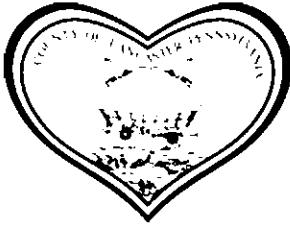
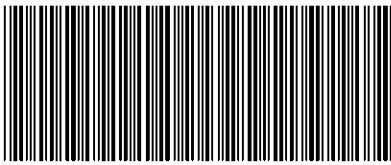


Lancaster County

Ann M. Hess
 Recorder of Deeds
 150 N. Queen Street
 Suite 315
 Lancaster, PA 17603
 Phone: 717-299-8238
 Fax: 717-299-8393



INSTRUMENT # : 6467052
 RECORDED DATE: 07/10/2019 11:20:51 AM



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LANCASTER COUNTY ROD**OFFICIAL RECORDING COVER PAGE**

Page 1 of 4

Document Type: DEED	Transaction #: 3866672 - 3 Doc(s)
Transaction Reference: eSecureFile : 8666076	Document Page Count: 3
Document Reference:	Operator Id: lgordon
RETURN TO: (Simplifile) Mersky Law Group 2938 COLUMBIA AVE STE 1402 LANCASTER, PA 17603-7044 (717) 299-2950	SUBMITTED BY: Mersky Law Group 2938 COLUMBIA AVE STE 1402 LANCASTER, PA 17603-7044

*** PROPERTY DATA:**

Parcel ID #: 110-3475700000

Municipality: COLUMBIA BOROUGH (100%)
 School District: COLUMBIA SD

*** ASSOCIATED DOCUMENT(S):**

INSTRUMENT # : 6467052
 RECORDED DATE: 07/10/2019 11:20:51 AM

I hereby CERTIFY that this document is recorded in the Recorder of Deeds Office in Lancaster County, Pennsylvania.



Ann M. Hess
 Recorder of Deeds

FEES / TAXES:

RECORDING FEE: DEED	\$13.00
CRC #6544	\$2.00
RIF #6543	\$3.00
WRIT TAX	\$0.50
AFF HSG #6557	\$11.50
PA SURCHARGE #6548	\$40.25
STATE RTT	\$4,400.00
COLUMBIA BOROUGH	\$2,200.00
COLUMBIA SD	\$2,200.00
Total:	\$8,870.25

PLEASE DO NOT DETACH
 THIS PAGE IS NOW PART OF THIS LEGAL DOCUMENT

NOTE: If document data differs from cover sheet, document data always controls.

*COVER PAGE DOES NOT INCLUDE ALL DATA, PLEASE SEE INDEX AND DOCUMENT AFTER RECORDING FOR ADDITIONAL INFORMATION.

Prepared by and Return to:

Mersky Law Group
2938 Columbia Avenue
Suite 1402
Lancaster, PA 17603

File No. 19.218

Parcel ID # 110-34757-0-0000

THIS DEED

Made this 5th day of July, in the year Two Thousand Nineteen (2019)

Between

**INVESTORS PROPERTY MANAGEMENT, LLC, a Pennsylvania Limited
Liability Company**

(hereinafter called the Grantor), of the one part, and

HESS ROAD PROPERTIES LLC, a Pennsylvania Limited Liability Company

(hereinafter called the Grantee), of the other part,

Witnesseth, that the said Grantor for and in consideration of the sum of **Four Hundred Forty Thousand And 00/100 Dollars (\$440,000.00)** lawful money of the United States of America, unto it well and truly paid by the said Grantee, at or before the sealing and delivery hereof, the receipt whereof is hereby acknowledged, has granted, bargained and sold, released and confirmed, and by these presents does grant, bargain and sell, release and confirm unto the said Grantee

ALL THAT CERTAIN lot of ground with brick dwelling and frame dwellings and other improvements thereon erected, situate on the Southwest corner of Fifth and Union Streets in the Borough of Columbia, County of Lancaster and Commonwealth of Pennsylvania, being more fully bounded and described as follows:

MEASURING in width in front on Union Street seventy-five (75) feet and extending in depth Southwardly of a uniform width of sixty-eight (68) feet, more or less.

BOUNDED on the North by Union Street; on the East by Fifth Street; on the South by property now or late of Charles Rochow, et al; and on the West by property now or late of Adam Bangert.

THIS PROPERTY is known as 440-442-444-446-448 Union Street (a portion of said property is known as 206 South Fifth Street), and is also known as 446-448 Union Street.

BEING THE SAME PREMISES WHICH Robert D. Porter by deed dated and recorded December 28, 2012 in the Office of the Recorder of Deeds of Lancaster County to Instrument Number 6046330, granted and conveyed unto Investors Property Management LLC.

Together with all and singular the buildings and improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of it, the said grantor, as well at law as in equity, of, in and to the same.

To have and to hold the said lot or piece of ground described above, with the buildings and improvements thereon erected, hereditaments and premises hereby granted, or mentioned and intended so to be, with the appurtenances, unto the said Grantee, its successors and assigns, to and for the only proper use and behoof of the said Grantee, its successors and assigns, forever.

And the said Grantor, for itself, its successors and assigns, does, by these presents, covenant, grant and agree, to and with the said Grantee, its successors and assigns, that it, the said Grantor, and its successors and assigns, all and singular the hereditaments and premises herein described and granted, or mentioned and intended so to be, with the appurtenances, unto the said Grantee, its successors and assigns, against it, the said Grantor, and its successors and assigns, will warrant and defend against the lawful claims of all persons claiming by, through or under the said Grantor but not otherwise.

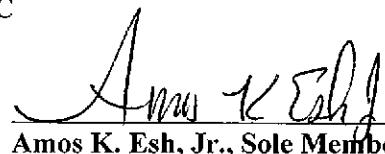
In Witness Whereof, the party of the first part has caused its common and corporate seal to be affixed to these presents by the hand of its Sole Member. Dated the day and year first above written.

ATTEST:

{SEAL}

INVESTORS PROPERTY MANAGEMENT,
LLC

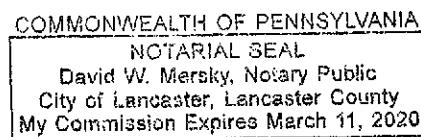
By:


Amos K. Esh, Jr., Sole Member

Commonwealth of Pennsylvania } ss
County of Lancaster }

AND NOW, this 5th day of July, 2019, before me, the undersigned Notary Public, appeared **Amos K. Esh, Jr.**, who acknowledged himself to be the **Sole Member of Investors Property Management, LLC**, a limited liability company, and he, as such **Sole Member** being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the company by himself as **Sole Member**.

IN WITNESS WHEREOF, I hereunder set my hand and official seal.



Notary Public
My commission expires _____

The precise residence and the complete post office address of the above-named Grantee is:

146 Hess Road
Quarryville, PA 17566

On behalf of the Grantee