

THIS DEED, made on December 20, 2006, by **HELEN M. FOSKEY**, of the State of Maryland, hereinafter called Grantor(s), WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of One Hundred Forty Thousand and 00/100 Dollars (\$140,000.00), the receipt of which is hereby acknowledged, the said Grantor(s) do(es) hereby grant and convey unto **FRICK, LLC**, a Maryland Ltd Liability Company, its successors and assigns, forever in fee simple,

ITEM ONE: All that certain tract, part of a tract or parcel of land situate in the Third Election District of Worcester County, in the State of Maryland, in the village of Poplar Town, now called Ironshire, on the north side of the county road leading from Ironshire to Deep Landing, and more particularly described as follows: BEGINNING at a stone set in the ground at edge of said road and at the corner of the Charles H. Willis Land, thence in a westerly direction by and with said road, a distance of two hundred and two feet, to the lot now owned by Sewell Warren, at a stake driven in the ground, thence in a northerly direction by and with the land of Sewell Warren, and George Warren of "A", to the land of J.G. Harrison & Sons, a distance of two hundred and sixty-four feet, thence in an easterly direction by and with said Harrison land, a distance of two hundred and nine feet to the land of said Charles H. Willis, thence by and with said Willis land in a southerly direction a distance of two hundred and sixty-four feet to the place of beginning, containing fifty-four thousand two hundred and fifty-two square feet, more or less.

ITEM TWO: All that lot or strip of land lying and being situate in the Third Election District of Worcester County, Maryland, at or near the village of Ironshire, and bounded and described as follows: Bounded on the West by the new State Highway (U.S. Route #113); bounded on the South by the County Road leading from Ironshire to Deep Landing; bounded on the east by property described in Item One hereof; and bounded on the North by the property of George Warren of "A".

BEING ALL AND THE SAME property conveyed unto the Grantors herein by Deed dated September 13, 1985, and recorded among the aforesaid Land Records in Liber No. 1123, folio 252, et seq. The said Bobby R. Foskey, Sr. having departed this life on June 29, 1987, thereby vesting title solely in the said Helen M. Foskey.

TOGETHER with the improvements thereon and the rights, roads, ways, waters, privileges and appurtenances to the same belonging or in anywise appertaining.

TO HAVE AND TO HOLD the above described property unto the said **FRICK, LLC**, a Maryland Ltd Liability Company, its successors and assigns, forever in fee simple.

AND the said Grantor(s) hereby covenant(s) to warrant specially the property hereby conveyed and to execute such other and further assurances of the same as may be requisite.

FILED

2006 DEC 22 P 12: 46

Ayes, Jenkins, Gordy & Almand, P.A.
11047 Racetrack Road
P O Box 1244
Berlin, MD 21811

STEPHEN V. HALES
CLK. CT. CT.
WOR. CO

WITNESS the hand(s) and seal(s) of the Grantor(s) herein the day and year first above written.

WITNESS:

[Signature]

HELEN M. FOSKEY

RECORDING FEE	20.00
RECORDATION FEE	20.00
IN TAX STATE	700.00
TOTAL	1764.00
REST AMOUNT	400.00
SVN 3470	537
DEC 22 2006	01:03 PM

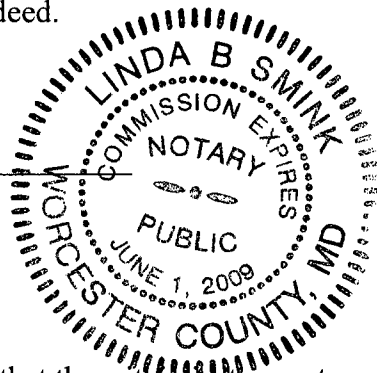
STATE OF MARYLAND, COUNTY OF WORCESTER, to wit:

I HEREBY CERTIFY that on this 20th day of December, 2006, before me, the subscriber, a Notary Public in and for the State and County aforesaid, personally appeared HELEN M. FOSKEY, who acknowledged the foregoing Deed to be his/her act and deed.

AS WITNESS my hand and Notarial Seal.

[Signature]
NOTARY PUBLIC

My Commission Expires: 6/1/09



I, an Attorney-at-Law of the State of Maryland, do hereby certify that the within instrument was either prepared by me or prepared under my supervision.

[Signature]

After recording return to:

Ayres, Jenkins, Gordy & Almand, P.A.
11047 Racetrack Rd.
Berlin, MD 21811

File No. 06-1147E

TAXES FOR WHICH ASSESSMENTS
HAVE BEEN RECEIVED HAVE BEEN
PAID AS OF THIS DATE. 12/22/06
Worcester County Finance Officer
By [Signature]
EXCEPT PERSONAL PROPERTY

TRANSFER TAX PAID
FINANCE OFFICER
WORCESTER COUNTY MARYLAND
By [Signature] Date 12/22/06
Tax \$1700.00

DEC 22 2006 The foregoing instrument
filed for record and is accordingly recorded
among the land records of Worcester County,
Maryland.
[Signature] Clerk

State of Maryland Land Instrument Intake Sheet
Baltimore City County: Worcester

Information provided is for the use of the Clerk's Office, State Department of Assessments and Taxation, and County Finance Office Only.

(Type or Print in Black Ink Only—All Copies Must Be Legible)

Space Reserved for Circuit Court Clerk Recording Validation

Form sections 1-11 including: Type(s) of Instruments, Conveyance Type, Tax Exemptions, Consideration and Tax Calculations, Fees, Description of Property, Transferred From, Transferred To, Other Names to Be Indexed, Contact/Mail Information, and Assessment Information.

Space Reserved for County Validation