

001740

Vermont Property Transfer Tax  
 32 V.S.A. Chap. 231  
**—ACKNOWLEDGMENT—**  
 Return Rec'd.—Tax Paid—Board of Health Cert. Rec'd.  
 Vt. Land Use & Development Plans Act Cert. Rec'd.  
 Return No. 20-290  
 Signed *[Signature]*, Clerk  
 Date November 10, 2020

Barre, VT Town Clerk's Office  
 Received for Record  
November 10, 2020 A.D. 2020  
 at 9 o'clock 10 minutes A. M.  
 and recorded in Book 314 Pages 600-603  
 of Land Records.  
 Attest:  
*[Signature]* Town Clerk  
 Alice W. Bartlett Asst.

File Number: OS3300-20063626

After Recording. Send To:

Visionet Systems  
 111 Technology Drive  
 Pittsburgh, PA 15275

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER  
 (012) 007/020.00**

**QUITCLAIM DEED**

Exempt: Section 9603(4): Transfers which, without additional consideration, confirm or correct a transfer previously recorded

**Tina M Adams Davis who acquired title as Tina Adams and Shannon A Davis who acquired title as Shannon Davis, wife and husband, joint tenants with rights of survivorship, hereinafter grantors, whose tax-mailing address is 58 Maplecrest Road Barre, VT 05641, for \$1.00 (One Dollar and Zero Cents) in consideration paid, grant and quitclaim to TINA M ADAMS DAVIS and SHANNON A DAVIS, wife and husband, joint tenants with rights of survivorship, hereinafter grantee, whose tax mailing address is 58 Maplecrest Road Barre, VT 05641, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:**

**The land hereinafter referred to is situated in the Town of Barre, County of Washington, State of VT, and is described as follows: Being all and the same land and premises conveyed to Steven R. Buswell and Gay Buswell by Warranty Deed of John G. Richardson and Regina E. Webster dated May 6, 1982 and recorded in Book 85, Pages 436-437 of the Town of Bane Land Records, and further described therein as follows: "Being a part of the same land and premises conveyed to John G. Richardson and Regina E. Webster by Warranty Deed of Robert F. and Shirley M. Svarfvar dated April 5, 1978 and recorded in Book 75, Page 32 of the Bane Town Land Records. Being a part of the same land and premises conveyed to John G. Richardson and Regina E. Webster by Corrective Quitclaim deed of Robert F. and Shirley M. Svarfvar which Corrective Quitclaim deed is dated May 4, 1982 and about to be recorded in the Barre Town Land Records. Said land and premises are more particularly described**

in a plan entitled, "A Survey of Land of Richardson/Webster and Chaffee in the Town of Bane, Vermont by Property Design, Montpelier, Vermont, Project No. 120-78"; and being more particularly described therein as follows: 'Commencing an (sic) a point on the Southerly side of Town Highway #32 which point marks the Northwesterly corner of the land and premises herein conveyed; thence proceeding S 36° 16' 54" W a distance of 409.56 feet to a point; thence proceeding S 47° 25' 26" E a distance of 886.49 feet to an iron pin set in the ground; thence proceeding N 32° 54' 16" E to the Southerly edge of the right-of-way of Town Highway #32; thence proceeding in a general Northwesterly direction along the southerly right-of-way of Town Highway #32 to the point of beginning. Meaning and intending to convey 6.05 acres, more or less, as contained within the aforesaid bounds. Subject, nevertheless, to all rights-of-way, easements in Town Highways of record in the Land Records of the Town of Barre." This conveyance is subject to and has the benefit of any utility easements, spring rights, easements for ingress and egress, and rights incidental to each of the same as may appear more particularly of record, provided that this paragraph shall not reinstate any such encumbrances previously extinguished by the Marketable Record Title Act, Chapter 5, Subchapter 7, Title 27, Vermont Statutes Annotated. Being the same property conveyed from Steven R. Buswell and Gay Buswell to Tina Adams and Shannon Davis, joint tenants with rights of survivorship, and their heirs and assigns forever by deed dated September 15, 2017 and recorded September 22, 2017 in Instrument Number 01186 in Book 0294 Page 0891 of Official Records. APN: (012) 007/020.00

**Property Address is: 58 Maplecrest Road Barre, VT 05641**

Prior instrument reference: **01186**

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantors, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

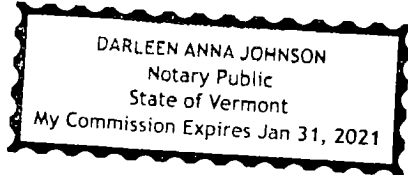
Executed by the undersigned on Sept 21, 2020:

Tina M. Adams Davis  
~~Tina M. Davis who acquired title as Tina Adams~~ T.M.A.D. TINA M. Adams Davis

STATE OF Vermont  
COUNTY OF Washington

The foregoing instrument was acknowledged before me on Sept 21, 2020, by **Tina M Davis** who is personally known to me or has produced US Gov passport as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

Darleen Anna Johnson  
Notary Public

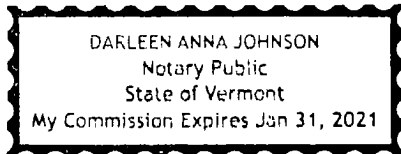


Executed by the undersigned on Sept 21, 2020:

[Signature]  
Shannon A Davis who acquired title as Shannon Davis

STATE OF Vermont  
COUNTY OF Washington

The foregoing instrument was acknowledged before me on Sept 21, 2020 by **Shannon A Davis** who is personally known to me or has produced Id Photo On Lic as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.



[Signature]  
Notary Public

This instrument prepared by Jay A. Rosenberg, Rosenberg LPA, 3805 Edwards Road, Suite 550, Cincinnati, Ohio 45209 and reviewed by Don Hayes, Hayes Law P.C., 50 South Street, South Royalton, Vermont 05068.