

PREPARED BY &

RETURN TO: Elliott H. DeJarnette
114 N. Main Street
Culpeper, VA 22701

GRANTEE'S ADDRESS: 905 Malvern Drive
Madison, VA 22727

TAX ID #: 49-1-4, 49-1-5, 49-1-6, 49-1-7, 49-1-7A, 49-1-8, 49-1-9, 49-2-50,
40-118, 40-117, 40-116, 40-115, 49-2-55, 49-2-56, 49-2-57, 40-114,
40-113, 40-112, 40-111, 40-110, 49-2-74, 49-2-75, 49-2-76, 49-2-77,
49-2-78, 49-5-190, 49-5-191, 49-5-192, 49-5-193, 49-5-194, 49-5-196,
49-5-197, 49-5-198, 49-5-200, 49-5-201, 49-5-215, 49-5-216, 49-5-217,
49-5-218, 49-5-219, 49-5-221, 49-5-224, 49-5-225, 49-5-226, 49-5-227,
49-5-228, 49-5-229, 49-5-230, 49-5-231, 49-5-232, 49-5-233

CONSIDERATION: \$0.00

TITLE INSURANCE UNDERWRITER: None

THIS DEED OF VACATION OF EASEMENTS made and entered into this 12th day
of November, 2010, by **MALVERN CLUB, INC.**, a Virginia corporation, Grantor and Grantee.

Whereas, the Malvern Club, Inc. was formed to provide for the maintenance, recreation
and control of the residence lots and common areas within Malvern of Madison Subdivision in
Madison County, Virginia; and,

Whereas the Malvern Club, Inc. is the owner and regulates the use of common areas of the
Malvern of Madison Subdivision; and,

Whereas, the original subdivision plats showed an easement for a "Proposed Lake" on Lots
190, 191, 192, 193, 194, 196, 197, 198, 200, 201, 215, 216, 217, 218, 219, 221, 229, 230, 231, 232
and 233; and,

Whereas, the original subdivision plats showed a 20' easement on Lots 221 and 233; and,

Whereas, the original subdivision plats showed an area designated "Beach" on Lot 233;
and,

Whereas, the original subdivision plats showed an area designated "Park" on Lot 221; and,

Whereas, the original subdivision plats showed a 20' easement for bridle trails on Lots 4, 5, 6, 7, 7A, 8, 9, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 74, 75, 76, 77, 78, 224, 225, 226, 227, 228 and 229; and,

Whereas, at a membership meeting of the Malvern Club, Inc. on October 16, 2010, after due notice to all lot owners in the Malvern of Madison Subdivision, by a vote of over two-thirds of the membership in attendance or voting by proxy, a resolution was duly adopted by the Board of Directors and the membership authorizing the vacation of the easement for the Proposed Lake, vacation of the 20' easement, vacation of the area designated as Beach, vacation of the area designated as Park, and the vacation of the easement for bridle trails.

Now, therefore, the Malvern Club, Inc., Grantor and Grantee herein, does hereby vacate the easement for the Proposed Lake on Lots 190, 191, 192, 193, 194, 196, 197, 198, 200, 201, 215, 216, 217, 218, 219, 221, 229, 230, 231, 232 and 233 in the Malvern of Madison Subdivision, does hereby vacate the 20' easement on Lots 221 and 233 in the Malvern of Madison Subdivision, does hereby vacate the area designated "Beach" on Lot 233 in the Malvern of Madison Subdivision, does hereby vacate the area designated "Park" on Lot 221 in the Malvern of Madison Subdivision, and does hereby vacate the 20' easement for the bridle trails on Lots 4, 5, 6, 7, 7A, 8, 9, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 74, 75, 76, 77, 78, 224, 225, 226, 227, 228 and 229 in the Malvern of Madison Subdivision.

All record references are to the land records of Madison County, Virginia.

WITNESS the following signature and seal:

MALVERN CLUB, INC.

By: *Gerald Monnat*
GERALD MONNAT, President

Attest: *Barry Gates*
BARRY GATES, Secretary

State of Maryland

County of Anne Arundel, to-wit:

The foregoing deed was acknowledged before me by Gerald Monnat, President of Malvern Club, Inc. on this 12 day of November, 2010.

[Signature]
Notary Public

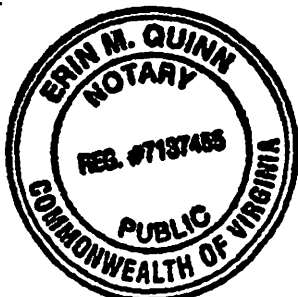


State of Virginia

County of Culpeper, to-wit:

The foregoing deed was acknowledged before me by Barry Gates, Secretary of Malvern Club, Inc. on this 13th day of November, 2010.

[Signature]
Notary Public



Expires: ~~Not~~ February 28, 2011