

THIS DEED OF EASEMENT, made and entered into this 22nd day of September, 1997, by and between JONES-ASH FUNERAL HOME, INC., A WHOLLY OWNED SUBSIDIARY OF MULLINS HOLDING COMPANY, a Virginia corporation, Grantor; and RUTH J. ASH (formerly RUTH J. JONES), ANDREW HOBSON JONES, III, and ELIZABETH J. CHILDS (formerly LEAH ELIZABETH JONES), P.O. Box 418, Callao, Virginia 22435, Grantees.

W I T N E S S E T H :

WHEREAS, Jones-Ash Funeral Home, Inc., is the owner of that certain tract or parcel of land containing 8.00 acres, more or less, situate in Heathsville Magisterial District, Northumberland County, Virginia, as shown on plat of survey by Warren R. Keyser, C.L.S., dated June 14, 1995, entitled "ALTA/ACSM Land Title Survey for JONES-ASH FUNERAL HOME, INC.", a copy of which plat is attached hereto, made a part hereof, to be recorded herewith; and

WHEREAS, Ruth J. Ash, Andrew H. Jones, III, and Elizabeth J. Childs are the owners of two (2) certain lots or parcels of land, situate in Heathsville Magisterial District; Northumberland County, Virginia, located adjacent to the hereinabove described property owned by Jones-Ash Funeral Home, Inc., as follows: (1) 0.80 of an acre, more or less, being the remainder of the property described in a deed to Andrew Hobson Jones, Jr., dated January 7, 1955, from A. Hobson Jones and Elizabeth H. Jones, his wife, of record in the Office of the Clerk of the Circuit Court of Northumberland County, Virginia, in Deed Book 101 at Page 53 and (2) 0.392 of an acre, more or less, designated as Parcel "A" and shown on plat of survey by Warren R. Keyser, C.L.S., dated

BOOK 422 PAGE 284

April 28, 1992, entitled "Boundary Survey JONES-ASH FUNERAL HOME, INC.", a copy of which plat is of record in the aforesaid Clerk's Office in Plat Book 6 at Page 184; and

WHEREAS, the residence on the property owned by the Grantees contains a basement garage, the entrance to which is located on the side of the residence adjacent to the northern boundary line of the Grantees' property, as shown on the aforementioned plats of survey; and

WHEREAS, in order to gain access to said basement garage from the driveway located on their property, the Grantees must cross over and upon the hereinabove described property owned by Jones-Ash Funeral Home, Inc.; and

WHEREAS, the Grantees have requested that Jones-Ash Funeral Home, Inc., grant them an easement of right-of-way over and upon its property to be used as a means of ingress and egress to and from the driveway located on the Grantees' property and the said basement garage; and

WHEREAS, Jones-Ash Funeral Home, Inc., has agreed to grant the easement of right-of-way as requested.

NOW, THEREFORE, for and in consideration of the premises, and the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable consideration, the sufficiency and receipt of which is hereby acknowledged by the Grantor, the Grantor does hereby grant and convey with GENERAL WARRANTY AND ENGLISH COVENANTS OF TITLE unto the Grantees, the following described easement, to-wit:

A non-exclusive perpetual easement of right-of-way fifteen (15) feet in width, located directly adjacent to the southern boundary line of the Grantor and the northern boundary line of the Grantees and in front of the frame shed located on the property of the Grantee, as shown on the following plats of survey: (1) by Warren R. Keyser, C.L.S., dated June 14, 1995, entitled "ALTA/ACSM Land Title Survey for JONES-ASH FUNERAL HOME, INC.", a copy of which plat is attached hereto, made a part hereof, to be recorded herewith, and (2) by Warren R. Keyser, C.L.S., dated April 28, 1992, entitled "Boundary Survey JONES-ASH FUNERAL HOME, INC.", a copy of which plat is of record in the Office of the Clerk of the Circuit Court of Northumberland County, Virginia, in Plat Book 6 at Page 184.

The parties, as evidenced by their signatures affixed hereto, do hereby further agree as follows:

1. Said easement of right-of-way shall be used for the purposes of ingress and egress to and from the driveway located on the Grantees' property and the basement garage contained in the residence located on Grantees' property.
2. The Grantees, their heirs, successors and assigns shall indemnify and save the Grantor harmless from all suits, actions, damages, liability and expense for any injury to person(s) or loss or damage to property occasioned by the use of said easement of right-of-way.
3. The Grantor shall be responsible for the normal repair and maintenance of that portion of the parking area of Jones-Ash Funeral Home, Inc., over which said easement of right-of-way crosses. The Grantees, their heirs, successors, and assigns shall be responsible for any repairs or maintenance required to said parking area occasioned by any extraordinary use (i.e. other than normal residential use) of the easement of right-of-way.

4. The easement of right-of-way conveyed herein for the benefit of the Grantees' property shall run with the land and be binding upon the Grantor's land, and shall run with the land and benefit the Grantees' property and every portion thereof.

WITNESS the following signature(s) and seal(s).

JONES ASH FUNERAL HOME, INC., A WHOLLY OWNED SUBSIDIARY OF MULLINS HOLDING COMPANY, a Virginia corporation

By: Michael E. Hoosier (SEAL)
President

Ruth J. Ash (SEAL)
RUTH J. ASH

Andrew H. Jones, III (SEAL)
ANDREW H. JONES, III

Elizabeth J. Childs (SEAL)
ELIZABETH J. CHILDS

STATE OF Virginia
CITY/COUNTY OF Nathansboro, To-wit:

The foregoing instrument dated September 22, 1997, was acknowledged before me this 24th day of October, 1997, by MICHAEL E. HOOSIER, PRESIDENT OF JONES ASH FUNERAL HOME, INC.

My Commission expires: April 30, 1999

[Signature]
Notary Public

STATE OF VIRGINIA
CITY/COUNTY OF NORTHUMBERLAND, To-wit:

The foregoing instrument dated September 22, 1997, was acknowledged before me this 14th day of October, 1997, by RUTH J. ASH.

My Commission expires: November 30, 2001

Wathum M. Light
Notary Public

COMMONWEALTH OF VIRGINIA
COUNTY OF NORTHUMBERLAND, To-wit:

The foregoing instrument dated September 22, 1997, was acknowledged before me this 26th day of October, 1997, by ANDREW K. JONES, III.

My Commission expires: November 30, 2001

Wathum M. Light
Notary Public

COMMONWEALTH OF VIRGINIA
COUNTY OF NORTHUMBERLAND, To-wit:

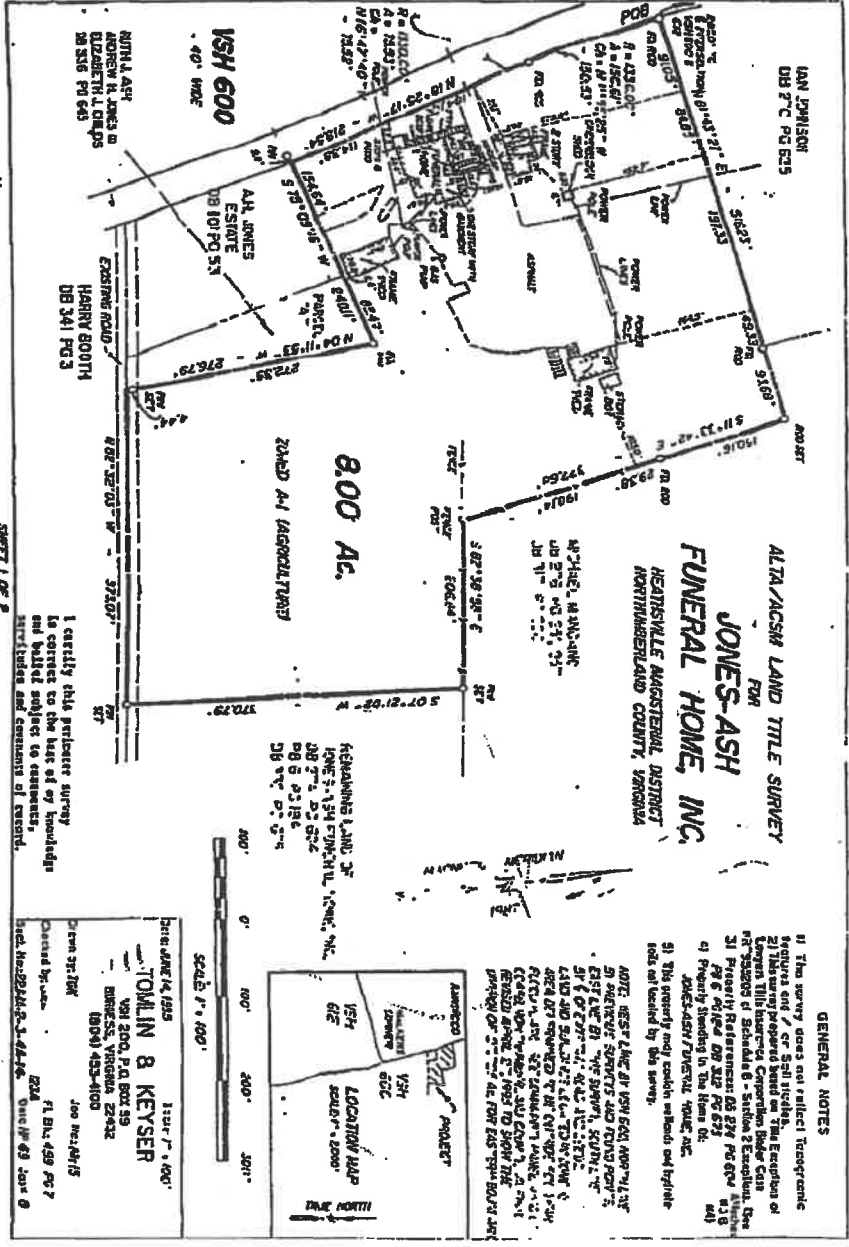
The foregoing instrument dated September 22, 1997, was acknowledged before me this 20th day of October, 1997, by ELIZABETH J. CHILDS.

My Commission expires: June 30, 1999

Wathum M. Light
Notary Public

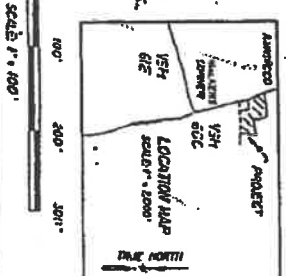
VIRGINIA:
In the Clerk's Office of the Circuit Court of Northumberland County October 27, 1997, the foregoing instrument was this day presented and with certificate annexed, admitted to record at 10:59 A.M. after payment of \$ State Tax \$ Local Tax and \$ imposed by Section 58-54.1.

Tests: Emily D. Thomas, Dept. Clerk



I certify this plat/survey is correct to the best of my knowledge and contains no errors, mistakes and omissions of essential.

DATE: APR 16, 1995
 T. J. TOMLIN & KEYSER
 101 BOX 59
 DUNSMITH, VIRGINIA 22822
 (804) 453-4100
 Joe Keysers
 11 Box 59 PG 7
 204 Box 69 PG 8
 101 Box 59 PG 7
 204 Box 69 PG 8



GENERAL NOTES

- The survey was not reduced to mean sea level.
- The survey was conducted in accordance with the Virginia Surveying and Mapping Act of 1954, as amended.
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NOTE: THESE LOTS ARE VSH 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000.

THIS DEED, Made and entered into this 19th day of October, 1989, by and between ELIZABETH J. CHILDS, (formerly Leah Elizabeth Jones) and TIMOTHY P. CHILDS, her husband, Grantors; and JONES - ASH FUNERAL HOME, INC., P. O. Box 276, Heathsville, Virginia, 22473, Grantees.

W I T N E S S E T H:

THAT for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable considerations, the receipt whereof is hereby acknowledged, the Grantors do hereby grant and convey unto the said Grantee, a one-half undivided interest, in fee simple, in the following described real estate, and except as hereinafter stated, with GENERAL WARRANTY and ENGLISH COVENANTS OF TITLE, to-wit:

All that certain tract or parcel of land, together with all improvements thereon and all rights, ways and privileges thereunto appertaining, situate, lying and being in Heathsville Magisterial District, Northumberland County, Virginia, containing 26.513 acres, more or less, and being the same one-half undivided interest devised unto Leah Elizabeth Jones by Article Third of the Last Will and Testament of A. Hobson Jones, Sr., dated April 25, 1967, recorded in the Office of the Clerk of the Circuit Court of Northumberland County, Virginia, on May 29, 1968, in Will Book G, at Page 497. The said A. Hobson Jones, Sr. died May 22, 1968.

Together with an easement of right of way from the property herein conveyed to V.S.H. 600 for the purposes of ingress and egress, said easement to be used in common with others entitled to the use thereof.

The real estate herein conveyed is conveyed subject to the restrictions, reservations, easements, conditions and covenants of record as the same may lawfully apply thereto.

Reference is hereby made to the foregoing will and other instruments of record in the chain of title to the property herein conveyed for a more particular description thereof.

WITNESS the following signature(s) and seal(s).

Elizabeth J. Childs (SEAL)
ELIZABETH J. CHILDS
(Formerly Leah Elizabeth Jones)

Timothy P. Childs (SEAL)
TIMOTHY P. CHILDS

COMMONWEALTH OF VIRGINIA
COUNTY OF NORTHUMBERLAND, To-wit:

The foregoing instrument dated October 19, 1989, was
acknowledged before me this 19th day of October, 1989, by
TIMOTHY P. CHILDS.

My Commission expires: February 6, 1993

Kathryn M. Light
NOTARY PUBLIC

VIRGINIA:

In the Clerk's Office of the Circuit Court of Northumberland
County, October 26, 1989 the foregoing instrument was this day
presented and with certificate annexed, admitted to record at 1:25
P. M. after payment of \$18.75 State Tax, \$6.25 Local Tax and \$12.50
Tax imposed by Sec. 58-54.1.

Teste: *John Thomas, Jr.* , CLERK