

THIS DEED, made this 22nd day of August, 2007, by and between **HILLTOP HOUSE, LLC**, a limited liability company, party of the first part and hereinafter referred to as Grantor and **DGE, LLC** party of the second part and hereinafter referred to as Grantee.

WITNESSETH: That for and in valuable consideration, the receipt of which is hereby acknowledged, the said Grantor does hereby grant and convey all their right, title and interest in and to said Grantee, with special warranty of title, free and clear of all monetary liens and encumbrances, in fee simple,

Being all of Lot 2, Block E as shown on the S. Howell Brown Plat in the Office of the Clerk of the County Commission of Jefferson County, West Virginia, said lot fronting sixty (60) feet on the north side of Washington Street and running in a northerly direction two hundred sixty four feet (264') to Ridge Street.

*Harpers Ferry Corp - 506*

AND BEING the same real estate conveyed to Hilltop House LLC by a deed from Hilltop House Hotel Associates, dated August 1, 2003 and recorded in the aforesaid Clerk's Office in Deed Book 981, at Page 50.

THIS CONVEYANCE IS MADE SUBJECT, HOWEVER, to all those reservations, restrictions, easements and other matters of record.

DECLARATION OF CONSIDERATION OR VALUE

The undersigned Grantor does hereby certify that the total consideration paid for the property conveyed by the document to which this declaration is attached is \$315,912.00

WITNESS the following signatures and seals.

Hilltop House, LLC

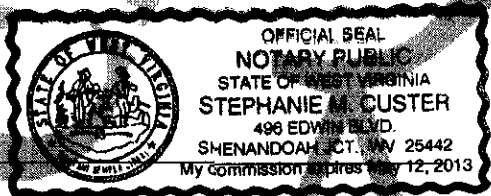
By: *William H. Stanhagen* (SEAL)  
William H. Stanhagen, Manager

STATE OF WEST VIRGINIA

COUNTY of JEFFERSON, to-wit:

The foregoing instrument was acknowledged before me this  
24 day of August, 2007, by William H. Stanhagen, Manager  
of Hilltop House, LLC on behalf of the limited liability company.

Commission expiration date  
and seal:



*Stephanie M. Custer*  
NOTARY PUBLIC

This document was prepared by James B. Crawford, III.

JBCIII/smc/07C-0508

JEFFERSON COUNTY, WV  
FILED  
August 31, 2007 09:23:15  
JENNIFER S. MAGHAN  
COUNTY CLERK  
TRANSACTION NO: 2007019574  
Transfer Tax: \$ 2085.60  
BOOK OF DEEDS  
Book: 1040 Page: 00712

