



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

Instrument Number - 201504616

Recorded On 6/16/2015 At 4:26:45 PM

*** Total Pages - 5**

*** Instrument Type - DEED**

Invoice Number - 196423

*** Grantor - SCHUMACHER, ALBERT F**

*** Grantee - BOYLE, ANDREW**

User - HAS

*** FEES**

STATE WRIT TAX	\$0.50
JCS/ACCESS TO JUSTICE	\$35.50
AFFORDABLE HOUSING	\$16.00
RECORDING FEES -	\$16.00
RECORDER	
RECORDER IMPROVEMENT	\$3.00
FUND	
COUNTY IMPROVEMENT FUND	\$2.00
TOTAL PAID	\$73.00

This is a certification page

DO NOT DETACH

**This page is now part
of this legal document.**

**RETURN DOCUMENT TO:
FRANK C BAKER**

**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.**

WARRANTY DEED

THIS DEED, made the 28th day of May in the year of our Lord
Two Thousand and Fifteen (2015)

BETWEEN ALBERT F. SCHUMACHER AND DEBORAH L. SCHUMACHER,
husband and wife, of 7178 SW 127th Street, Starke, FL 32091,

GRANTORS,

AND

ANDREW BOYLE AND JODY L. BOYLE, husband and wife, of 938 Central Road, Benton,
PA 17814,

GRANTEES.

WITNESSETH, that in consideration of **SIX THOUSAND AND 00/100 (\$6,000.00)**
DOLLARS in hand paid, the receipt whereof is hereby acknowledged; the **GRANTORS**
do/does hereby grant and convey to the said **GRANTEES**, their Heirs and Assigns,

ALL THOSE CERTAIN pieces, parcels or tracts of land situate in Jamison City,
Sugarloaf Township, Columbia County, Pennsylvania, commonly known as the Jamison City
Hotel, bounded and described as follows, to wit:

TRACT NO. 1-LOTS NO. 1 AND 2: BOUNDED on the north by Market Street; on the
east by an alley; on the south by Lot No. 3; and on the West by Broad Street. **BEING** marked on
the draft of the general plan of said place as Lots No. 1 and 2 in the southeastern division. The
two lots together being 80 feet in front on Broad Street and 140 feet deep along Market Street.

TRACT NO. 2- LOT NO. 3: BOUNDED on the north by lot now or formerly of
Dennis Dorsey, being Lot No. 2; on the east by an alley; on the south by Lot No. 4; and on the
west by Broad Street. **BEING** marked on the general plan of said place as Lot No. 3 in the
southeastern division of said place.

TRACT NO. 3- LOTS NO. 4 AND 5: BOUNDED on the north by Lot No. 3; on the
east and south by an alley; and on the west by Broad Street. **BEING** marked on the general plan
of said place as Lots 4 and 5 in the southeastern division. The said two lots together being 80
feet in front on Broad Street and 140 feet deep.

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WATER RIGHT

All the water of the said spring or stream located in the above-mentioned place in "Vansickles Hollow", the reservoir to be located in any convenient point near the said stream or spring from which the water can be led and conveyed by pipes or otherwise over the lands of the said party of the first part to the above described lot or lots in said Jamison City, together with free ingress, egress and regress to and for the party of the second part, their heirs and assigns, and their workmen and horses and carts at all convenient seasons and times and through the land of the said party of the first part, their heirs and assigns for the amending, cleaning and repairing the same with liberty and privilege for that purpose to dig and take stones and earth from the adjacent lands and timber which may be necessary for the construction of as reservoir, of the said party of the first part when and as often as need be or occasion may require for the purpose of making and repairing said water works.

IT BEING the same easement which Thomas B. Fritz and Rhoda Fritz, his wife, by deed bearing date the 23rd day of July, 1894, and recorded in the office of the Recorder of Deeds in and for the County of Columbia in Deed Book 56, at page 55, granted and conveyed unto Dennis Dorsey.

TRACT NO. 4: BOUNDED on the north by lot of K.O.T.M. of Jamison City; **THENCE** by the same, east 87 feet to a corner; **THENCE** north 40 feet to an alley; **THENCE** along said alley, east 53 feet to an alley; **THENCE** along said alley, south 80 feet to a corner, the same being the northeast corner of Lot No. 15, 140 feet to Broad Street; **THENCE** along Broad Street, 40 feet to the place of **BEGINNING**.

TRACT NO. 5: BEING part of Lot No. 13 in the southeastern division of said place and bounded on the north by an alley; on the east by the eastern portion of Lot No. 13; on the south by property of the party of the first part, the Grantor, and on the west by Broad Street in said City. Being 39 feet in front on Broad Street and 87 feet in depth.

TRACT NO. 6: MARKED on the general plan of said place as Lot No. 15, in the south eastern and bounded on the north by Lot No. 14; on the east by an alley; on the south by Lot No. 16 and on the west by Broad Street, being 40 feet in front and 140 feet in depth. Improved with a two-story frame dwelling.

TRACT NO. 7: BEGINNING at the intersection of the northeasterly side of Third Street (40 feet wide) with the southeasterly side of Broad Street (100 feet wide); **THENCE** north 51 degrees east, along said side of Broad Street, 80 feet to line of ground of Harry Latier, now or formerly of Margaret Searfoss; **THENCE** by the same, south 39 degrees east, 140 feet to the northwesterly side of an unnamed alley (16 feet wide); **THENCE** by the same, south 51 degrees west, 80 feet to the northeasterly side of Third Street; **THENCE** by the same, north 39 degrees west, 140 feet to the southeasterly side of said Broad Street and the place of **BEGINNING**.

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BEING the interest of Albert F. Schumacher in premises described in Instrument No. 200601888.

TOGETHER with all and singular the buildings, privileges, hereditaments and appurtenances whatsoever thereunto 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 the **GRANTORS**, either in law or equity, of, in and to the same.

TO HAVE AND TO HOLD the said messuage or tenement and lot or piece of ground above described, hereditaments and premises hereby granted, bargained and sold or mentioned, or intended so to be, with the appurtenances, unto the said **GRANTEES**, their heirs and assigns, to and for the only proper use and behoof of the said **GRANTEES**, their heirs and assigns forever.

And the said **GRANTORS** will warrant **SPECIALLY** the property hereby conveyed.

THIS CONVEYANCE IS FROM BROTHER AND SPOUSE TO SISTER AND SPOUSE THEREFORE EXEMPT FROM TRANSFER TAX.

IN WITNESS WHEREOF, the **GRANTORS** have hereunto set their hand(s) and seal(s) the day and year first above written.

Signed, Sealed and Delivered
in the presence of

Lea S. Ritch

5/28/15

}
}
}
} Albert F. Schumacher (SEAL)
ALBERT F. SCHUMACHER

} 8 326-026-55 375-0
}
}
} Deborah L. Schumacher (SEAL)
DEBORAH L. SCHUMACHER
8526-172-55-711-0



State of Florida }
County of Bradford } ss

ON THIS, the 28th day of May, 2015, before me a Notary Public, the undersigned Officer, personally appeared Albert F. Schumacher and Deborah L. Schumacher known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument, and acknowledged that they executed the same for the purposes therein contained.

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

Lea S. Ritch
Notary Public Lea S. Ritch



I HEREBY CERTIFY that the precise residence of the GRANTEES is:
938 Central Road, Benton, PA 17814

[Signature]

ATTORNEY FOR GRANTEES.
FOR RECORDING ONLY.
NO TITLE SEARCH WAS
REQUESTED AND NONE WAS
PERFORMED.