

and the Acts amendatory thereto, except that a commission of 5% shall be allowed the Trustee on the gross proceeds of sale. Witness the following signatures and seals.

Witness as to mark: Pauline Moubray  
Andy Halterman (SEAL)  
her  
Mary Halterman (SEAL)  
mark

VIRGINIA, CITY OF HARRISONBURG, TO-WIT:

I, Pauline Moubray, a Notary Public in and for the City aforesaid in the State of Virginia, do hereby certify that Andy Halterman and Mary Halterman, his wife, whose names are signed to the foregoing deed, bearing date the 13th day of June, 1924, have acknowledged the same before me in my City and State aforesaid. My commission expires on the 4th day of Mar., 1928. Given under my hand this 13th day of June, 1924.

Pauline Moubray, N.P.

VIRGINIA: In the Clerk's Office of the Circuit Court of Rockingham County. The foregoing deed of Trust was this day presented in the office aforesaid, and is, together with the certificate of acknowledgment annexed, admitted to record this 13 day of June, 1924, 3 P.M.

Teste: J. A. Blackburn... Clerk.

*Examined  
June 24 1924  
in sealed box  
O. Myers, Supt  
M. Bawell*

THIS DEED, made and entered into this 10th day of July, 1923, by and between Robert O. Nizer, widower, party of the First part, and the School Board of Stonewall District No. 1 of Rockingham County, Virginia, party of the second part, WITNESSETH That, for and in consideration of the sum of Two Hundred Dollars (\$200.00), cash in hand paid by the party of the second part to the party of the first part, the receipt whereof is hereby acknowledged, the said party of the first part doth grant and convey, with general warranty of title, unto the party of the second part all and singular of the following tract or parcel of land situate in Newtown, east of the corporate limits of the Town of Elkton, in Rockingham County, Virginia, which land is bounded as follows: Beginning at a point in the center of the highway leading from Elkton to Newtown, which point is distant 100 feet northeasterly from the division line between the Newtown Public School property and Ada Simpson, thence N. 36° 36' W. 196.3 feet along the aforesaid school property, thence S. 46° 30' W. 100 feet along the rear of the school property to an iron pin marking the north-westerly corner of Ada Simpson's lot, thence S. 59° 38' W. 49.5 feet along said Simpson's rear line to a stake in Elizabeth A. Jones' line, thence along the said Jones' line N. 33° 51' W. 161.75 feet to a stake in the fence line marking the boundary between Haywood Stewart and Robert O. Nizer, thence along said Stewart's line N. 22° 12' E. 311.5 feet to a stake, thence S. 70° 30' E. 206.1 feet to a stake, thence S. 19° 12' W. 257 feet, along the property of Robert O. Nizer and George Williams to stake, thence S. 36° 36' E. 201.5 feet to the center of the highway above mentioned, thence S. 45° 19' W., along the center of the highway, 1927 feet to the place of beginning, containing 1.523 of an acre, more or less. A plat of said land is filed herewith and asked to be read as a part hereof. The aforesaid land is a part of the lands acquired by Robert O. Nizer by a deed from Charles E. Jones and his wife, dated May 4, 1909, which deed is duly of record in the Clerk's Office of Rockingham County, Virginia, in D.B. 86, page 69, being a portion of the 4 acres, 3 roods, and 29 poles conveyed by J. R. Cover and his wife to Charles E. Jones, by deed dated July 3, 1924, which deed is duly of record in said Clerk's Office in D.B. 49, page 592, to all of which deeds special reference is hereby made. The party of the first part covenants that he is seized in fee simple of the aforesaid land; that he has a right to convey the same; that said lands are free from all encumbrances; that the grantee shall have quiet possession of the same; and that he will execute such further assurances of said property as may be requisite. Witness the following signature and seal.

\$.50 in stamps.

Robert O. Nizer (SEAL)

State of Virginia, City of Harrisonburg, to-wit:

I, F. Flavia Converse, a Notary Public in and for the City aforesaid, in the State of Virginia, do certify that Robert O. Nizer, whose name is signed to the writing above, bearing date the 10th day of July, 1923, has acknowledged the same before me in my said City. My term of office expires the 16th day of September, 1924. Given under my hand this 10th day of July, 1923.

F. Flavia Converse, N.P.

This is to certify that the undersigned has examined the title to the property hereinabove conveyed, and that the title to the same is hereby approved. Given under my hand this 10th day of July, 1923.

Geo. S. Harnsberger, Attorney appointed by the Circuit Court of Rockingham County, pursuant to Section 2709 of the Code of Virginia, 1919.

VIRGINIA: In the Clerk's Office of the Circuit Court of Rockingham County. The foregoing deed of Bargain & Sale was this day presented in the office aforesaid, and is, together with the certificate of acknowledgment annexed, admitted to record this 13 day of June, 1924.

Teste: *J. P. Blackburn* Clerk.

This deed made and entered into this 30th. day of November, 1921, by and between Emma J. Reed and William Reed, her husband, parties of the first part, and the School Board of Stonewall District No. 1 of Rockingham County, Virginia, party of the second part Witnesseth: That for and in consideration of the sum of \$200.00 cash in hand paid by the party of the second part to the said parties of the first part, the receipt whereof is hereby acknowledged, they, the said parties of the first part, do grant and convey, with general warranty of title, unto the said party of the second part all and singular of that certain tract or lot of land situate in New Town just east of the Town of Elkton, Rockingham County, Virginia, adjoining the lands of Ada V. Simpson, R.O. Nizer and others, and bounded as follows: Beginning at an iron pin in the centre of the public road, corner to the lands of Ada V. Simpson, thence with her line N. 35 1/2 W. 171 1/4 feet to an iron pin, thence N. 54 1/2 E. 100 feet to an iron pin, thence S. 35 1/2 E. 182 1/3 feet to an iron pin in the centre of the public road, thence S. 61 W. 100 7/10 feet to the beginning, containing 1 Acre and 25 Square Poles. This is the same land conveyed to Emma J. Nizer, who afterwards Antermarried with the said William Reed, by R. O. Nizer and wife by deed dated Dec. 28th., 1911, which is duly recorded in the Clerk's Office for Rockingham County, Va., in D.B.93, p. 379. to which special reference is hereby made. The said parties of the first part further covenant that they have the right to convey the said land to the grantee, that the grantee shall have quiet possession of said land free from all encumbrances, and that they will execute such further assurances of the said lands as may be requisite. Witness the following signatures and seals. \$50 in stamps.

Emma J. Reid (SEAL)  
William Reed (SEAL)

*Examined  
June 24, 1924  
& mailed to  
Geo. C. Myers,  
Supt. Schools  
M. Brewer*

State of Maryland, City of Baltimore, to-wit:

I, Miriam B. Myers, a Notary Public in and for the City and State aforesaid, do certify that William Reed, her husband whose name is signed to the writing above, bearing date on the 30th. day of November, 1921, have acknowledged the same before my presence aforesaid. My commission expires on the 3rd day of May, 1922. Given under my hand and notarial seal this 27th day of December, 1921.

Miriam B. Myers, N.P.



State of Virginia, County of Rockingham, to-wit:

I, W. H. McVeigh, a notary in and for the County aforesaid, in the State of Virginia, do certify that Emma J. Reed whose name is signed to the writing above, bearing date the 30th day of November 1921, has acknowledged the same before me in my said county. My commission expires September 9th. 1925. Given under my hand this 5th day of January 1922.

W. H. McVeigh, Notary.



HAYWOOD STEWART

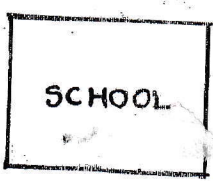
ROBERT O. NIZER

ROBERT O. NIZER  
1.523 ACRES

ELIZABETH A. JONES

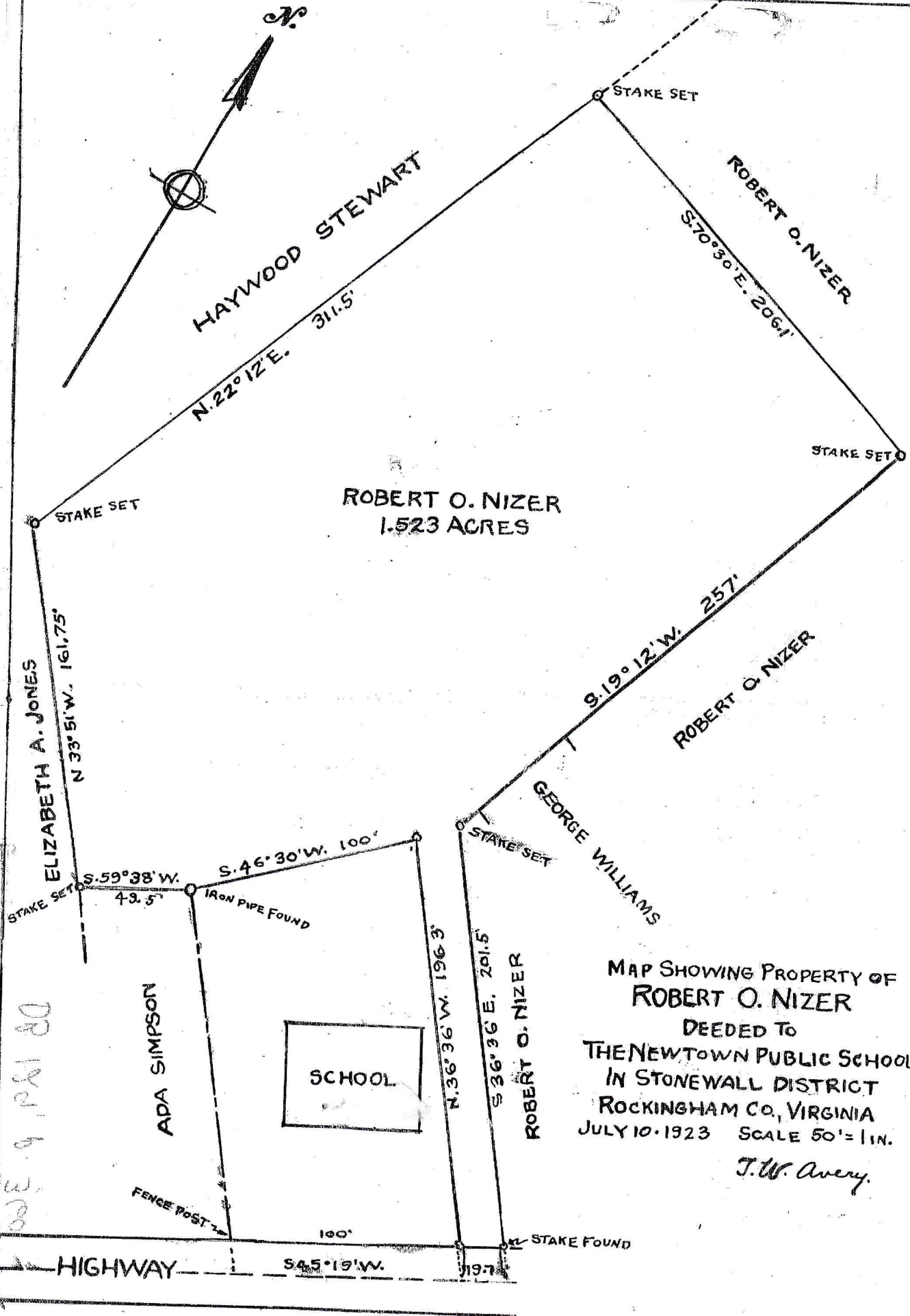
GEORGE WILLIAMS

ADA SIMPSON



MAP SHOWING PROPERTY OF  
ROBERT O. NIZER  
DEEDED TO  
THE NEWTOWN PUBLIC SCHOOL  
IN STONEWALL DISTRICT  
ROCKINGHAM CO., VIRGINIA  
JULY 10, 1923 SCALE 50' = 1 IN.

*J. W. Avery*



DR 1923  
9. P. 11. 80  
20 E.

HIGHWAY

S. 45° 19' W. 197.7'

197.7'

STAKE FOUND

N. 36° 36' W. 196.3'

S. 36° 36' E. 201.5'

ROBERT O. NIZER

STAKE SET

STAKE SET

S. 46° 30' W. 100'

S. 59° 38' W. 49.5'

IRON PIPE FOUND

FENCE POST

100'

N. 33° 51' W. 161.75'

STAKE SET

N. 22° 12' E. 311.5'

S. 19° 12' W. 257'

ROBERT O. NIZER

STAKE SET

STAKE SET

S. 70° 30' E. 206.1'