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Mailed 3-13-2003

Ms. Joy R. Belt

RT. 2, Box 197-F

Jane Lew, WV 26378

MAXINE CROSS, ET ALS

TO

JOY R. BELT, ET CON

THIS DEED, made and entered into this the 25th day of January, 200~~2~~³, by and between Maxine Cross and Richard Outten, Grantors and Parties of the First Part and Joy R. Belt and Ovid A. Belt, II, her husband, as joint tenants with full rights of survivorship and not as tenants in common, Grantees and Parties of the Second Part.

WITNESSETH: That for and in consideration of the sum of ONE DOLLAR (\$1.00), cash in hand paid and other good and valuable consideration deemed valid in law, the receipt of all of which is hereby acknowledged, the Grantors and Parties of the First Part do hereby grant, sell and convey, with covenants of general warranty, unto the Grantees and Parties of the Second Part, together with all rights, rights of way, improvements and appurtenances thereunto belonging, all that certain tract or parcel of real estate containing **98.50 acres**, more or less, situate in Capon District, Hardy County, West Virginia, being located East of West Virginia Route 3 and adjacent to and North of West Virginia 23/9, and being more particularly described on the attached Description of Survey. Reference is hereby made to the Description of Survey for any and all pertinent purposes and to a Plat of Survey filed contemporaneously with this Deed.

And being the same real estate conveyed unto Maxine Cross, et als by deed from Austin Ludwig, et als, said deed dated the 15th day of October, 1991, of record in the Hardy County Clerk's Office in Deed Book No. 216, at Page 186.

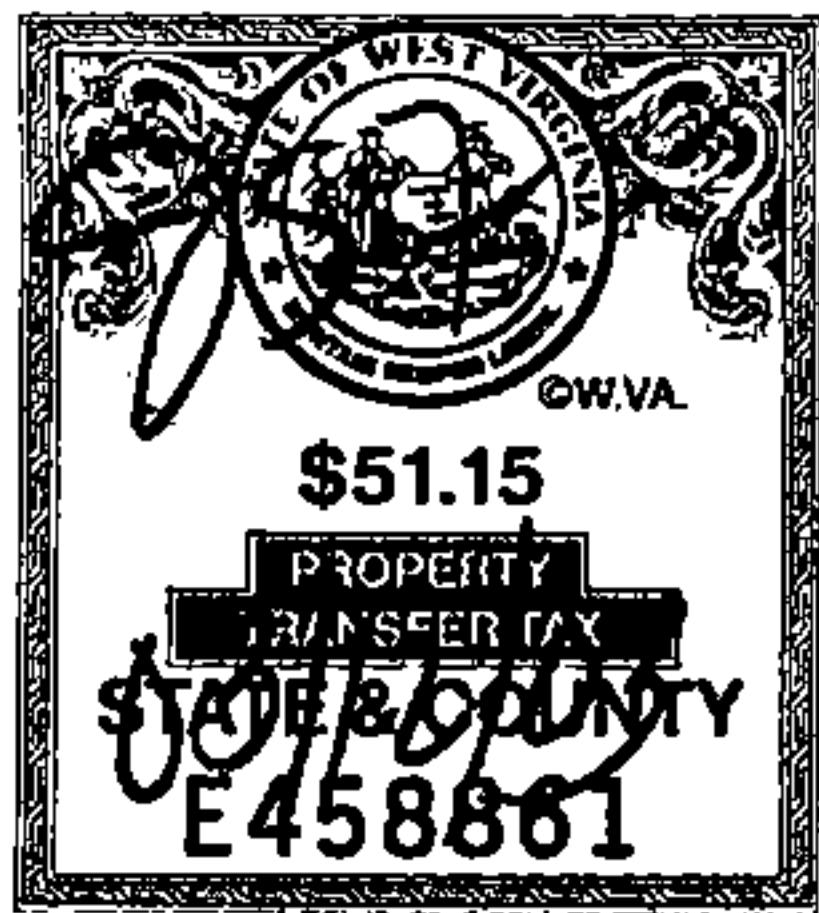
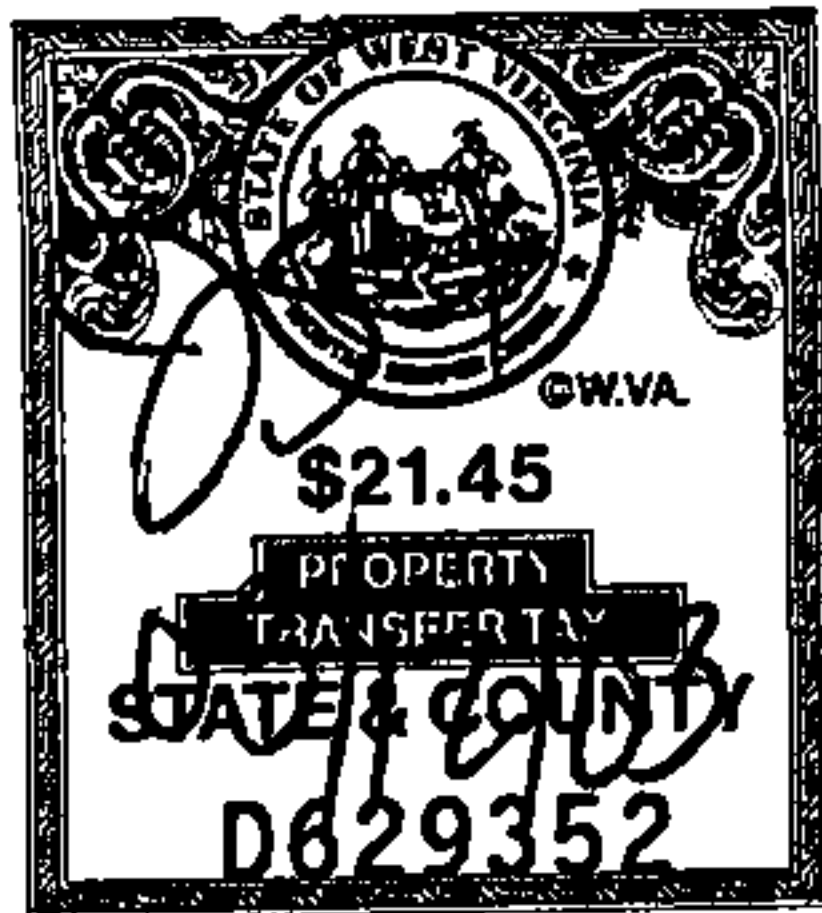
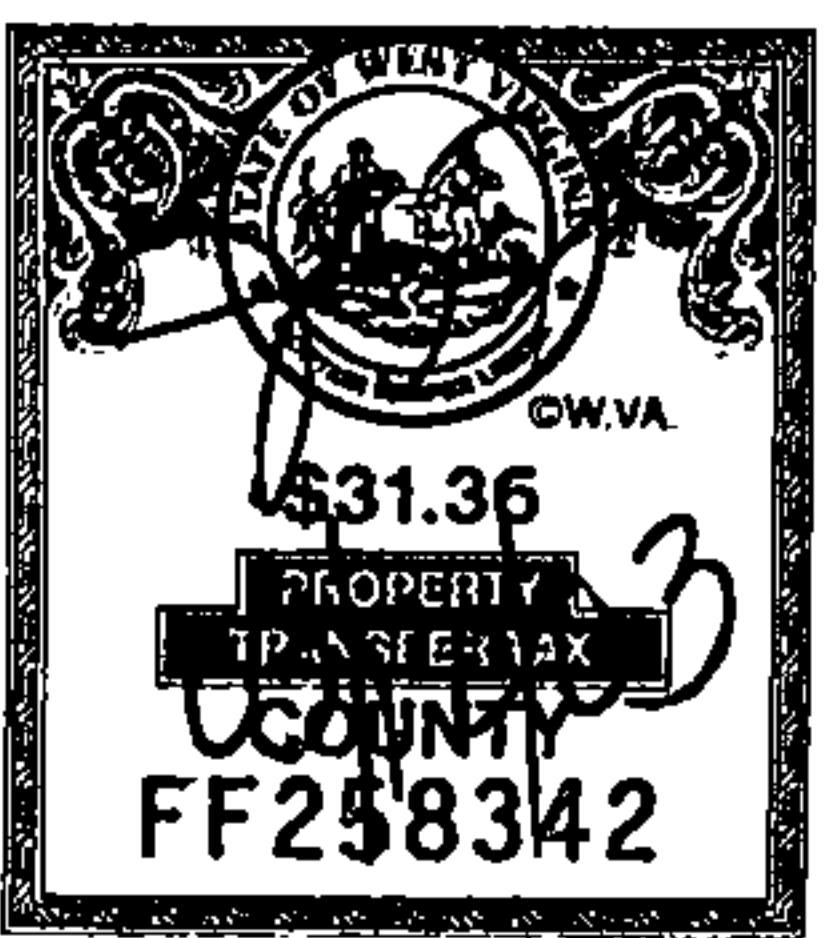
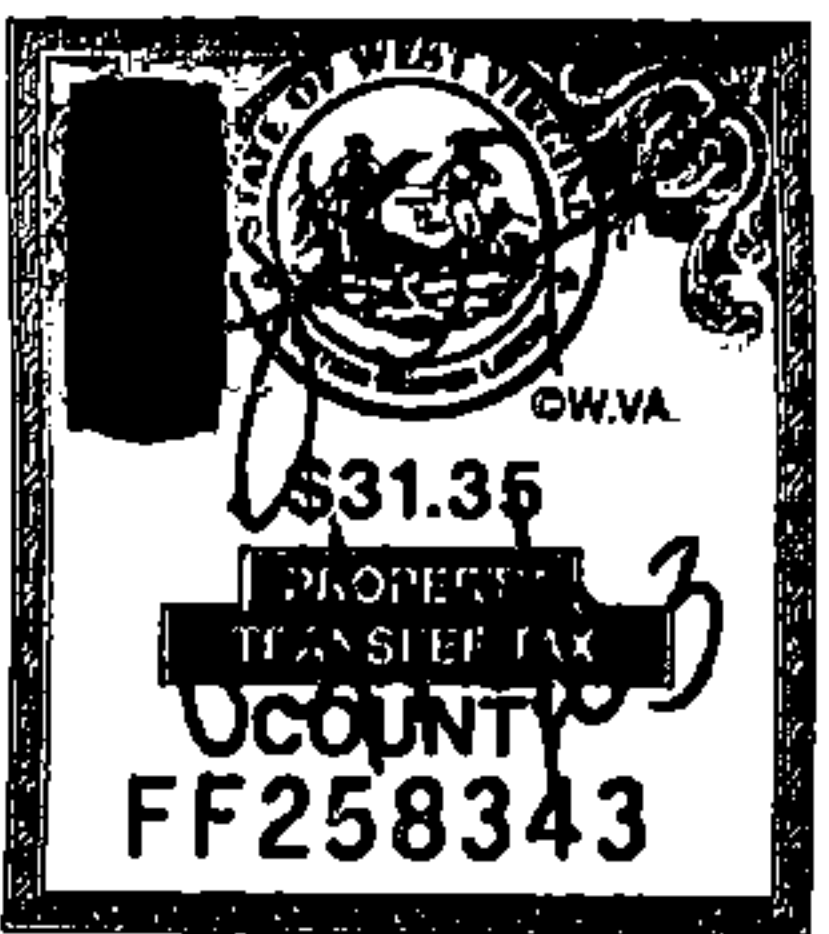
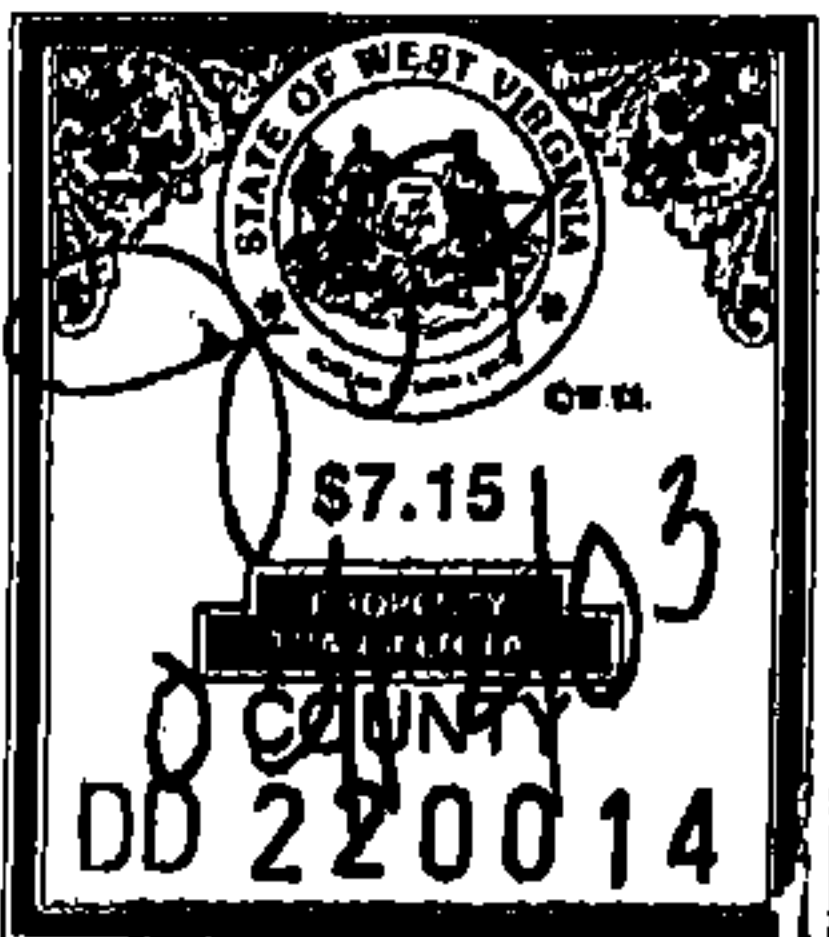
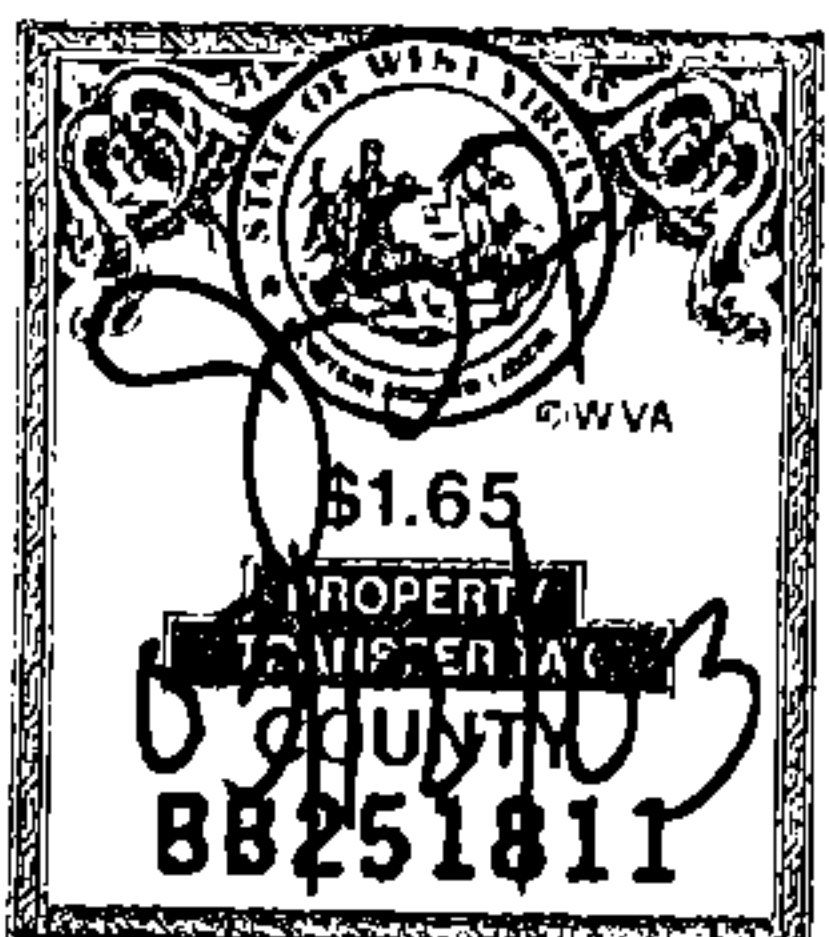
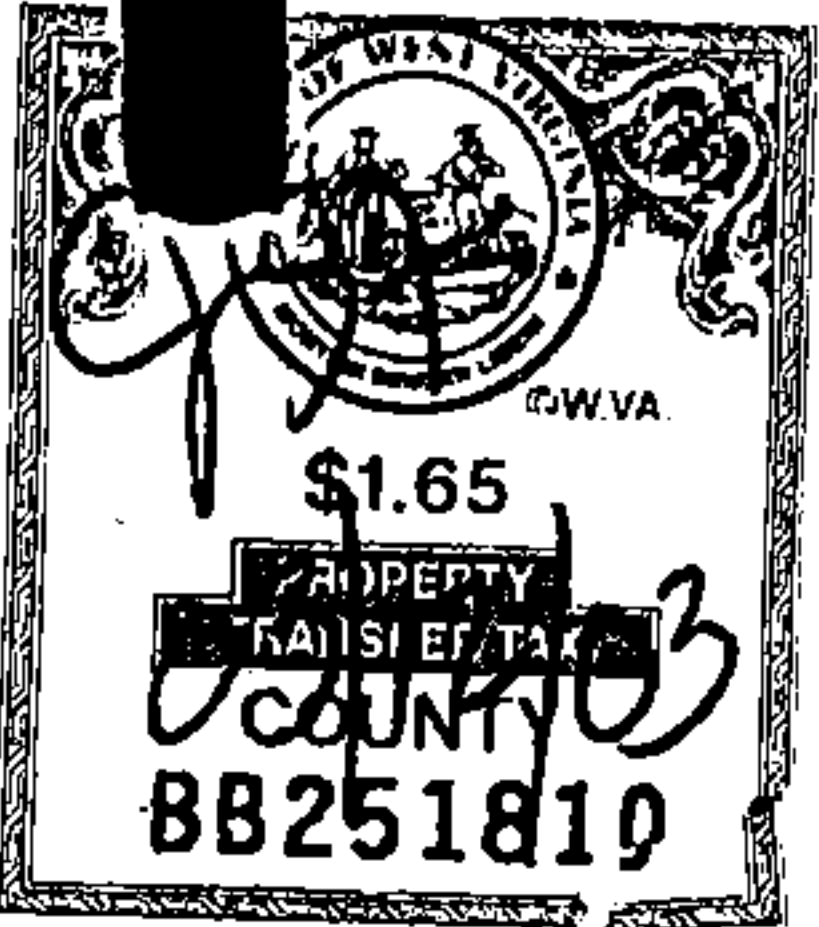
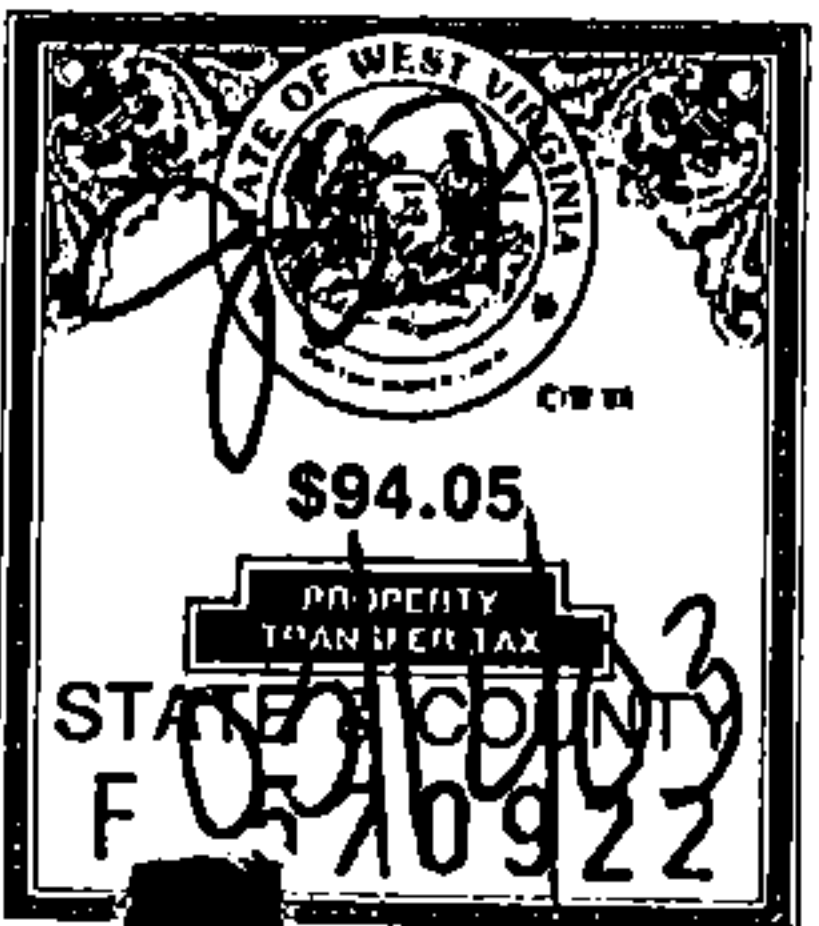
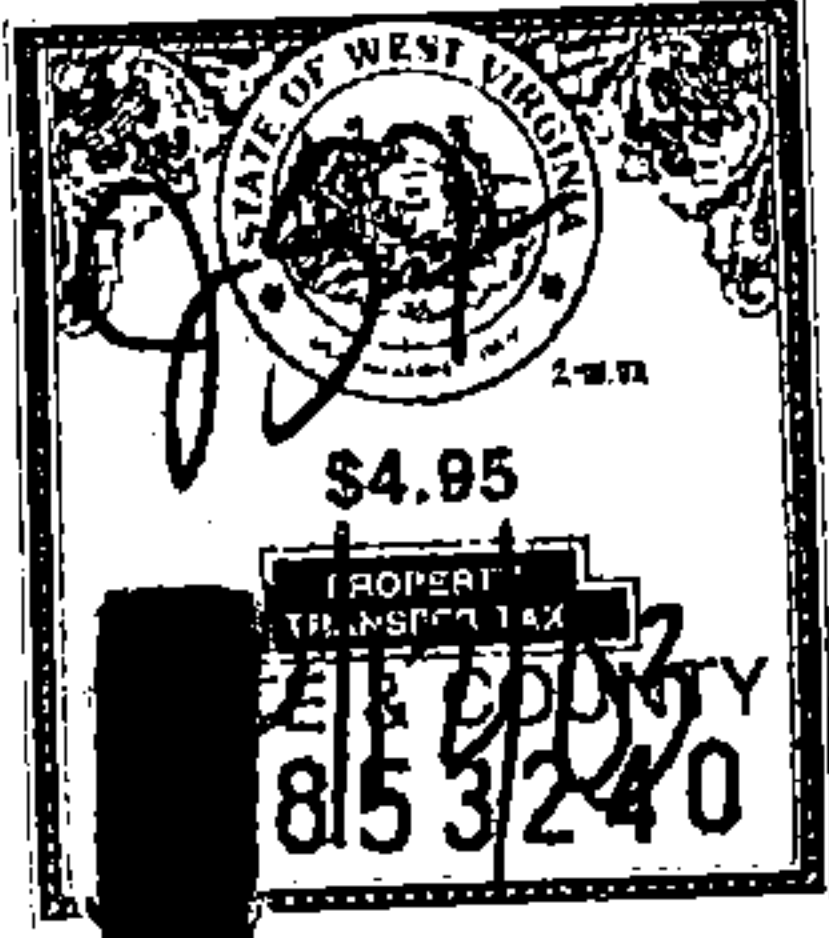
It is understood and agreed that this conveyance is made unto the Grantees and Parties of the Second Part as joint tenants with full rights of survivorship which is to say if the said Joy R. Belt should predecease Ovid A. Belt, II, then the entire fee simple title in and to said real estate shall vest solely in Ovid A. Belt, II, and if the said Ovid A. Belt, II should predecease Joy R. Belt, then the entire fee simple title in and to said real estate shall vest solely in Joy R. Belt.

TO HAVE AND TO HOLD, the real estate herein conveyed, together with all rights, rights of way, improvements and appurtenances thereunto belonging, unto the said their heirs or assigns, in fee simple, forever.

DECLARATION OF CONSIDERATION OF VALUE

Under the penalties of fine and imprisonment as provided by law the undersigned hereby declare that the total consideration paid for the real estate real estate transferred by document to which this declaration is appended is \$82,000.00 based on the assessed value of the property.

WITNESS THE FOLLOWING SIGNATURES AND SEALS:



Maxine Cross (SEAL)
MAXINE CROSS

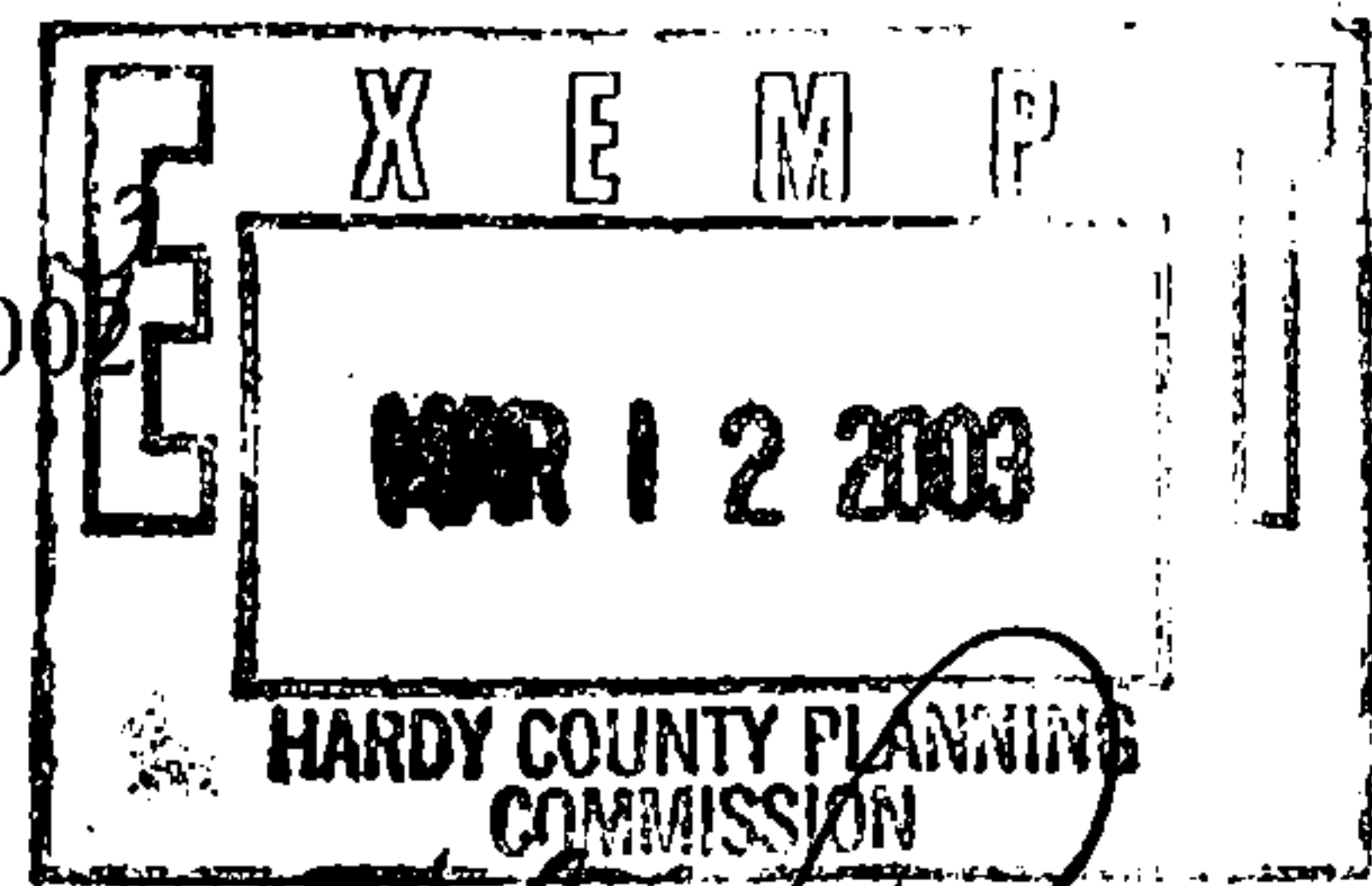
Richard Outten (SEAL)
RICHARD OUTTEN

STATE OF WEST VIRGINIA,
COUNTY OF Hardy, to-wit:

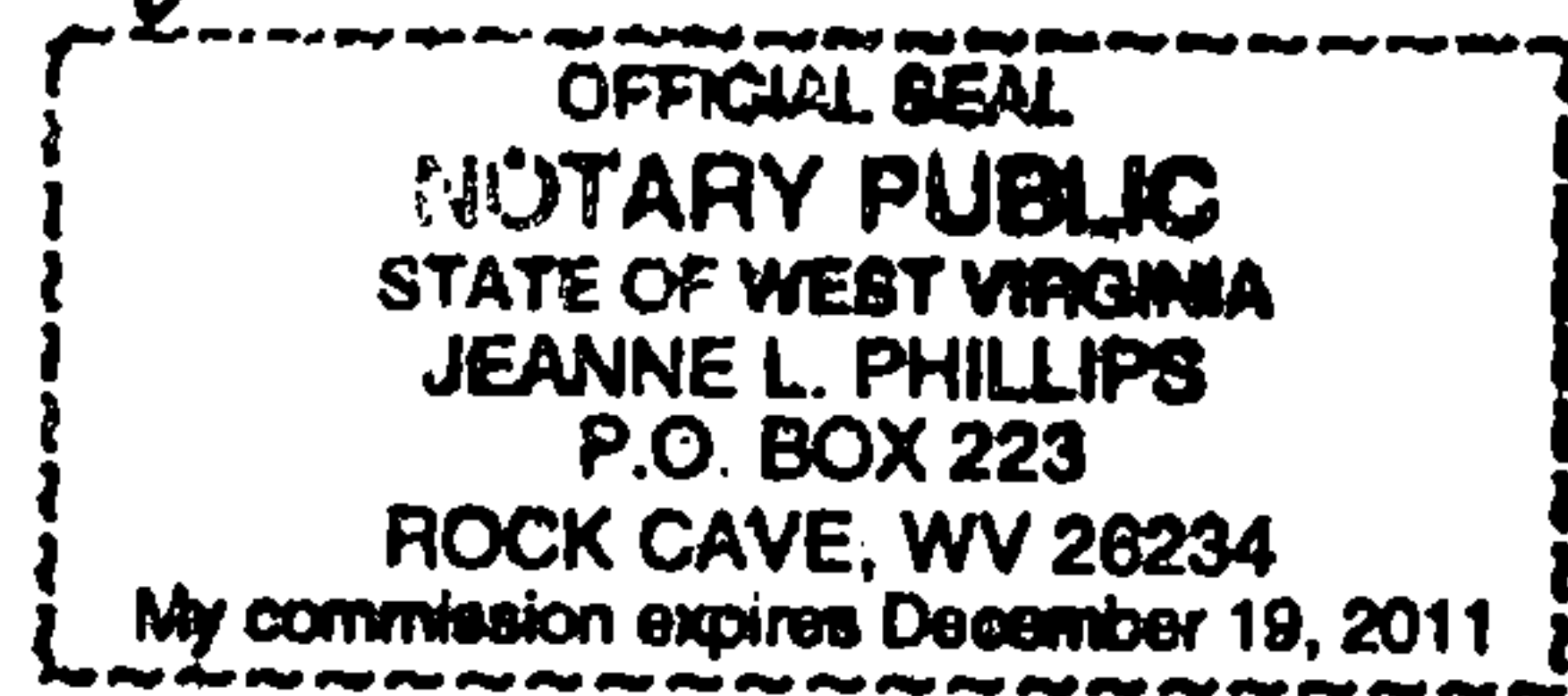
I, Jeanne L. Phillips, a Notary Public in and for the county and state aforesaid, do hereby certify that Maxine Cross, whose name is signed to the writing annexed hereto bearing date the 25th day of January, 200², has this day acknowledged the same before me in my said county and state.

Given under my hand this the 25th day of January, 200²

My commission expires December 19, 2011



Jeanne L. Phillips
NOTARY PUBLIC

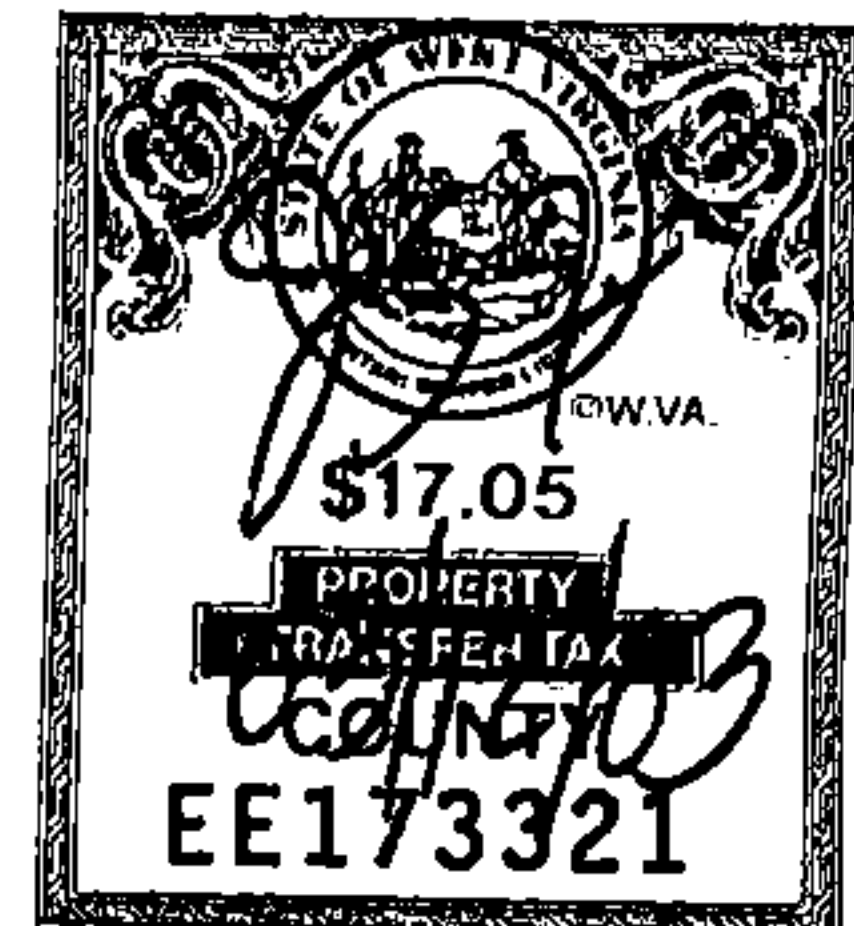


STATE OF WEST VIRGINIA,
COUNTY OF Hardy, to-wit:

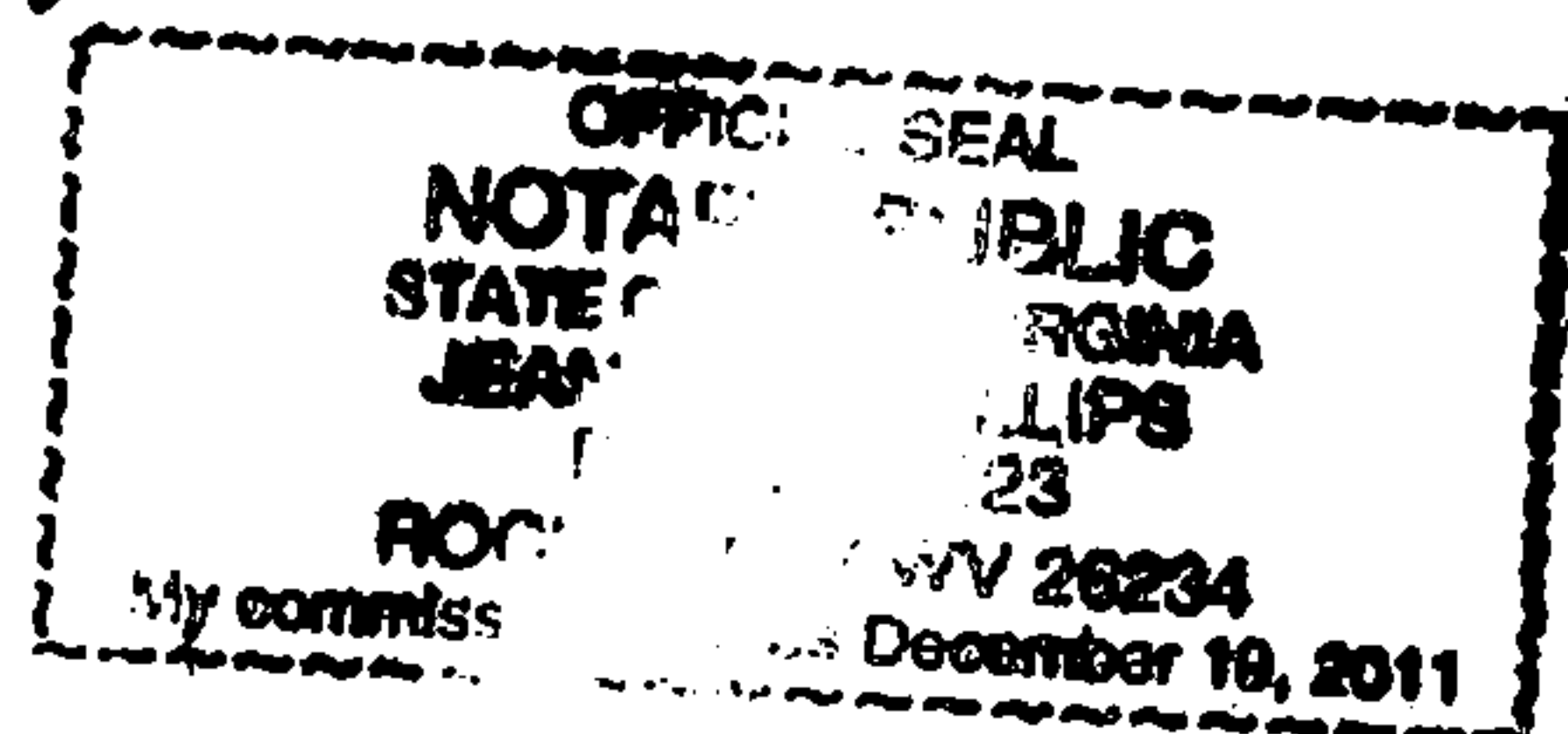
I, Jeanne L. Phillips, a Notary Public in and for the county and state aforesaid, do hereby certify that Richard Outten, whose name is signed to the writing annexed hereto bearing date the 25th day of January, 200², has this day acknowledged the same before me in my said county and state.

Given under my hand this the 25th day of January, 200²

My commission expires December 19, 2011



Jeanne L. Phillips
NOTARY PUBLIC



The foregoing document prepared by:
William H. Judy, III
P. O. Box 636
Moorefield, West Virginia 26836
(304) 538-7777

K.F. Snyder & Assoc.
Professional Surveyors



P.O. Box 1950 • Romney, WV 26757
Phone 304-822-7434 • Fax 304-822-5944
WV - Professional Surveyor # 679
MD - Property Line Surveyor # 151

November 10, 2001

Joy R. Belt
Capon Dist. Hardy Co.
98.50 acre tract +/-

Property Description

A tract of land located East of WV Rt 3 and adjacent to and North of WV 23/9 and being a part of the Alston Ludwig lands in Capon District, Hardy County, West Virginia, being more particularly described as follows:

Beginning at a Nr 5 rebar found buried in WV 23/9 in the intersection with a right of way to access the Rittenour lands thence with said WV 23/9 the following calls,

N69° 56' 13" W 64.436'

N74° 37' 41" W 111.532'

N79° 29' 49" W 97.540'

N 82° 58' 48" W 48.360' thence leaving said road,

N 19° 49' 29" W passing a nr 5 rebar at 13.47', in all 297.071' to a nr 5 rebar found by a corner fence post, thence,

S 74° 58' 28" W 249.650' to a nr 5 rebar found by a corner fence post, thence across the parent tract,

N 69° 47' 30" W passing a nr 5 rebar set at 520.886', in all, 556.886' to the center of WV rt. 23/9, thence with the center of WV 23/9, the following calls,

N 21° 20' 03" W 105.732'

N 31° 10' 03" W 178.116'

N22° 13' 00" W 314.952'

N 38° 16' 43" W 142.081' m corner to Brenda Williams (Liber 220, Folio 238), thence with said Williams,

N 40° 10' 46" E passing a nr 5 rebar set at 20.39', in all, 941.408F' to a nr 5 rebar found by a corner fence post, thence,

N49° 32' 37" E 837.620' nr 5 rebar set in fence line top of ridge, thence,

N 33° 40' 27" W 167.656' to a nr 5 rebar found by a double white oak tree, thence, N 64° 55' 11" E 318.450' to a nr 5 rebar found by a double white oak tree, corner to C. M. Rittenour (Liber 166, Folio 502) thence,

N 64° 55' 11" E 318.450'

Page two
Joy Belt 98.50 Acres ±

S 67° 24' 00" E 1095.880' to a nr 5 rebar found in a fence corner, thence,

S 22° 42' 46" W 949.130' to a set stone found in a fence corner, thence,

S 63° 59' 08" E passing a nr5rebar set at 690.8304', in all 706.404' to the center of a farm road thence with said farm road the following calls,

S 26° 58' 59" W 198.067'

S 21° 26' 05" W 97.782'

S 33° 58' 11" W 64.941'

S 44° 40' 27" W 372.671 to a Nr 5 rebar found on the South berm of said farm road, thence,

S 78° 50' 31" W 335.940' to a nr 5 rebar found on the South berm of said road, thence,

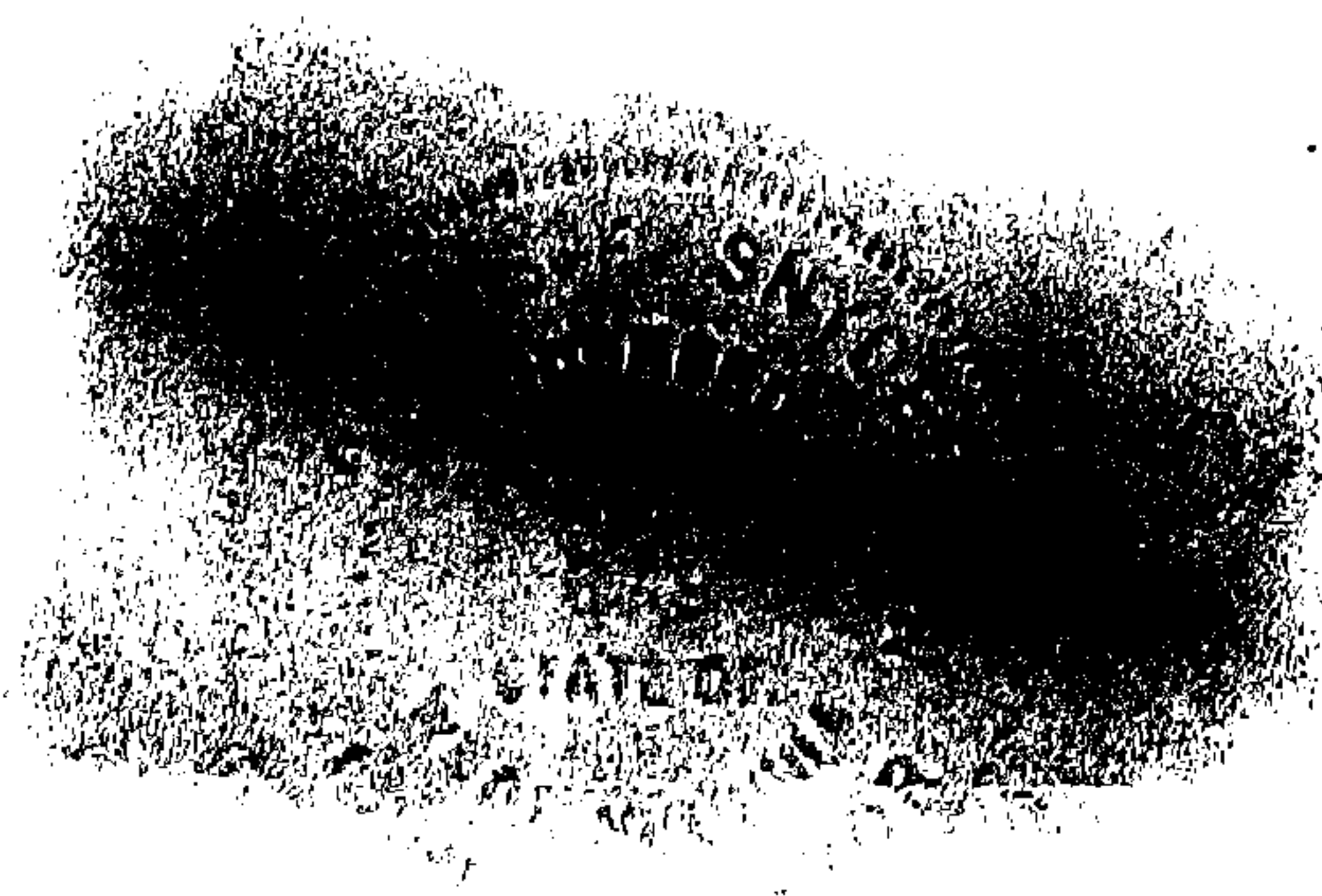
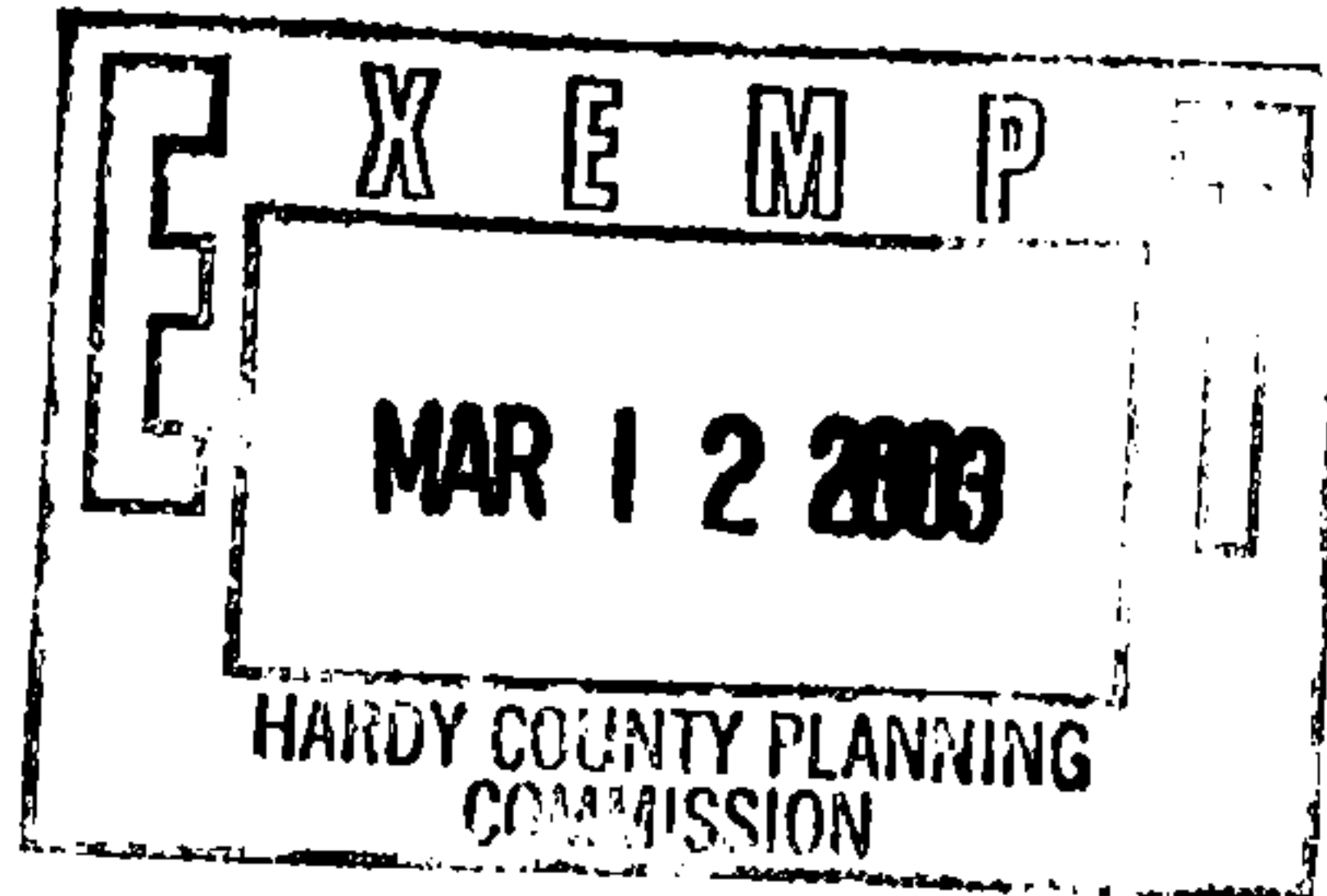
S 89° 53' 25" W 205.519' to a nr 5 rebar found North side of said road, thence,

S 34° 41' 18" W 271.82' to a nr 5 rebar found East side of said road, thence,

S 28° 21' 24" W 262.426'to the beginning containing 98.50acres, more or less, as surveyed by K.F. Snyder & Associates November 2001and as shown on the attached plat made a part of this official record.

Being a part of the same property conveyed to Maxine Cross et als from Austin Ludwig et als, by deed dated 15 Oct 1991and of record in the office of Clerk of the Hardy County Commission in Liber 216 at Folio180.

Kennis F. Snyder
Professional Surveyor WV-679
Property Line Surveyor MD-151



STATE OF WEST VIRGINIA, Hardy County Commission Clerk's Office March 12, 2003 - 12:23 P.M.

The foregoing Instrument, together with the certificate of its acknowledgment, was this day presented in said office and admitted to record.

Teste Janet S. Furell Clerk.