

# County of Northumberland



CHRISTINA A. MERTZ  
REGISTER OF WILLS, RECORDER OF DEEDS  
CLERK OF ORPHANS' COURT  
Courthouse, 201 Market Street  
Sunbury, Pennsylvania 17801  
(570) 988-4143

Instrument Number - 202000047  
Recorded On 1/2/2020 At 12:30:15 PM  
\* Instrument Type - DEED  
Invoice Number - 283479  
\* Grantor - STAMM, JEFFREY  
\* Grantee - PRUTZMAN, ANDREA L  
\* Customer - BALDWIN & BALDWIN

\* FEES

STATE WRIT TAX	\$ 0.50
JCS/ACCESS TO JUSTICE	\$40.25
RECORDING FEES -	\$13.00
RECORDER OF DEEDS	
AFFORDABLE HOUSING	\$11.50
DEMOLITION FUND	\$15.00
COUNTY ARCHIVES FEE	\$2.00
ROD ARCHIVES FEE	\$3.00
TOTAL PAID	\$85.25

Book - 2974 Starting Page - 87  
\* Total Pages - 5

This is a certification page

**DO NOT DETACH**

This page is now the first page  
of this legal document.

**RETURN DOCUMENT TO:**  
BALDWIN & BALDWIN  
42 S FRONT STREET  
MILTON, PA 17847

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



*Christina A. Mertz*  
Christina A. Mertz  
Recorder of Deeds

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

Book: 2974 Page: 87

02D0F5



**THIS INDENTURE**

MADE the *30<sup>TH</sup>* day of December, in the year of our Lord two thousand nineteen (2019)

**BETWEEN JEFFREY STAMM, a single person, of 1965 Broadway Road, Milton, Pennsylvania 17847, GRANTOR, PARTY OF THE FIRST PART, -----**

----- **AND** -----

**ANDREA L. PRUTZMAN and SHAWN M. PRUTZMAN, wife and husband, of 422 Mahoning Street, Milton, Pennsylvania 17847, as tenants by the entireties, GRANTEEES, PARTIES OF THE SECOND PART.**

**WITNESSETH**, that the said party of the first part, for and in consideration of the sum of **ONE DOLLAR (\$1.00)**, and other good and valuable consideration, lawful money of the United States of America, well and truly paid by the said parties of the second part to the said party of the first part, 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 parties of the second part, their heirs and assigns, as tenants by the entireties,

ALL THAT CERTAIN tract of land situated in Reinhart's and Frick's Addition to the Borough of Milton, Northumberland County, Pennsylvania, being the eastern half of Lot No. 13 as marked on the Plan of said Addition and more particularly bounded and described as follows, to wit:

ON the North by Mahoning Street; on the East by Lot No. 14 in Reinhart's and Frick's Addition; on the South by Poplar Alley; and on the West by land now or formerly of Sallie A. Heitz.

CONTAINING in frontage of 21-1/2 feet on Mahoning Street and extending the same width a depth of 115 feet to Poplar Alley on the South.

WHEREON is erected the eastern half of a double frame dwelling house.

BEING Tax Parcel No. 035-02-005-157 and also known as 422 Mahoning Street, Milton, Pennsylvania 17847.

UNDER AND SUBJECT to and together with the rights, privileges, agreements, rights-of-way, easements, conditions, exceptions, restrictions, and reservations as exist by virtue of prior recorded instruments, Deeds, or conveyances.

BEING a part of the same premises (all of TRACT NO. 2) which Kathleen L. Harper, Administrator of the Estate of Shirley L. Dietz, also known as Shirley Dietz, and Kathleen L. Harper, a single person, by Deed dated December 19, 2016 and recorded on December 22, 2016 in the Office for the Recording of Deeds in and for Northumberland County, Pennsylvania, in Record Book 2743, Page 613, granted and conveyed unto Jeffrey Stamm, a single person, Grantor herein.

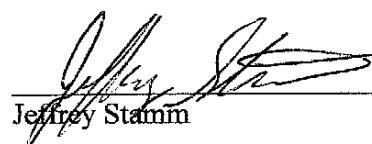
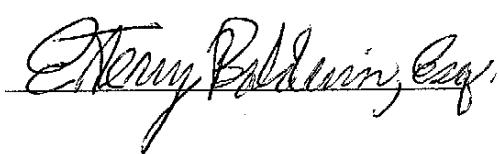
This transfer is made by Father to Daughter and Son-in-Law, and thus it is fully exempt from realty transfer taxes in accordance with the Pennsylvania Realty Transfer Tax Act as cited in 72 P.S. §8102-C.3.(6).

**TOGETHER** with all and singular the tenements, hereditaments and appurtenances to the same belonging, or in any wise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and also all the estate, right, title, interest, property, claims and demand whatsoever, both in law and equity, of the said party of the first part, of, in, to or out of the said premises and every part and parcel thereof.

**TO HAVE AND TO HOLD** the said premises, with all and singular the appurtenances unto the said parties of the second part, to and for the only proper use and behoof of the said parties of the second part, their heirs and assigns, as tenants by the entireties, and the said party of the first part, for himself, his heirs, executors, and administrators, does by these presents, covenant, grant and agree to and with the said parties of the second part, their heirs and assigns, that he, the said party of the first part, his heirs, all and singular the hereditaments and premises herein above described and granted, or mentioned and intended so to be, with the appurtenances, unto the said parties of the second part, their heirs and assigns, against the said party of the first part and his heirs, and against all and every other person or persons, whomsoever, lawfully claiming or to claim the same or any part thereof by, from, through, or under him, her, them, or any of them shall and will by these presents warrant and forever defend.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year first above written.

Signed, Sealed and Delivered  
in the presence of

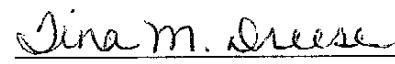


(SEAL)

COMMONWEALTH OF PENNSYLVANIA, )  
COUNTY OF NORTHUMBERLAND, ) ss:  
 )

On this, the 30<sup>th</sup> day of December, 2019, before me, the undersigned officer, a Notary Public, personally appeared Jeffrey Stamm, a single person, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged that he properly executed this Deed for the purpose therein contained.

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



Tina M. Dreese  
Notary Public

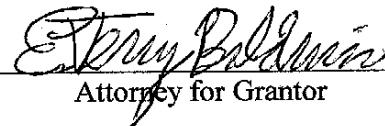
COMMONWEALTH OF PENNSYLVANIA  
NOTARIAL SEAL  
Tina M. Dreese, Notary Public  
Milton Boro, Northumberland County  
My Commission Expires May 13, 2020  
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

LAW OFFICES OF  
BALDWIN &  
BALDWIN, LLC  
MILTON, PA

**CERTIFICATE OF RESIDENCE**

I hereby certify that the correct address of the within-named Grantees is:

422 Mahoning Street  
Milton, PA 17847

  
\_\_\_\_\_  
Emily Baldwin  
Attorney for Grantor

**NO TITLE SEARCH WAS REQUESTED BY THE GRANTEES NOR  
PERFORMED ON THEIR BEHALF.**

t/deeds/spyps.doc

*COPY*

LAW OFFICES OF  
BALDWIN &  
BALDWIN, LLC  
MILTON, PA