

and being in the Town of Stuart, Peters Creek Magisterial District of Patrick County, Virginia, on the Western side of State Route #T-1001 (Mayo Court), and described as follows: BEGINNING at an iron stake in the Western right-of-way line of said State Route #T-1001 (Mayo Court), corner to Lot #3 of Block F; thence with said right-of-way line, S. 37 deg. 32 min. W. 50.00 feet, S. 7 deg. 51 min. W. 50.00 feet to an iron stake, corner to Lot #2, Block H; thence with the line of Lot #2, Block H. N. 72 deg. 21 min. W. 191.28 feet to an iron stake in a branch, Dr. W. C. Akers Estate line; thence with said branch, N. 21 deg. 12 min. E. 63.00 feet, N. 40 deg. 27 min. E. 121.43 feet to an iron stake, corner to Lot #3, of Block F; thence with the line of said Lot #3, Block F, S. 44 deg. 28 min. E. 168.32 feet to the point of BEGINNING, and being designated as Lot #1, Block H, and shown on a plat and survey entitled "Plat for V. R. Williams, Situated in the Town of Stuart, Peters Creek District, Patrick County, Virginia", made by A. M. Barnard, C.L.S. #820, on the 21st day of November, 1973, which said plat is of record in the Clerk's Office of the Circuit Court of Patrick County, Virginia, in Plat Book 9, Page 40, and being in all respects the same and identical tract or parcel of land conveyed to the parties of the first part hereto, Clarence Dillard Smart and Lessie H. Smart, husband and wife, as tenants by the entirety, by deed dated November 1, 1974, from W. Curtis Carter and Phyllis M. Carter, his wife, and of record in the Clerk's Office of the Circuit Court of Patrick County, Virginia, in Deed Book 186, at Page 578.

TRACT NO. 2:

BEING all of that certain lot or parcel of land, together with the improvements thereon and appurtenances thereunto belonging, lying and being in the Town of Stuart, Peters Creek Magisterial District of Patrick County, Virginia, and further described as follows: BEGINNING at a point in the northern edge of Road #T-1080; thence leaving said road, N. 09 deg. 50 min. 36 sec. E. 105.78 feet; thence N. 18 deg. 42 min. 44 sec. W. 130.21 feet, N. 19 deg. 02 min. 10 sec. E. 91.25 feet, N. 30 deg. 32 min. 52 sec. E. 64.11 feet, N. 21 deg. 54 min. 23 sec. E.

to existing iron pipe west side of branch; thence S. 21 deg. 50 min. 19 sec. W. 66.70 feet to existing iron pipe east side of branch; thence S. 25 deg. 16 min. 50 sec. W. 83.19 feet to iron pipe west bank of branch; thence S. 18 deg. 22 min. 59 sec. E. 123.27 feet to marked sycamore on west bank of branch; thence S. 07 deg. 11 min. 00 sec. E. 103.91 feet, S. 53 deg. 59 min. 00 sec. E. 27.28 feet to an iron stake in edge of said Road #T-1080; thence with said road, N. 82 deg. 10 min. 48 sec. W. 72.42 feet to the point of BEGINNING, containing 0.323 of an acre, as shown on a revised plat dated May 20, 1977, prepared by David B. Scott, C.L.S., captioned "AKERS ESTATES", and designated thereon as Lot #10, which said plat is of record in the Clerk's Office of the Circuit Court of Patrick County, Virginia, in Plat Book 13, at Page 32; and being in all respects the same and identical lot or parcel of land conveyed to the said parties of the first part hereto, Clarence Dillard Smart and Lessie Marie Smart, his wife, tenants by the entirety, by deed dated June 16, 1977, from Dorn V. Williams and Dora R. Williams, his wife; said deed being of record in the aforesaid Clerk's Office in Deed Book 200, at Page 112.

Reference is hereby expressly made to each of the aforementioned plats and deeds for a more particular description and derivation of title of the lots or parcels of land hereby conveyed.

WITNESS the following signatures and seals:

Clarence Dillard Smart (SEAL)
Clarence Dillard Smart

Lessie H. Smart (SEAL)
Lessie H. Smart

MARTIN F. CLARK
ATTORNEY AT LAW
STUART, VA.

STATE OF VIRGINIA
COUNTY OF PATRICK, To-wit:

I, Betty E. Roberson, a Notary Public in and for the County and State aforesaid, do hereby certify that CLARENCE DILLARD SMART and LESSIE H. SMART, husband and wife, whose names are signed to the foregoing Deed of Bargain and Sale bearing date on the 9th day of January, 1979, have each this day personally appeared before me in my County and