

WARRANTY DEED
(Trust to Husband and Wife)

THIS DEED, made this _____ day of _____, 20_____,
by and between _____, as Trustee under the provisions of a Trust Agreement dated the
_____ day of _____, 20_____, known as the _____ Trust, Trust No.
_____, Grantor and _____ and _____,
husband and wife, as Grantees.

WITNESSETH: That, for and in consideration of the sum of TEN DOLLARS (\$10.00), cash in
hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby
acknowledged, _____, as Trustee of the _____ Trust,
hereinafter referred to as "Grantor", does hereby grant and convey, except as limited below, with
COVENANTS OF GENERAL WARRANTY, unto the said Grantees, _____
and _____, as joint tenants with the right of survivorship, all of the following
lands and property, together with all improvements located thereon, lying in the County of
_____, State of West Virginia, to-wit:

- ☐ See Legal Description Attached as Exhibit A incorporated by reference as though set forth in full
☐ Legal Description:

AND BEING PART OF the same real estate conveyed to the Grantor herein by a deed dated
_____, _____, of record in the Office of the Clerk of the County Commission of
_____ County, West Virginia, in Deed Book _____ at Page _____.

SUBJECT TO all prior exceptions, reservations, covenants, restrictions, agreements, assessments,
charges, conditions, easements, right-of-ways, mineral severances and limitations of use as have been
imposed upon such property by the Grantor and its predecessors in title, and the covenant of general
warranty set forth herein is limited by the same.

DECLARATION OF CONSIDERATION OR VALUE

The undersigned hereby declares that the consideration paid for the real estate conveyed by the
document to which this declaration is attached is \$_____.

WITNESS Grantor's signature this the ____ day of _____, 20_____.

Warranty Deed

Grantor

Type or Print Name

STATE OF _____

COUNTY OF _____

This instrument was acknowledged before me on _____ (date) by
_____ (name or names of person or persons
acknowledging).

Notary Public

Type or Print Name

My Commission Expires: _____

Prepared by and after Recording Return to:

Name:

Firm/Company:

Address:

Address 2:

City, State, Zip:

Phone:

Preparer's Signature: _____

Type or Print Name: _____

Warranty Deed

EXHIBIT A