

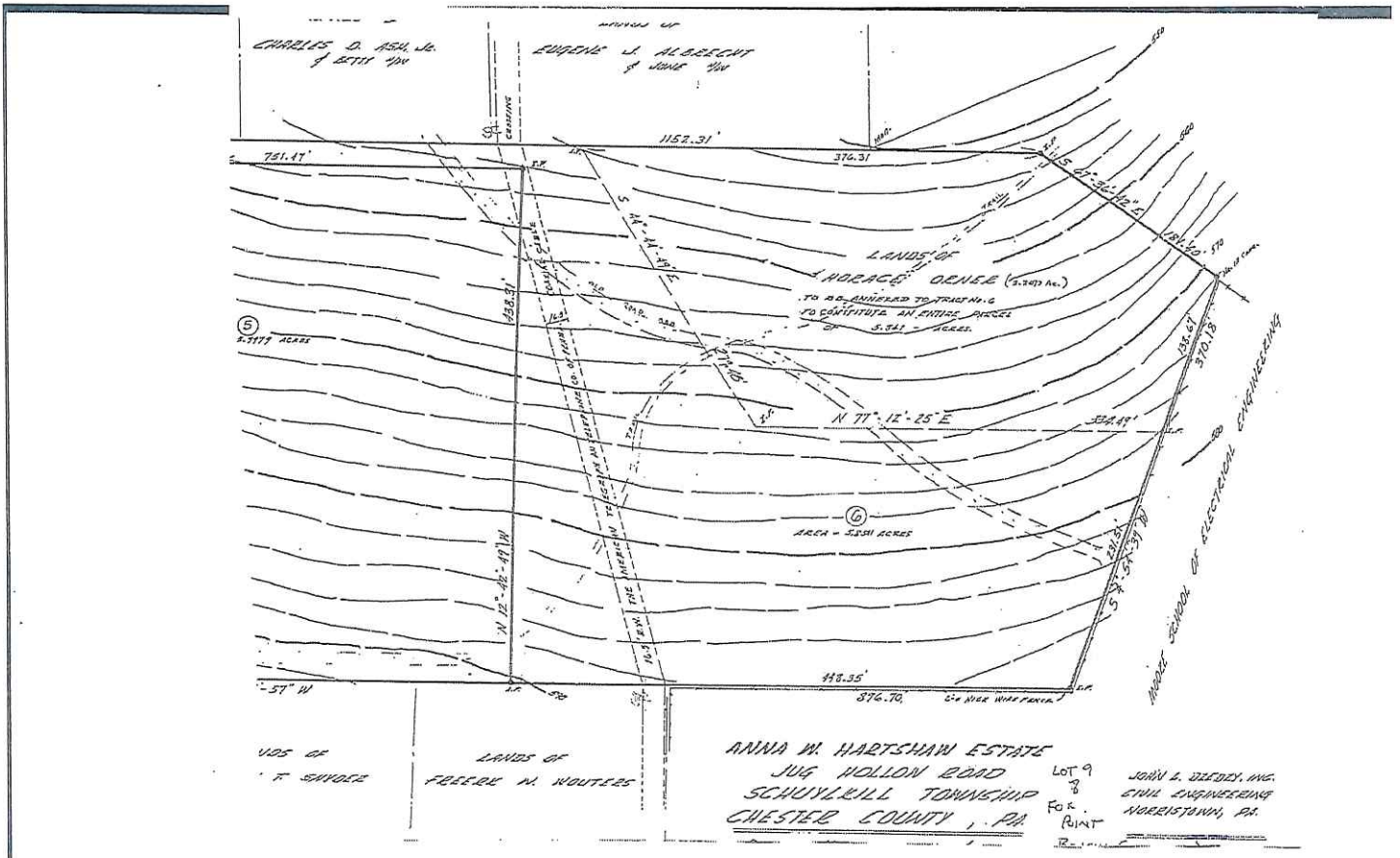
Aerial Photograph

Borrower	N/A				
Property Address	330 Jug Hollow Rd				
City	Phoenixville	County	Chester	State	PA Zip Code 19460
Lender/Client	Edward & Merle Zoller				



Map showing Easement

Borrower	N/A		
Property Address	330 Jug Hollow Rd		
City	Phoenixville	County Chester	State PA Zip Code 19460
Lender/Client	Edward & Merle Zoller		



Deed

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City	Phoenixville	County	Chester
		State	PA
Lender/Client	Edward & Merle Zoller		
		Zip Code	19460

Fee Simple/Trustee's Deed

This Indenture Made this ~~21st~~ day of *April* ~~1978~~ ²⁰⁰⁰

Between G. WILLIAM LEISHEAR AND JUDITH K. LEISHEAR, husband and wife

(hereinafter called the Grantor),

EDWARD J. ZOLLER, JR. AND MERLE ZOLLER , his wife

(hereinafter called the Grantee),

Witnesseth That the said Grantor for and in consideration of the sum of ONE HUNDRED NINETY THREE THOUSAND THIRTY DOLLARS ~~00/100~~ lawful money of the United States of America, unto them well and truly paid by the said Grantee, at or before the sealing and delivery hereof, the receipt whereof is hereby acknowledged, have granted, bargained and sold, released and confirmed, and by these presents do grant, bargain and sell, release and confirm unto the said Grantee's, their heirs and assigns,

As tenants by the entireties:-

ALL THAT CERTAIN lot or piece of ground, situate in Schuylkill Township, Chester County, Pennsylvania, bounded and described according to a Plan made for Anna W. Hartshaw Estate by John D. Dziedzy, Inc., Civil Engineer, dated October 17, 1978 and last revised November 10, 1978 said Plan recorded in Chester County under File #2081, as follows, to wit:

BEGINNING at a point on the southerly side of Jug Hollow Road (T-439) a corner of Lot 5 on said Plan, thence from the beginning point along the southerly side of said Road on the arc of a circle curving to the right having a radius of 625.51 feet the arc distance of 20.43 feet to a point in line of lands of Walter E. Walsh et ux; thence extending along said lands South 41 degrees 39 minutes 46 seconds East 417.04 feet to a stone; thence extending along same, South 44 degrees 17 minutes 18 seconds East 158.09 feet to a stone, thence extending along same, and lands of B. Dale Sanville and Carolyn S., his wife, Edward P. Geise and Mary L., his wife, Charles D. Ash, Jr. and Betty, his wife, Eugene J. Albrecht and June, his wife, Clifford V. Taylor and Dianne R., his wife and The Moore School of Electrical Engineering and crossing a 15.5 feet wide American Telegraph and Telephone Company of Penna. Right of Way North 77 degrees 17 minutes 11 seconds East 1,152.41 feet to an iron pin in line of lands of Moore School of Electrical Engineering, thence along said lands South 67 degrees 36 minutes 42 seconds East 181.40 feet to a nail in concrete thence continuing along lands of Moore School of Electrical Engineering South 4 degrees 54 minutes 39 seconds West, 370.18 feet to an iron pin, thence extending South 77 degrees 7 minutes 577 seconds West recrossing said American Telegraph and Telephone Company right of way 448.35 feet to a corner of aid Lot 5; thence along Lot 5 the following four courses and distances (1) North 12 degrees 42 minutes 49 seconds West 438.31 feet to a point (2) South 77 degrees 17 minutes 11 seconds West 751.47 feet to a point (3) North 44 degrees 17 minutes 18 seconds West 174.56 feet to a point (4) North 14 degrees 39 minutes 46 seconds West 395.86 feet to the point of beginning.

BEING Lot 6 on said Plan.

Deed

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Together with all and singular the improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in any wise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of the said Grantor, as well at law as in equity, of, in, and to the same.

To have and to hold the said lot or piece of ground above described with the buildings hereditaments and premises hereby granted, or mentioned, and intended so to be, with the appurtenances, unto the said Grantee, their heirs and assigns, to and for the only proper use and behoof of the said Grantee, their heirs and assigns forever.

COPY

And the said Grantors, for themselves do by these presents, covenant, grant and agree, to and with the said grantees, their heirs and Assigns, that they the said Grantors, their heirs all and singular the Hereditaments and premises herein above described and granted, or mentioned and intended so to be with the Appurtenances unto the said grantees, their heirs and assigns and Assigns, against them the said Grantors, their heirs and assigns whomsoever lawfully claiming or to claim the same or any part thereof, by from, or under or any of them, shall and will as aforesaid **WARRANT and forever DEFEND.**

(SPECIAL WARRANTY)

OR
 the said do covenant, promise and agree, to and with the said and assigns, by these presents, that the said

has/have not done, committed or knowingly or willingly suffered to be done or committed, any act, matter or thing whatsoever whereby the premises hereby granted, or any part thereof, is, are, shall or may be impeached, charged or incumbered, in title, charge, estate, or otherwise howsoever.

(TRUSTEES' WARRANTY)

In Witness Whereof, the said Grantor has/have caused these presents to be duly executed dated the day and year first above written.

Sealed and Delivered
 IN THE PRESENCE OF US:

G. William Leishear (SEAL)
 G. William Leishear

Judith K. Leishear (SEAL)
 Judith K. Leishear

ORIGINAL

Deed

Borrower	N/A		
Property Address	330 Jug Hollow Rd		
City	Phoenixville	County	Chester
Lender/Client	Edward & Merle Zoller	State	PA
		Zip Code	19460

COMMONWEALTH OF PENNSYLVANIA)
COUNTY OF Montgomery) SS.
On this, the 29th day of April, A.D. 2000, before me, a notary public
the undersigned officer, personally appeared G. William Leishear and Judith K. Leishear, his wife
known to me (or satisfactorily proven) to be the persons whose names isx(are) subscribed to the within
instrument, and acknowledged that they executed the same for the purposes therein contained.
In ~~Witness~~ ~~whereof~~, I hereunto set my hand and official seal.

Notary Public
My Commission Expires:

NOTARIAL SEAL
ANTHONY S. FRANZONI, Notary Public
Whitpain Twp., Montgomery County
My Commission Expires Jan. 29, 2003

COMMONWEALTH OF PENNSYLVANIA)
COUNTY OF) SS.
On this, the _____ day of _____, A.D. 19____, before me,
the undersigned officer, personally appeared _____
himself (herself) to be the _____
a corporation and that he as such _____
being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the
corporation by himself (herself) as _____
In ~~Witness~~ ~~whereof~~, I hereunto set my hand and official seal.

Notary Public
My Commission Expires:

COMMONWEALTH AGENCY, INC.
D234-295MB

RECEIVED
G. WILLIAM LEISHEAR AND
JUDITH K. LEISHEAR, Husband
and wife

TO

EDWARD J. ZOLLER, JR., and
MERLE ZOLLER, his wife

Premises:
330 Jug Hollow Road
Schuylkill Township
Chester County, PA

CIT-2006

of the above-named Grantee
Ed J. Zoller, Jr.
Merle Zoller
19422
Chester County, PA
on behalf of the Grantee

Official Copy