

Tax Map No. 38B 1 39

Instrument No. 1130

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THIS DEED, made this 2nd day of May, 2005 by and between **Kimberly L. Dalton** (formerly known as Kimberly D. Lavinder, Grantor (hereinafter referred to as "Grantor"), and **Robert Alan Givens**, Grantee (hereinafter referred to as "Grantee");

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of TEN DOLLARS (\$10.00), cash in hand paid by the Grantee unto the Grantor, and for other good and valuable consideration, the receipt of all of which is hereby expressly acknowledged, the Grantor does hereby bargain, sell, grant, and convey, with *General Warranty and Modern English Covenants of Title*, unto the said Robert Alan Givens, All that certain lot or parcel of land together with the improvements thereon and appurtenances thereunto belonging situated in the Western Magisterial District of Giles County, Virginia, described as follows:

Beginning at a point in the northern right of way line of Poplar Street and a corner of a 12' alley, thence leaving Poplar Street and with the said 12' alley S. 50 deg. 00' W. 100.00' to a point, corner to Perry A. Wheeler; thence leaving said 12' alley and with Wheeler, N. 40 deg. 00' W. 62.50' to a point on a rock wall; thence leaving Wheeler and with the line of Lot No. 38A, N. 50 deg. 00' E. 100.00' to a nail in the northern right of way line of Poplar Street; thence leaving Lot No. 38A and with the northern right of way line of Poplar Street S. 40 deg. 00' E. 62.50 feet to the point of BEGINNING. Shown on that certain plat of survey entitled *Physical Survey for Larry W. Conley of Lots No. 38 and 39, Mill Creek Addition to the Town of Narrows*, dated April 23, 1985.

BEING all of the same property conveyed unto Grantor from Randall K. Blankenship and Kristen E. Blankenship by deed dated July 12, 2002 which deed is recorded in the aforesaid Clerk's Office, in Deed Book 345, Page 886.

This conveyance is made subject to all restriction, reservations, conditions, right-of-way and easements, if any, contained in the instruments thereof, and to matters visible upon inspection.

WITNESS the following signature and seal:

RAPHAEL B. HARTLEY III
A PROFESSIONAL CORPORATION
ATTORNEY AT LAW
BLACKSBURG, VIRGINIA

Kimberly L. Dalton (SEAL)
Kimberly L. Dalton

STATE OF VIRGINIA,
COUNTY OF MONTGOMERY, to-wit:

The foregoing instrument was acknowledged before me this 2nd day of May, 2005,
by Kimberly L. Dalton.

[Signature]
Notary Public

My commission expires: 5/31/07

INSTRUMENT #0501130
RECORDED IN THE CLERK'S OFFICE OF
COUNTY OF GILES ON
MAY 3, 2005 AT 04:05PM
3350
RECORDED BY: BXL
SCARLET B. RATCLIFFE, CLERK
RECORDED BY: BXL
\$16.75