GRANT, SELL, CONVEY AND CONFIRM unto the said Grantees,

**A. Richard Astheimer and Sallie A. Astheimer, as Trustees of  
THE A. RICHARD AND SALLIE ASTHEIMER LIVING TRUST  
u/t/a dated December 4, 2018**

and their successors and assigns forever, certain lands and premises located in Warren, in the County of Washington and State of Vermont, described as follows, viz:

Being all and the same lands and premises as were conveyed to A. Richard Astheimer and Sallie A. Astheimer by Warranty Deed of Nadir M. Khafizov and Olga Y. Trusova dated June 26, 2006 and recorded June 28, 2006 in Book 183, pages 73-74 of the land records of the Town of Warren, Vermont.

Being all and the same lands and premises as were conveyed to Nadir M. Khafizov and Olga Y. Trusova by Quit Claim Deed of Care.Fuller Hill Properties, LLC dated March 6, 2003 and recorded March 14, 2003 in Book 153, page 325 of the land records of the Town of Warren, Vermont.

Being a lot of land consisting of 10.1 acres, more or less, depicted as Parcel 2 on a plan entitled "Resurvey With Subdivision - Property of Anna Marie G. Ferance, Harvey & Harriet Koiles, Warren-Washington County-Vermont" dated December 22, 1978, revised June 8, 1979, prepared by Richard F. Lunna and recorded in Map Book 3, page 41 at Slide 33 of the Warren Land Records, together with all improvements thereon located.

Subject to and with the benefit of rights, restrictions, covenants, terms, rights-of-way and easements referenced in the above mentioned deed or otherwise of record in the Town of Warren Land Records, which are valid and enforceable at law on the date of this deed - not meaning by such language to renew or

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reinstate any encumbrance which is otherwise barred by the provisions of Vermont law.

Reference may be had to the above mentioned deed and instruments and their records, and to all prior deeds and instruments and their records, for a more particular description of the herein conveyed land and premises.

TO HAVE AND TO HOLD said granted premises, with all the privileges and appurtenances thereof, to the said Grantees,

**B. Richard Astheimer and Sallie A. Astheimer, as Trustees of  
THE A. RICHARD AND SALLIE ASTHEIMER LIVING TRUST  
u/t/a dated December 4, 2018**

and their successors and assigns, to their own use and behoof forever; And we, the said Grantors

**A. RICHARD ASTHEIMER and SALLIE A. ASTHEIMER**

for ourselves and our heirs, executors and administrators, do covenant with the said Grantees,

**B. Richard Astheimer and Sallie A. Astheimer, as Trustees of  
THE A. RICHARD AND SALLIE ASTHEIMER LIVING TRUST  
u/t/a dated December 4, 2018**

and their successors and assigns, that until the ensembling of these presents, we are the sole owners of the premises, and have good right and title to convey the same in manner aforesaid, that they are FREE FROM EVERY ENCUMBRANCE; except as aforesaid;

And we hereby engage to WARRANT AND DEFEND the same against all lawful claims whatever, except as aforesaid.

IN WITNESS WHEREOF, I have hereunto set my hand on this 4<sup>th</sup> day of December, 2018.

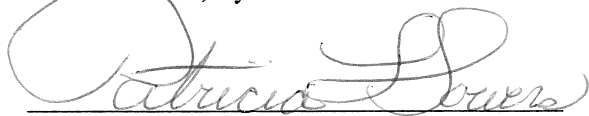


A. Richard Astheimer

COMMONWEALTH OF PENNSYLVANIA

Montgomery COUNTY, ss.

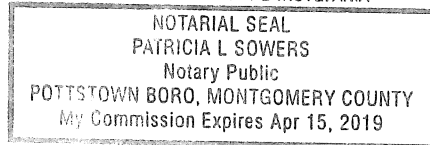
In said County on this 4<sup>th</sup> day of December, 2018, A. Richard Astheimer personally appeared and he acknowledged this instrument, by him sealed and subscribed, to be his free act and deed. Before me,



Notary Public

Sign Above and Affix Seal or Stamp

COMMONWEALTH OF PENNSYLVANIA



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IN WITNESS WHEREOF, I have hereunto set my hand on this 4<sup>th</sup> day of December, 2018.

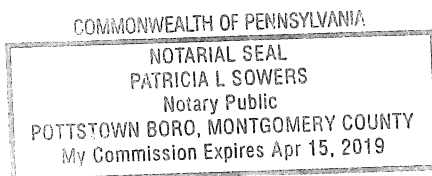
Sallie A. Astheimer  
Sallie A. Astheimer

COMMONWEALTH OF PENNSYLVANIA

Montgomery COUNTY, ss.

In said County on this 4<sup>th</sup> day of December, 2018, Sallie A. Astheimer personally appeared and she acknowledged this instrument, by her sealed and subscribed, to be her free act and deed. Before me,

Patricia L. Sowers  
Notary Public  
Sign Above and Affix Seal or Stamp



TOWN OF WARREN, VT

Received for Record 12/12 2018  
at 3:16 o'clock P M and Received in  
Vol. 254 Page 507-509

Robert Ross  
TOWN CLERK

VT Property Transfer Tax Return # 8556