

THIS DEED

Made the 17th 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:

Margaret J. Rykowski

GRANTOR:

John O. Vartan (SEAL)
JOHN O. VARTAN

WITNESS:

Mary E. Bslw

Maral K. Vartan (SEAL)
MARAL K. VARTAN

RECEIVED
RECORDERS OFFICE
SEP 25 9 37 AM '92
DAUPHIN COUNTY
PENNA

PARCEL NO. 1: All those three several lots or pieces of ground, situated in the Sixth Ward of the City of Harrisburg, Dauphin County, Pennsylvania, formerly West Harrisburg, Susquehanna Township, numbered 7, 8, and 9, as laid out in a plan of lots by William K. Verbeke, which plan is recorded in the Recorder's Office of Dauphin County, Pa., in Deed Book "C", Vol. 3, page 1, more particularly bounded and described as follows, to-wit:

BEGINNING on the northeast corner of Front and Verbeke (Broad) Streets; thence northwardly along the eastern line of Front Street 60 feet to lot numbered 6, on said plan; thence eastwardly along the line of lot No. 6, 112 feet, 8 inches to the western line of Bartine Alley; thence southwardly along said western line of Bartine Alley 66 feet, more or less, to the northern line of Verbeke (Broad) Street; and thence westwardly along said northern line of Verbeke (Broad) Street, 113 feet to Front Street, the place of Beginning.

PARCEL NO. 2: BEGINNING on the eastern line of North Front Street at the line of property, now or late, of Elmira S. Simmons Attick, which is the northern line of Lot No. 7 on the Plan of Lots hereinafter mentioned, said point being 60 feet north of the northern line of Verbeke or Broad Street, and running thence northwardly along the eastern line of said North Front Street 40 feet to the line of property, now or late, of Mary E. McKelroy; thence eastwardly along the line of said property, and at right angles to the eastern line of said Front Street, 112.67 feet, more or less, to the western line of Bartine Street; thence southwardly along the western line of said Bartine Street, 40 feet to the northern line of Lot No. 7 on said Plan, which is 66.24 feet north of the northern line of said Verbeke or Broad Street; thence westwardly along the line of said Lot No. 7, the property now or late, of Elmira A. Simmons Attick, 112.67 feet, more or less, to the place of Beginning.

The above described land being Lots No. 5 and No. 6 on a plan of lots known as William K. Verbeke's Plan of West Harrisburg, recorded in Deed Book C-3, at page 1.

PARCEL NO. 3: BEGINNING at the southeast corner of North Front Street and Sayford Street; thence along Sayford Street North 77° 33' 30" East, 113.60 feet to a stake at Bartine Avenue; thence along Bartine Avenue South 15° 21' 30" East, 54.85 feet to a point at land now or late of The American Oil Company; thence West and along the line of the last mentioned property 113.38 feet to North Front Street; thence along North Front Street North 15° 25' 30" West, 60.66 feet to a stake, the place of BEGINNING.

BEING, the same Premises which AMOCO Oil Company granted to Independent American Investments by the Deed dated September 16, 1985, and recorded in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania, in Record Book 661, Page 396, granted and conveyed unto Independent American Investments,

BEING, the same Premises which 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 in Record Book 1675, Page 219, granted and conveyed unto John O. Vartan and Maral K. Vartan, his wife, collectively GRANTOR herein.

By this Deed, the aforementioned parcels are combined into a single parcel known and numbered as 1301 North Front Street, Parcel Number 08-019-007.

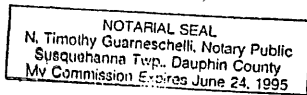
COMMONWEALTH OF PENNSYLVANIA

COUNTY OF DAUPHIN

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: SS.
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On this, the 17th 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 17th day
of July, 1992

N. Timothy Guarneschell
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 225
this 25th day of Sept Anno Domini 1992
Philip Sprahl Recorder

BOOK 1828 PAGE 227