

CLASS 5  
ZONING  
DISTRICT 02

LEGAL DESCRIPTION  
BUCK BRANCH  
~~42AC~~ ~~300~~ Land. Int. In 30 AC  
178-148D (A) 2419

HAY FLORIA G  
~~BOX 2404~~  
BELLEVIEW FL  
*C/O Missa Edgar Hwy  
1718 Maple St.  
Crestle Point Oregon 97138*  
~~34420~~  
~~99458~~  
~~31950-8441~~  
P.O. Box 2404  
Bellevue, FL 32690

DATE RECORDED 6-27  
DEED OR WILL BOOK DB 0217 0102  
CONSIDERATION 10,500

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CONSIDERATION  
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DEED OR WILL BOOK  
CONSIDERATION

1992			
1993			
1994	12,600		12,600
1995	12,600		12,600
1996	12,600		12,600
1997	12,600		12,600
1998	8400		8400
1999			
2000	9000		9000
2001			
2002			
2003			

NOTES: 7 AC EYLER, SANDRA CARD # 19569  
7 AC HAY, TIVIS E CARD # 19568

*Also when this land was divided  
the 7 ac hay should have received 5 out of 7 parts in  
the 7 ac hay should have been 3 2/3 ac instead of 2 ac changed in 11-99*



This Instrument Prepared by:  
Buddy H. Wallen, P. C.  
Attorney at Law  
P. O. Box 705  
Clintwood, Virginia 24228  
(No Title Search Was Conducted)

THIS DEED OF GIFT, made and entered into on this the 11th day of August, 1997, by and between TIVIS EDGAR HAY, JR. and SANDRA LOUISE HAY EYLER, parties of the first part, and TIVIS EDGAR HAY, JR. and SANDRA LOUISE HAY EYLER, parties of the second part, whose address is 127 Lynn Drive, Fitzgerald, Georgia 31750.

WITNESSETH:

WHEREAS, by deed dated January 24, 1949, of record in Deed Book 85, page 287, of the Clerk's Office of the Circuit Court of Dickenson County, Virginia, Clema Hay conveyed a 42 acre tract of land on Little Beach Branch of Lick Creek in Dickenson County, Virginia, to Tivis Edgar Hay; and,

WHEREAS, TIVIS EDGAR HAY thereafter died intestate in September, 1969, survived by his wife, Floria G. Hay, and six (6) children, namely: Tivis Edgar Hay, Jr., Sandra Louise Hay Eyer, Darren Hay, Damon Hay, Angela Hay Martin and Juanita Hay; and,

WHEREAS, by deed dated June 2, 1983, of record in Deed Book 217, page 102, of the aforesaid Clerk's Office, Floria G. Hay, Darren Hay, Damon Hay, Angela Hay Martin, Jesse Martin and Juanita Hay conveyed their interest in the 42 acres to Floria G. Hay. That deed incorrectly recites that Floria G. Hay, Darren Hay, Damon Hay, Angela Hay Martin and Juanita Hay as being the sole surviving heirs at law of Tivis Edgar Hay, deceased; and,

WHEREAS, it is the desire of Tivis Edgar Hay, Jr. and Sandra Louise Hay Eyer to establish their interest in the 42 acre tract of land owned by their father Tivis Edgar Hay at the time of his death.

NOW, THEREFORE, that for and in consideration of love and affection, the parties of the first part do hereby grant, give and convey unto Tivis Edgar Hay, Jr. and Sandra Louise Hay Eyer, with General Warranty and English Covenants of Title, all their right, title and interest in and to that certain tract or parcel of land, with all the appurtenances thereto belonging, situate, lying and being on Little Beach Branch of Lick

(7) parts

top of a ridge, corner to said Clinchfield Coal Corporation land; thence S. 17 52 19 poles to a stake on a ridge, a maple and sourwood pointers; thence S. 12 19 W. 33 poles to a service and two small maples on a ridge; thence S. 18 20 E. 17 poles to two small chestnut oaks; thence S. 24 58 W. 34 poles to two chestnuts on a ridge; S. 45 W. 14 poles to a dogwood; thence S. 23 38 W. 19 poles to a dead chestnut on a ridge, corner to C. B. Deei; thence N. 51 W. 21 poles to a chestnut oak stump on a knob; thence N. 72 12 W 15 poles to a hickory and small witch hazel; thence Northeastward 21 poles to the beginning, containing 42 acres, more or less, and being the same land acquired by Tivis Edgar Hay as aforesaid.

There is excepted from this conveyance such exceptions and reservations as have been heretofore made by prior deeds of record.

This conveyance is exempt from recordation tax as set forth in Section 58.1-811 D of the Code of Virginia, as amended.

WITNESS the following signatures and seals:

Tivis Edgar Hay Jr. (SEAL)  
TIVIS EDGAR HAY, JR.

Sandra Louise Hay Eyer (SEAL)  
SANDRA LOUISE HAY EYLER

STATE OF VIRGINIA,

COUNTY OF DICKENSON, To-wit:

The foregoing instrument was acknowledged before me this 14<sup>th</sup> day of August, 1997, by Tivis Edgar Hay, Jr.

My commission expires August 31, 1999

Susan Mullins  
NOTARY PUBLIC

STATE OF OREGON,

COUNTY/CITY OF Coos, To-wit:

The foregoing instrument was acknowledged before me this 21<sup>st</sup> day of August, 1997, by Sandra Louise Hay Eyer.

My commission expires Jan 20 1998

S. A. Nk.