

WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS, That we,

JAMIE A. PALMESE and DINA A. PALMESE  
husband and wife

of Kensington, Connecticut, Grantors, in consideration of TEN AND MORE Dollars paid to our full satisfaction by

DIKENGIL PROPERTIES, INC.

With a place of business in Mendham, New Jersey, Grantee, by these presents do freely GIVE, GRANT, SELL, CONVEY AND CONFIRM unto the said Grantee,

DIKENGIL PROPERTIES, INC.

and its successors and assigns forever, certain lands and premises located in Warren, in the County of Washington and State of Vermont, described as follows, viz:

Being all and the same lands and premises as were conveyed to Jamie A. Palmese and Dina A. Palmese by Warranty Deed of John Sheldon Clark dated March 20, 2009 and recorded March 30, 2009 in Book 199, pages 495-496 of the land records of the Town of Warren, Vermont.

Being all and the same lands and premises conveyed to John Sheldon Clark by Warranty Deed of Mad River Valley Enterprises, Inc. dated February 25, 1981 and recorded March 2, 1981 in Book 58, pages 106-108 of the land records of the Town of Warren, Vermont.

Being Unit #19, together with the undivided percentage in and to the common areas and facilities appurtenant to said unit, in SOUTH VILLAGE, a condominium existing under and pursuant to the Restated Declaration of Condominium of South Village dated January 17, 1989 and recorded in Book 88, pages 327-396 of the land records of the Town of Warren, Vermont, together with exhibits, floor plans and site plan recorded or filed therewith, all as the same may have been amended of record.

Subject to and with the benefit of rights, restrictions, covenants, terms, rights-of-way and easements referenced in the above mentioned deed or otherwise of record in the Town of Warren Land Records, which are valid and enforceable at law on the date of this deed - not meaning by such language to renew or reinstate any encumbrance which is otherwise barred by the provisions of Vermont law.

Reference may be had to the above mentioned deed and instruments and their records, and to all prior deeds and instruments and their records, for a more particular description of the herein conveyed land and premises.

TOWN OF WARREN, VT  
Received for Record 11/25 2019  
at 2:25 o'clock P M and Received in  
Page 534-535  
TOWN CLERK  
VT Property Transfer Tax Return # 8809

TO HAVE AND TO HOLD said granted premises, with all the privileges and appurtenances thereof, to the said Grantee,

**DIKENGIL PROPERTIES, INC.**

and its successors and assigns, to their own use and behoof forever; And we, the said Grantors, **JAMIE A. PALMESE and DINA A. PALMESE**, for ourselves and our heirs, executors and administrators, do covenant with the said Grantee,

**DIKENGIL PROPERTIES, INC.**

and its successors and assigns, that until the ensembling of these presents, we are the sole owners of the premises, and have good right and title to convey the same in manner aforesaid, that they are **FREE FROM EVERY ENCUMBRANCE**; except as aforesaid; And we hereby engage to **WARRANT AND DEFEND** the same against all lawful claims whatever, except as aforesaid.

IN WITNESS WHEREOF, I have hereunto set my hand on this 4 day of November, 2019.

Jamie A. Palmese  
Jamie A. Palmese

STATE OF CONNECTICUT  
HARTFORD COUNTY, ss.

In said County on this 4<sup>th</sup> day of November, 2019, Jamie A. Palmese personally appeared and he acknowledged this instrument, by him sealed and subscribed, to be his free act and deed. Before me,

**ANNA OSZMIAN**  
**NOTARY PUBLIC**  
MY COMMISSION EXPIRES OCT. 31, 2020

Anna Oszmian  
Notary Public/Sign Above and Affix Seal or Stamp

IN WITNESS WHEREOF, I have hereunto set my hand on this 4 day of November, 2019.

Dina A. Palmese  
Dina A. Palmese

STATE OF CONNECTICUT  
HARTFORD COUNTY, ss.

In said County on this 4<sup>th</sup> day of November, 2019, Dina A. Palmese personally appeared and she acknowledged this instrument, by her sealed and subscribed, to be her free act and deed. Before me,

**ANNA OSZMIAN**  
**NOTARY PUBLIC**  
MY COMMISSION EXPIRES OCT. 31, 2020

Anna Oszmian  
Notary Public/Sign Above and Affix Seal or Stamp