

December 17, 1949 - Returned to:
Messrs. Barbour, Garnett, Pickett,
Keith & Glassie

Satisfied - Paid in Full
- The Vendor's Lien
Reserved in This Deed
is hereby released.
Henry C. Mockall
agent & attorney for
Mary G. Barbour, in her
own right and as
executrix of the estate
of John S. Barbour, dec'd.
and R. A. Giles, Trust
Officer of the Virginia Trust
Company, Executor of
the estate of John S.
Barbour, dec'd.
See Page 729 Recorded.
Collect
Edmund Keenan
8-7-53 Property Clerk

13108

THIS DEED, made this 1st day of September, 1949,
by and between JOHN S. BARBOUR and MARY G. BARBOUR, his wife,
parties of the first part and ERNEST L. PINN, JAMES P. HUNTER,
MARVIN METCALF, ATANA PAYNE, LEWIS R. MORARITY and JOHN
MARTIN, TRUSTEES OF THE MOUNT CALVARY BAPTIST CHURCH OF
FAIRFAX, Virginia, parties of the second part, and all of
the County of Fairfax in the State of Virginia.

WITNESSETH: That for and in consideration of the
sum of \$1200.00, paid and secured to be paid by the said parties
of the second part to the said John S. Barbour, owner of the
property hereby conveyed, or which \$240.00 has been paid in
cash, the receipt whereof is hereby acknowledged, and the
residue thereof is to be paid in four equal annual installments
of \$240.00 each, payable respectively to the said John S. Barbour
1, 2, 3 and 4 years from July 25th, 1949, with interest at
the rate of 5% per annum on each of the said installments from
that date, payable annually on the said 25th day of July, 1949,
and each year thereafter until the entire principal has been
paid in full, the said parties of the first part do give,
grant and convey unto the said parties of the second part,
Trustees as aforesaid for said Church, their successors and
assigns, with General Warranty of Title, free from all liens
and encumbrances, and all taxes accruing before January
1st, 1950, the following described property, situate, lying
and being in the Town of Fairfax, County of Fairfax and
State of Virginia, bounded as follows:

JK

"BEGINNING at a pipe at the intersection of north side of a 30 foot road, running along the south boundary of the Barbour farm, with the east side of the Fairfax Station Road; thence with the said side of the Fairfax Station Road N. 2°55' E. 200.0 ft. to a pipe; thence, departing from the road and running through the tract, S. 88°33' E. 217.89 ft. to a pipe; thence S. 2°55' W. 200.0 ft. to a pipe on the said side of the 30 foot road; thence

with the side of the road N. 88° 33' W. 217.89 ft. to the beginning. Containing one acre."

And being the same land described on the plat and survey thereof made by Joseph Berry, County Surveyor, dated August 15th, 1949, hereto attached and made a part of this deed.

The land hereby conveyed is a parcel of the land formerly owned by the late H. W. Thomas, and which, after his death, was acquired by the said John S. Barbour, by deed from his heirs, duly recorded among the land records of Fairfax County, Virginia.

THIS CONVEYANCE IS SUBJECT HOWEVER to a vendors lien reserved by the parties of the first part to secure the prompt payment of each of the said installments and the interest thereon, as they respectively mature and become payable, it being specifically stipulated that if default be made in the payment of any one or more of said installments, or any part thereof, whether principal or interest as they severally become due and payable, as above stated, that the said John S. Barbour, may, at his option, declare all of said installments as due and payable, and proceed to enforce the said vendors lien so reserved.

In consideration whereof, the said parties of the first part covenant that they have the right to convey the said property; that they have done no act to encumber the same, and that the said parties of the second part shall have quiet possession thereof, free from all encumbrances, save and except the vendors lien reserved as aforesaid, and that upon payment in full of the deferred payments, as they mature, with all interest accrued, they will have the said vendors lien released of record at the expense of the said parties of the second part.

Witness the following signatures and seals as of this the day and year ^{first} /above written.

John S. Barbour (SEAL)
John S. Barbour

Mary G. Barbour (SEAL)
Mary G. Barbour

STATE OF VIRGINIA,
County of Fairfax, to-wit:

I, Katherine J. May, a Notary Public, in and for the State of Virginia, County of Fairfax, whose commission as such expires on the 24th day of February, 1951, do hereby certify that this day personally appeared before me in my said County and State John S. Barbour and Mary G. Barbour, his wife, whose names are signed to the foregoing and hereto annexed deed, dated the 1st day of September, 1949, and acknowledged the same before me in my said County and State.

Given under my hand this 1st day of September, 1949.

Katherine J. May
Notary Public.

in the Clerk's Office of the Circuit Court of Fairfax County,

Virginia, DEC 19 1949 at 11:26 A.M.

This Instrument ^{with plat attached} was received and, with the certificate annexed, admitted to record

Teste

Thomas P. Chipman, Jr. Clerk

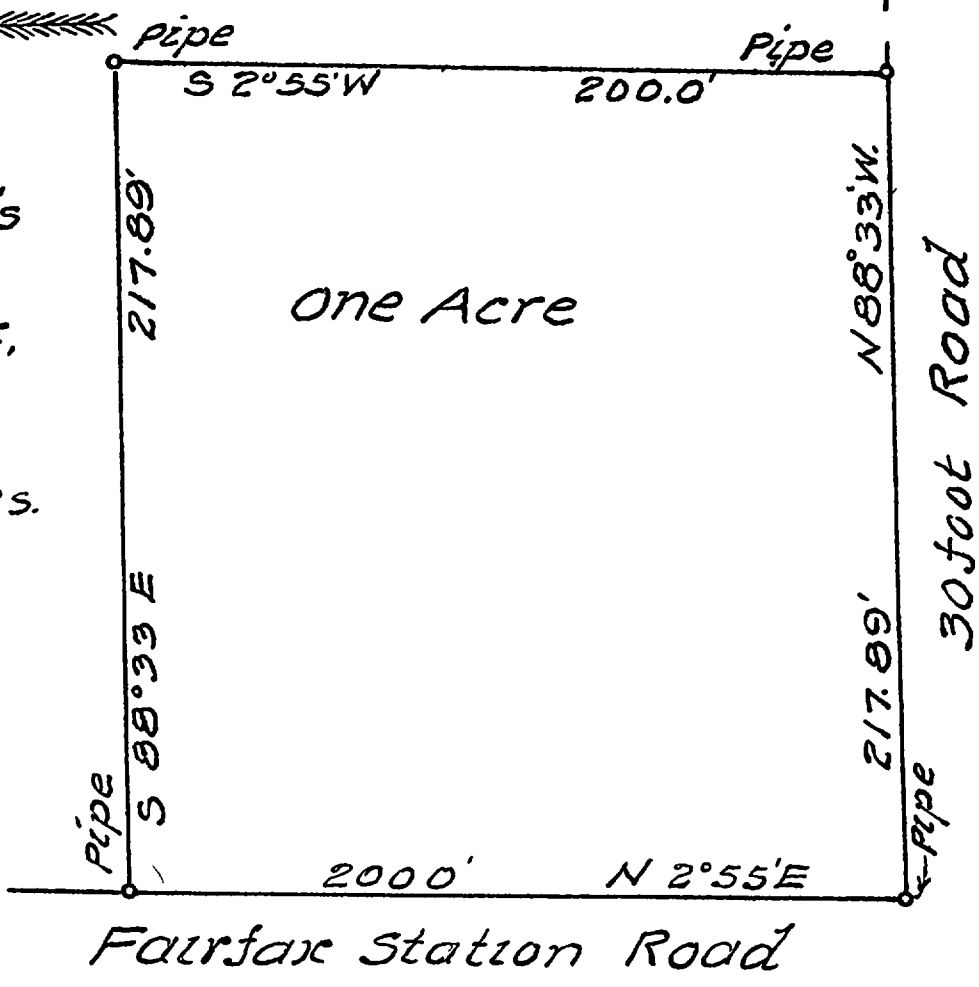


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A part of
John S Barbour's
Property,
Town of Fairfax,
Virginia

Scale: - 1" = 50'

Joseph Berry, C.S.
Aug 15th 1949



Photo, reduced at 100%