

PREPARED BY:

C. Butler Barrett, Esquire
OUTTEN, BARRETT, SHARRETT & WHITBY, P.C.
Post Office Box 232
314 South Main Street
Emporia, Virginia 23847

THIS DEED, made this 10th day of December 20 83, by and
between **ALFRED L. HICKS**, Grantor, and **ALAN H. HICKS** of 120 Darrow Place, Apt.
13-F, Bronx, New York 10475, Grantee.

WITNESSETH:

That for and in consideration of the sum of Ten (\$10.00) Dollars and other good and
valuable consideration paid by the Grantee unto the Grantor, the receipt whereof is hereby
acknowledged, the said Grantor does grant and convey with GENERAL WARRANTY
AND ENGLISH COVENANTS OF TITLE unto the said Alan H. Hicks all my right, title,
and interest, it being an undivided one-half (1/2) interest in and to the following described
real estate, to-wit:

All that certain tract or parcel of land lying, situate and being in Hicksford
Magisterial District, Greensville County, Virginia, and containing twenty-three (23)
acres, and being tract number three (3) as designated on plat made by James
C. Feild, Surveyor, dated July 25, 1929, of the Edmund Simmons, Sr., land,
of record in the Clerk's Office of the Circuit Court of Greensville County,
Virginia, in Plat Book 2, at page 225, reference to said survey being hereby
made for a more particular description of the property herein conveyed. Tax
Map #26-11.

LESS AND EXCEPT four acres conveyed to Moses Robinson by deed dated
November 6, 1972, and recorded December 4, 1972, in the aforesaid Clerk's
Office in Deed Book 103, at page 506.

LESS AND EXCEPT four acres conveyed to Alvis Lorenza Robinson by deed
dated May 13, 1976, and recorded June 3, 1976, in the aforesaid Clerk's
Office in Deed Book 112, at page 430.

LAW OFFICES

OUTTEN, BARRETT,
SHARRETT & WHITBY,
P. C.

The above described real estate is in all respects a portion of that property conveyed to Ophelia Baylor by Order of Decree dated July 25, 1929, and recorded August 12, 1929, in the Clerk's Office of the Circuit Court of Greensville County, Virginia, in Deed Book 42, at page 122.

AS A MATTER OF INFORMATION it is herein recited as follows:

- (1) The said Ophelia Baylor died, testate, and by her last will and testament devised the above described property to Mary R. Hicks.
- (2) The said Mary R. Hicks, a/k/a Mary R. Hicks Williams, died, intestate, on March 1, 1987, leaving as her sole heirs at law, her sons, Henderson Hicks and Alfred L. Hicks, per list of heirs recorded August 24, 1995, in the aforesaid Clerk's Office in Will Book 48, at page 627.
- (3) The said Henderson Hicks died on January 12, 2001, a resident of the State of New York, survived by his widow, Barbara L. Hicks, as his next of kin and sole heir at law.

WITNESS the following signature and seal.

Alfred L. Hicks (SEAL)
Alfred L. Hicks

STATE OF New Jersey
COUNTY/CITY OF Union / Rahway, to-wit:

The foregoing instrument was acknowledged before me this 10th day of December, 20 03 by Alfred L. Hicks.

My commission expires: February 6, 2008

[Signature]
Notary Public



INSTRUMENT #040000828
RECORDED IN THE CLERK'S OFFICE OF
GREENSVILLE ON
MAY 5, 2004 AT 02:52PM
\$6.00 GRANTOR TAX WAS PAID AS
REQUIRED BY N.J.S.A. 17:27
STATE: NEW JERSEY LOCAL: GREENSVILLE CODE \$3.00
MY COMMISSION EXPIRES FEBRUARY 6, 2008
BY: J. Anne Conner (DC)

LAW OFFICES

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SHARRETT & WHITBY,
P.C.