

THIS DEED

Made the 17<sup>th</sup> day of July in the year one thousand nine hundred and ninety-two (1992)

BETWEEN JOHN O. and MARAL K. VARTAN, husband and wife, of Susquehanna Township, Harrisburg, Pennsylvania, hereinafter collectively referred to as "GRANTOR",

AND

THE BUONARROTI TRUST, a Trust duly organized in accordance with the laws of the Commonwealth of Pennsylvania, hereinafter referred to as "GRANTEE".

WITNESSETH, that in consideration of One (\$1.00) Dollar, and other good and valuable consideration; in hand paid, the receipt whereof is hereby acknowledged, the said GRANTOR does hereby grant and convey to the said GRANTEE:

ALL THAT CERTAIN piece(s) or parcel(s) of land described in the attached Legal Description labeled Exhibit "A".

AND the said GRANTOR Will Warrant Specially the property(ies) hereby conveyed.

THIS CONVEYANCE is exempt from real estate transfer taxes pursuant to 61 PA Code 91.193(b)(9)

IN WITNESS WHEREOF, the said GRANTOR has hereunto set his hand and seal the day and year first above written.

Signed, Sealed and Delivered  
in the presence of

WITNESS:

Michael J. Rykowski

GRANTOR:

John O. Vartan (SEAL)  
JOHN O. VARTAN

WITNESS:

Mary E. Rustio

Maral K. Vartan (SEAL)  
MARAL K. VARTAN

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DAUPHIN COUNTY  
PENNA

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LEGAL DESCRIPTION  
2323 LINGLESTOWN ROAD

ALL THAT CERTAIN piece or parcel of land situate in Susquehanna Township, Dauphin County, Pennsylvania, as follows, to wit:

BEGINNING at an iron pipe on the southern right-of-way line of Linglestown Road, State Route 39 at the lands now or formerly Beaufort East Development Corp. and the Grantor herein; thence along said right-of-way line South 87 degrees 53 minutes 49 seconds East 334.25 feet to a point on said right-of-way line; thence along said right-of-way line South 02 degrees 06 minutes 11 seconds West 10.00 feet to a point on said right-of-way line; thence along the same South 87 degrees 53 minutes 49 seconds East 295.00 feet to a point on said right-of-way line; thence along said right-of-way line South 13 degrees 49 minutes 53 seconds East 36.10 feet to a point; thence South 21 degrees 45 minutes 00 seconds West 15.00 feet to a point on the western bank of a stream; thence in a southwesterly direction 1280 feet more or less along the western bank of the stream to a point at lands now or formerly Beaufort East Development Corp.; thence along same North 6 degrees 01 minutes 34 seconds West 982.02 feet to an iron pipe, the place of BEGINNING.

CONTAINING 8.12 acres more or less and being Lot 2A of Final Subdivision Plan for John Bogar recorded in Volume W-3, Page 84, Dauphin County Recorder of Deeds Office, Dauphin County, Pennsylvania.

THE COURSE of the stream serving as the boundary of this plot shall neither be disturbed nor changed in any way.

THE GRANTEE herein and his successors and assigns are granted an easement over the lands retained by Grantors to the extent required to connect with the existing sewer line located on Grantors' property wherever Grantee deems necessary with the convergence and approval of the Susquehanna Township Sewer Authority, PROVIDED, HOWEVER, that wherever such connection is made, the surface of the land involved shall be restored by the Grantee or his successors or assigns to its condition prior to such connection.

BEING known and numbered as 2323 Linglestown Road, Parcel Number 62-013-050.

BEING the same Premises that Independent American Investments by the Deed dated December 26, 1991 and recorded in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania at Record Book 1675, Page 219, granted and conveyed unto John O. Vartan and Maral K. Vartan, his wife, collectively GRANTOR herein.

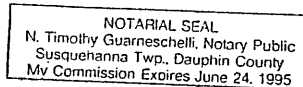
COMMONWEALTH OF PENNSYLVANIA

COUNTY OF DAUPHIN

:  
: SS.  
:

On this, the 17<sup>th</sup> day of July 1992, before me, a Notary Public, personally appeared JOHN O. VARTAN and MARAL K. VARTAN, his wife, adult individuals, known to me, or satisfactorily proven, to be the persons whose names are subscribed to the foregoing Deed and acknowledged that they executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.



SWORN TO AND SUBSCRIBED  
before me this 17<sup>th</sup> day  
of July, 1992

*N. Timothy Guarneschelli*  
Notary Public  
My Commission Expires:  
(SEAL)

I HEREBY CERTIFY, that the precise address of the GRANTEE is:

P.O. Box 15560

Harrisburg, Pennsylvania 17105-5560

State of Pennsylvania } S.S.  
Dauphin County

Recorded in the Office for Records  
of deeds, etc., in and for the County of Dauphin, in  
Record Book 1828 Page 307  
this 25<sup>th</sup> day of Sept Anno Domini 1992  
*Charles A. Smith* Recorder

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