

WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS, That we,

ANDREW G. LESTAGE and MARIA G. LESTAGE
husband and wife

of South Hamilton, Massachusetts, Grantors, in consideration of TEN AND MORE Dollars paid to our full satisfaction by

LUKE POTRZEBA and *Erin Potrzeba*

of Amhurst, New Hampshire, Grantee^s by these presents do freely GIVE, GRANT, SELL, CONVEY AND CONFIRM unto the said Grantee^s and ^{their} his heirs 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 Andrew G. LeStage and Maria G. LeStage by Warranty Deed of Adam D. Snider and Louise D. Snider dated May 22, 2014 and recorded May 30, 2014 in Book 228, pages 608-610 of the land records of the Town of Warren, Vermont.

Being all and the same lands and premises as were conveyed to Adam D. Snider and Louise D. Snider by Warranty Deed of Green Peak Development, LLC dated July 25, 2008 and recorded July 31, 2008 in Book 196, pages 499-500 of the land records of the Town of Warren, Vermont.

Being Unit #52, together with the undivided percentage in and to the common areas and facilities appurtenant to said unit, in SNOW CREEK, a condominium existing under and pursuant to a Declaration of Condominium recorded November 16, 1981 in Book 60, pages 502-536 of the land records of the Town of Warren, Vermont, together with plans and exhibits recorded or filed therewith, all as 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 deeds and instruments and their records, 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 instrument 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.

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

TOWN OF WARREN, VT

Received for Record 7/2 20 19
at 8:45 o'clock A M and Received in
Vol 257 Page 202-203
Robert L. [Signature]
TOWN CLERK
VT Property Transfer Tax Return # 8668

LUKE POTRZEBA *and Erin Potrzeba*
their *as husband and wife, tenants by the entirety*
 and his heirs and assigns, to their own use and behoof forever; And we, the said Grantors,

ANDREW G. LESTAGE and MARIA G. LESTAGE

for ourselves and our heirs, executors and administrators, do covenant with the said Grantee,^s

LUKE POTRZEBA *and Erin Potrzeba*

and *they* his heirs and assigns, that until the ensealing 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.

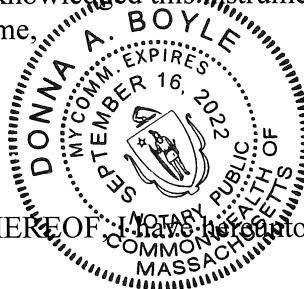
IN WITNESS WHEREOF, I have hereunto set my hand on this 3rd day of June, 2019.

Andrew G. LeStage
 Andrew G. LeStage

COMMONWEALTH OF MASSACHUSETTS

Suffolk COUNTY, ss.

In said County on this 3rd day of June, 2019, personally appeared Andrew G. LeStage and he acknowledged this instrument, by him sealed and subscribed, to be his free act and deed. Before me,



Donna A. Boyle
 Notary Public/Sign Above and Affix Seal or Stamp

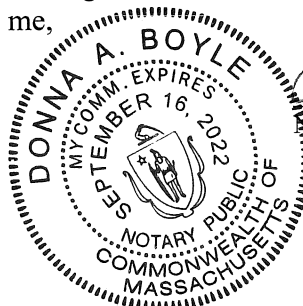
IN WITNESS WHEREOF, I have hereunto set my hand on this 3rd day of June, 2019.

Maria G. LeStage
 Maria G. LeStage

COMMONWEALTH OF MASSACHUSETTS

Suffolk COUNTY, ss.

In said County on this 3rd day of June, 2019, personally appeared Maria G. LeStage and she acknowledged this instrument, by her sealed and subscribed, to be her free act and deed. Before me,



Donna A. Boyle
 Notary Public/Sign Above and Affix Seal or Stamp