



**COUNTY OF COLUMBIA
RECORDER OF DEEDS
Brenda S. Lupini, Recorder
35 West Main Street
Bloomsburg, PA 17815**

**Instrument Number - 202102576
Recorded On 3/19/2021 At 3:48:56 PM**

*** Total Pages - 5**

*** Instrument Type - DEED
Invoice Number - 244732
* Grantor - WOLF HOLLOW FARMS INC
* Grantee - BLOOMSBURG CARPET INDUSTRIES INC
User - BSL**

*** FEES**

STATE TRANSFER TAX	\$3,750.00
STATE WRIT TAX	\$0.50
JCS/ACCESS TO JUSTICE	\$40.25
AFFORDABLE HOUSING	\$13.00
RECORDING FEES -	\$13.00
RECORDER	
RECORDER IMPROVEMENT	\$3.00
FUND	
COUNTY IMPROVEMENT FUND	\$2.00
CENTRAL COLUMBIA	\$1,875.00
AREA SCHOOL REALTY TAX	
SOUTH CENTRE	\$1,875.00
TOWNSHIP	
TOTAL PAID	\$7,571.75

**This is a certification page
DO NOT DETACH
This page is now part
of this legal document.**

**RETURN DOCUMENT TO:
HARDING HILL TUROWSKI & JAMES**

**I hereby CERTIFY that this document is
recorded in the Recorder's Office of
Columbia County, Pennsylvania.**



Brenda S. Lupini
**Brenda S. Lupini
Recorder of Deeds**

*** - Information denoted by an asterisk may change during
the verification process and may not be reflected on this page.**

THIS DEED

MADE the 19th day of March, in the year Two Thousand and Twenty-One (2021),

BETWEEN: WOLF HOLLOW FARMS, INC., a Pennsylvania Business Corporation with offices located at 62 BJ Lane, Bloomsburg, Columbia County, Pennsylvania,
-----GRANTOR

AND

BLOOMSBURG CARPET INDUSTRIES, INC. a Delaware Corporation with offices located at 4999 Columbia Blvd., Bloomsburg, Columbia County, Pennsylvania,
-----GRANTEE

WITNESSETH, that the said Grantor, for and in consideration of THREE HUNDRED SEVENTY-FIVE THOUSAND AND 00/100 (\$375,000.00) DOLLARS, lawful money of the United States of America, well and truly paid by the said Grantee to the said Grantor, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, enfeoffed, released, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, enfeoff, release, convey and confirm unto the said Grantee, its successors and assigns;

ALL THAT CERTAIN piece, parcel or tract of land located in South Centre Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a mag nail set on or near the centerline of Township Route No. 461 "Wolf Hollow Road" at the intersection with a stream, said mag nail being a corner of lands now or formerly of Clair C. Hock; THENCE along and near the center of a stream by lands now or formerly of Clair C. Hock the following 14 courses and distances:

1. South 34 degrees 53 minutes 29 seconds East, 56.79 feet to a point;
2. South 16 degrees 42 minutes 39 seconds East, 67.21 feet to a point;
3. South 39 degrees 19 minutes 21 seconds East, 86.35 feet to a point;
4. South 29 degrees 10 minutes 25 seconds East, 99.46 feet to a point;
5. South 12 degrees 52 minutes 03 seconds East, 21.95 feet to a point;
6. South 28 degrees 52 minutes 38 seconds West, 51.36 feet to a point;
7. South 41 degrees 20 minutes 54 seconds East, 53.61 feet to a point;
8. South 02 degrees 32 minutes 48 seconds West, 55.39 feet to a point;
9. South 48 degrees 17 minutes 45 seconds East, 26.18 feet to a point;

10. South 64 degrees 16 minutes 23 seconds West, 26.89 feet to a point;
11. South 07 degrees 04 minutes 47 seconds West 22.93 feet to a point;
12. South 62 degrees 40 minutes 39 seconds East, 44.37 feet to a point;
13. South 14 degrees 11 minutes 05 seconds West, 48.82 feet to a point;
14. South 15 degrees 17 minutes 11 seconds East, 91.48 feet to a point;

THENCE by lands now or formerly of Clair C. Hock, North 79 degrees 26 minutes 11 seconds East, 16.90 feet to a point near the eastern edge of a stream; THENCE by lands now or formerly of Matthew W. and Susan L. Laidacker, along and through a stream, South 23 degrees 36 minutes 31 seconds East, 377.03 feet to a point on or near the northern edge of the right-of-way of State Route No. 0011 "Columbia Boulevard"; THENCE along and near the northern edge of the right-of-way of State Route No. 0011, South 81 degrees 05 minutes 50 seconds West, 1,107.04 feet to a mag nail set in or near the centerline of Township Route No. 461; THENCE along and near the centerline of the Township Route No. 461 the following 21 courses and distances:

1. North 15 degrees 21 minutes 10 seconds West, 58.53 feet to a point;
2. North 09 degrees 46 minutes 35 seconds West, 25.48 feet to a point;
3. North 02 degrees 38 minutes 38 seconds West, 28.63 feet to a point;
4. North 05 degrees 19 minutes 40 seconds East, 47.65 feet to a point;
5. North 12 degrees 07 minutes 26 seconds East, 42.21 feet to a point;
6. North 17 degrees 02 minutes 53 seconds East, 82.85 feet to a point;
7. North 19 degrees 50 minutes 34 seconds East, 101.06 feet to a point;
8. North 16 degrees 21 minutes 44 seconds East, 32.41 feet to a point;
9. North 13 degrees 16 minutes 55 seconds East, 31.27 feet to a point;
10. North 09 degrees 14 minutes 28 seconds East, 58.10 feet to a point;
11. North 06 degrees 41 minutes 50 seconds East, 65.80 feet to a point;
12. North 10 degrees 43 minutes 20 seconds East, 41.89 feet to a point;
13. North 14 degrees 26 minutes 34 seconds East, 39.70 feet to a point;
14. North 21 degrees 34 minutes 28 seconds East, 25.45 feet to a point;
15. North 30 degrees 05 minutes 48 seconds East, 30.47 feet to a point;
16. North 38 degrees 06 minutes 22 seconds East, 31.19 feet to a point;
17. North 46 degrees 41 minutes 29 seconds East, 35.99 feet to a point;
18. North 53 degrees 05 minutes 00 seconds East, 37.78 feet to a point;
19. North 54 degrees 35 minutes 57 seconds East, 93.40 feet to a point;
20. North 53 degrees 10 minutes 12 seconds East, 128.95 feet to a point;
21. North 52 degrees 13 minutes 52 seconds East, 420.73 feet to the place of

BEGINNING.

CONTAINING 17.51 acres of land as shown on a draft prepared by Orangeville Surveying Consultants, Inc. dated December 16, 2015, and approved by the South Centre Township Planning Commission on February 9, 2016 and approved by the Columbia County Planning Commission on February 17, 2016 then subsequently recorded on February 17, 2016, in the Office of the Recorder of Deeds in and for Columbia County to Instrument

Number 201601213.

BEING PART OF THE SAME PREMISES which John L. Wolf and Betty Jane Wolf, his wife, by deed dated July 2, 1964 and recorded September 4, 1964, in the Office for Recorder of Deeds in and for Columbia County in Record Book 226, at Page 532, granted and conveyed unto Wolf Hollow Farms, Inc., grantor herein.

BEING SUBJECT to a portion of the right-of-way of Township Route No. 461.

EXCEPTING AND RESERVING from and out the premises transferred and conveyed by John L. Wolf and Betty Jane Wolf, unto the Township of South Centre, being a strip of land 39 feet in width and 248 feet in length for the purpose of widening Township Public Road, by Deed of Conveyance dated February 9, 1959, and recorded in Columbia County Deed Book 193, at Page 324.

TOGETHER with all and singular tenements, hereditaments and appurtenances to the same belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof; **AND ALSO** all estate, right, title, interest, property, claim and demand whatsoever, both in law and equity, of the said Grantor, of, in, to or out of the said premises, and every part thereof.

TO HAVE AND TO HOLD said premises, with all and singular the appurtenances, unto the said Grantee, its successors and assigns, to and for the only proper use and behoof of said Grantee, its successors and assigns forever.

AND the said Grantor, for itself, its successors and assigns, does, by these presents, covenant, promise and agree, to and with the said Grantee, its successors and assigns, by these presents, that it the said Grantor, its successors and assigns, all and singular the hereditaments and premises herein above described, hereby granted or mentioned and intended so to be, with the appurtenances, unto the said Grantee, its successors and assigns, against it, the said Grantor, its successors and assigns, and against all and every other person and persons whomsoever lawfully claiming or to claim the same or any part thereof, by, from or under it, shall and will, by these presents, does **SPECIALLY WARRANT AND FOREVER DEFEND.**

IN WITNESS WHEREOF, said Grantor has hereunto set its hand and seal

the day and year first above written.

Signed, Sealed and Delivered
In the Presence of

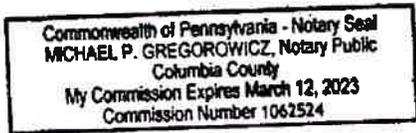
WOLF HOLLOW FARMS, INC.

Cybil Bomberger (SEAL) Karen Wolf (SEAL)
Attest: CYBIL BOMBERGER, Secretary KAREN WOLF, President

STATE OF PENNSYLVANIA : ss
COUNTY OF COLUMBIA

On this the 19th day of March, 2021, before me, a Notary Public in and for the State of Pennsylvania, the undersigned officer, personally appeared KAREN WOLF, who acknowledged herself to be the President of WOLF HOLLOW FARMS, INC., a corporation, and that she as such President, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by herself, as a President.

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



Michael P. Gregorowicz
Notary Public



I HEREBY CERTIFY that the precise address of the Grantee herein is:

4999 Columbia Blvd
Bloomsburg, Pa 17815

[Signature]
Agent/Attorney for Grantee

**KREISHER MARSHALL & ASSOCIATES
LAW OFFICES
401 S MARKET STREET
BLOOMSBURG PA 17815
(570) 784-5211**