

## NAME OF CLAIMANT

#2 -- Dean, Sarah A.

Number of Acres: 20

Location: Dean Mountain.

Roads: Seven miles to Elkton over five miles of county road and two miles of macadam road.

Soil: Slope.

History of Tract and condition of timber: This tract has been culled and cut over, but it still has some very good timber of small size remaining.

Improvements: None.

## Acreage and value of types:

Types	Acreage		Value per acre	Total Value
Ridge:				
Slope:	16	@	\$3.00	\$48.00
Cove:				
Grazing Land:				
Fields Restocking:				
Cultivated Land:	4	@	20.00	\$80.00
Orchard:				\$128.00
Minerals:				
Value of Land:	\$ 128.00			60.00
Value of Improvements:	\$			\$188.00
Value of Orchard:	\$			
Value of Minerals:	\$			
Value of Fruit:	\$			
Value of Timber:	\$ 60.00			
Value of Wood:	\$			
Value per acre for tract:	\$ 9.40			
Incidental damages arising from the taking of this tract:	\$ NONE.			

Geo. W. Pennington

Claim of Sarah A. Dean  
In the Circuit Court of Rockingham County, Virginia, No. \_\_\_\_\_, At Law.  
The State Commission on Conservation and Development of the State of Virginia, Petitioner, vs. \_\_\_\_\_

more or less, of land in Rockingham County, Virginia, Defendants.  
The undersigned, in answer to the petition of the State Commission on Conservation and Development of the State of Virginia, and in response to the notice of condemnation awarded upon the filing of said petition and published in accordance with the order of the Circuit Court of Rockingham County, Virginia, asks leave of the Court to file this as his answer to said petition and to said notice.

My name is Sarah A. Dean

My post office address is Elkton Va

I claim a right, title, estate or interest in a tract or parcel of land within the area sought to be condemned, containing about 60 acres, on which there are the following buildings and improvements: 8 acres cleared

This land is located about 7 miles from Elkton Virginia, in the Bonewall Magisterial District of said County.

I claim the following right, title, estate or interest in the tract or parcel of land described above: (In this space claimant should say whether he is sole owner or joint owner, and if joint owner give names of the joint owners. If claimant is not sole or joint owner, he should set out exactly what right, title, estate or interest he has in or to the tract or parcel of land described above.)

Sole owner

The land owners adjacent to the above described tract or parcel of land are as follows:

North G. S. Rite

South " "

East " "

West Mary Breeden

I acquired my right, title, estate or interest to this property about the year 1900 in the following manner:

I claim that the total value of this tract or parcel of land with the improvements thereon is \$ 500.00. I claim that the total value of my right, title, estate or interest, in and to this tract or parcel of land with the improvements thereon is \$ \_\_\_\_\_.

I am the owner of \_\_\_\_\_ acres of land adjoining the above described tract or parcel of land but lying outside the Park area, which I claim will be damaged by the proposed condemnation of lands within the Park area, to the extent of \$ \_\_\_\_\_.

(In the space below should be set out any additional statements or information as to this claim which claimant desires to make; and if practicable he should also insert here a description of the tract or parcel of land by metes and bounds).

Remarks: \_\_\_\_\_

(Continue remarks if necessary on the back).

Witness my signature (or my name and mark attached hereto) this 27<sup>th</sup> day of Aug, 1931, Sarah A. Dean

STATE OF VIRGINIA, COUNTY OF \_\_\_\_\_, To-wit:

The undersigned hereby certifies that \_\_\_\_\_ the above named claimant personally appeared before him and made oath that the matters and things appearing in his above answer are true to the best of his knowledge and belief, this 27 day of Aug, 1931.

Geo. H. Lewis  
Clerk of the Court, or Special Investigator or Notary Public, or Justice of the Peace.

Revised report

County: Rockingham  
District: Stonewall

#2 - Sarah A. Dean

<u>Acreage Claimed:</u>	60	<u>Assessed:</u>	20	<u>Deed:</u> Acquired
<u>Value Claimed:</u>	\$500.00	<u>Assessed:</u>	\$100.00	20 acres - 1898 for
				\$100.00

Location: Dean Mountain. This tract is entirely within the Park area.

Incumbrances, counter claims or laps:

Soil: Slope.

Roads: Seven miles to Elkton over five miles of county road and two miles of macadam road.

History of tract and condition of timber: This tract has been culled and cut over, but it still has some very good timber of small size remaining.  
Timber: 2,000 bd. ft. @ \$3.00 per M. --- \$60.00

Improvements: None.

Value of land by types:

<u>Type</u>	<u>Acreage</u>	<u>Value</u> <u>Per acre</u>	<u>Total</u> <u>Value</u>
Slope	28	\$2.50	\$70.00
Fc.	4	15.00	60.00
	<u>32</u>		<u>\$130.00</u>

Total value of land .....	\$130.00
Total value of timber .....	<u>60.00</u>
Total value of tract .....	\$190.00
Average value per acre .....	\$5.94

NOTE—This need not be filed until the record discloses that the awards have been paid into the custody of the Courts.

**Virginia: In the Circuit Court of Rockingham County**

The State Commission on Conservation and Development of the State of Virginia . . . PETITIONER.  
V. At Law No. 1829

Cassandra Lawson Atkins and others, and Fifty-Two Thousand, Five Hundred and  
Sixty-One (52,561) Acres of land, more or less . . . . . DEFENDANTS.

Comes now the undersigned and shows to the Court:

That a judgment in rem has heretofore been entered in this proceeding condemning to the use of the  
Petitioner the fee simple estate in the tract(s) of land numbered as follows: Tract No. 2 :  
Tract No. \_\_\_\_\_: Tract No. \_\_\_\_\_;

and described in the report of the Board of Appraisal Commissioners appointed herein and shown, num-  
bered, and delineated on the County Ownership Map filed therewith, upon payment into the custody of  
the Court of the sum(s) set out in the said judgment as constituting the award(s) therefor, as follows:

Award on Tract No. 2 \$ 188.00; on Tract No. \_\_\_\_\_ \$ \_\_\_\_\_; on Tract No.  
\_\_\_\_\_ \$ \_\_\_\_\_;

That the report of the said Board sets forth that the following named persons claim, or appear to  
have a claim to an interest in the said tract(s) of land or in the proceeds arising from the condemnation  
thereof;

*Myself - only*

That the Petitioner has paid into the custody of the Court the said sum(s) set out in said judgment  
as constituting the award(s) for the fee simple estate in the said tract(s) of land;

That your undersigned, on the date of the said judgment in rem condemning the said tract(s) of  
land, owned or was (were) entitled to the following interest in the said tract(s) or in the proceeds  
arising from the condemnation thereof:—

*fee simple*

That no other person or persons than the undersigned are entitled to share in the distribution of the  
said award(s) except the following named persons whose interest in said tract(s) or in the proceeds  
arising from the condemnation thereof on the date of entry of said judgment was as follows:

*State Conservation Commission  
for 2 acres given = \$5.00*

Wherefore, your undersigned pray(s) that [he (they) be made a party (parties) herein under the  
provisions of Section 21 of the Public Park Condemnation Act, and that] an order be entered for the  
distribution of said sum(s) set forth in said judgment in rem as constituting the award(s) for the fee  
simple estate in the said tract(s) condemned as aforesaid, and for the payment to the undersigned of the  
said award(s) or of as much thereof as the Court may find that the undersigned is (are) entitled to

receive, and which the undersigned aver(s) is as follows: Tract No. 2 \$ 188.00: Tract  
No. \_\_\_\_\_ \$ \_\_\_\_\_: Tract No. \_\_\_\_\_ \$ \_\_\_\_\_;

The undersigned further aver(s) that: (Leave this space blank unless there is some other perti-  
nent matter to be brought specially to the attention of the court)

NAME

P. O. ADDRESS

*Sarah A Dean Elkton Va - P. 3*

STATE OF VIRGINIA, COUNTY OF ROCKINGHAM, to-wit:

This day personally appeared before me Sarah A. Dean and made  
oath that the statements contained in the above petition so far as made  
on his own information are true and so far as made upon information of  
others he believes them to be true. Given under my hand this 19th day  
of December 1933.

*[Signature]*

Notary Public.

NOTE—A supply of this blank form has been placed in the Clerk's office for the convenience of interested  
parties. No one is required to use this form, as the form is not prescribed by law, and claimants can  
either change or modify it as they deem necessary, or present their motions in any form they may de-  
sire which meets with the approval of the Court. This blank form may not and probably will not cover  
all cases. It has been printed merely as a suggestion of a form of a motion which may be used, subject  
to the approval of the court in each case.

This deed made this 23<sup>d</sup> day of February  
1898 between Heliloh T. Smith and  
Eliza A. Hlean nee Smith parties of the  
first part and Sarah Arminta  
Hlean party of the second part  
all of Page County State of Virginia  
Witnesseth, That whereas Daniel Eppard  
and Heliloh Eppard his wife did on  
the 8<sup>d</sup> day of August 1867 convey by  
deed two certain tracts of land  
one lying in the Counties of Page  
and Rockingham, and containing  
about about 75 $\frac{3}{4}$  acres and the other  
tract situated in Rockingham County  
adjoining S. A. K. Eppard and others and  
supposed to contain fifty acres, to Eliza  
Ann Smith and her bodily heirs, and  
whereas the said Eliza Ann Smith has  
since died leaving as her bodily heirs the  
aforesaid Sarah Arminta Hlean nee Smith  
Heliloh T. Smith, and Eliza A. Hlean nee  
Smith, and whereas there has been no division  
of said property. Now therefore in consid-  
eration of one dollar cash in hand  
paid as well as for interest of the said  
parties of the second part, this day conveyed  
to the aforesaid parties of the first part  
in the first named tract do grant and  
convey with general warranty of title

unto the said Sarah Armintha Dean the entire interest of the forty acres of the first part in the second tract of land mentioned in this deed, bounded as follows Beginning at a Hickory thence a direct course to Sanford A. K. Effords line leaving the clearing to the right, thence with S. A. K. Effords line to Elizabeth Breedens line thence with her line to where a road is to be left thence with her line to the beginning supposed to be fifty acres be it the same more or less.

Witness the following signatures and seals,

Delilah V. Smith

Seal

Seal

Eliza A. Dean Seal

Virginia, Rockingham County, S. int;  
I, W. K. Jennings, a Notary Public for the County of Rockingham, State of Virginia, do certify that Delilah V. Smith and Eliza A. Dean, whose names are signed to the foregoing writing bearing date on the 23<sup>rd</sup> day of February, 1898 have acknowledged the same before me in my County aforesaid.  
Given under my hand this 25<sup>th</sup> day of February, 1898.

W. K. Jennings, Notary

March 12<sup>r</sup> 1898

THIS DEED from Delilah V. Smith & Eliza R. Dean  
to Sarah Arminta Dean

was this day presented in the office aforesaid, and is, together with the certificate of acknowledgment  
annexed, admitted to record.

Teste,

J. B. Messerley, Clerk.  
Form 59—Berlin.

Stonewall, Va. Dec 19 1933

To {Hence Paid

Notak Amintoblean

50¢ State Cap  
1.00 Reg fee  
1.50 paid

Admitted March 12 1898  
J. M. Mason

Recorded in Reg. Book

No. 58 Page 143

Transcribed by J. M. Mason

# 1841 Security Insurance Company

OF NEW HAVEN, CONNECTICUT.

CASH CAPITAL \$2,000,000

12.500  
1.476  
1.024

12.500

9661  
190  
976  
52  
32

12.500  
12.500  
12.500

BURKE & PRICE, AGENTS  
GENERAL INSURANCE  
THE NATIONAL BANK BUILDING  
HARRISONBURG, VA.

STATE OF VIRGINIA

COUNTY OF ROCKINGHAM, to-wit:

I, J. Robert Switzer, Clerk of the Circuit Court of Rockingham County do hereby certify that the records in my office do not show any delinquent taxes against the tract of 20 acres in Stonewall District, assessed in the name of Sarah A. Dean, except for the tax year 1932, but which taxes by statement of M. H. Harrison, County Treasurer, shown herewith, have been paid in the County Treasurer's office, since said tract was returned delinquent to my office.

Given under my hand this 19th day of December, 1933.

*J. Robert Switzer*  
Clerk of the Circuit Court of Rockingham County, Virginia.

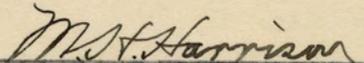
**M. H. HARRISON**  
**TREASURER OF ROCKINGHAM COUNTY**  
**HARRISONBURG, VIRGINIA**

To Whom It May Concern:

I hereby certify that the records of my office show that Sarah A. Dean has paid the taxes for the years 1932 and 1933 on her tract of 20-0-0 acres of land situate in the Blue Ridge Mountains in Stonewall District, Rockingham County.

All taxes prior to that time ,if any be unpaid, are a matter of record in the Clerk's Office of said County.

Given under my hand this  
19th day of December 1933.

  
\_\_\_\_\_  
Treasurer of Rockingham County.

NOTE—This need not be filed until the record discloses that the awards have been paid into the custody of the Courts.

**Virginia: In the Circuit Court of Rockingham County**

The State Commission on Conservation and Development of the State of Virginia . . PETITIONER.  
V. At Law No. 1829

Cassandra Lawson Atkins and others, and Fifty-Two Thousand, Five Hundred and Sixty-One (52,561) Acres of land, more or less . . . . . DEFENDANTS.

Comes now the undersigned and shows to the Court:

That a judgment in rem has heretofore been entered in this proceeding condemning to the use of the Petitioner the fee simple estate in the tract(s) of land numbered as follows: Tract No. 2-----: Tract No. -----: Tract No. -----;

and described in the report of the Board of Appraisal Commissioners appointed herein and shown, numbered, and delineated on the County Ownership Map filed therewith, upon payment into the custody of the Court of the sum(s) set out in the said judgment as constituting the award(s) therefor, as follows:

Award on Tract No. 2----- \$ 188.00; on Tract No. ----- \$-----; on Tract No. ----- \$-----;

That the report of the said Board sets forth that the following named persons claim, or appear to have a claim to an interest in the said tract(s) of land or in the proceeds arising from the condemnation thereof;

Sarah A. Dean

That the Petitioner has paid into the custody of the Court the said sum(s) set out in said judgment as constituting the award(s) for the fee simple estate in the said tract(s) of land;

That your undersigned, on the date of the said judgment in rem condemning the said tract(s) of land, owned or was (were) entitled to the following interest in the said tract(s) or in the proceeds arising from the condemnation thereof:—

By reason of contribution pledge, obligating the owner, Sarah A. Dean, to give 2 acres of her land within the Park Area to the Park Project.

That no other person or persons than the undersigned are entitled to share in the distribution of the said award(s) except the following named persons whose interest in said tract(s) or in the proceeds arising from the condemnation thereof on the date of entry of said judgment was as follows:

Wherefore, your undersigned pray(s) that [he (they) be made a party (parties) herein under the provisions of Section 21 of the Public Park Condemnation Act, and that] an order be entered for the distribution of said sum(s) set forth in said judgment in rem as constituting the award(s) for the fee simple estate in the said tract(s) condemned as aforesaid, and for the payment to the undersigned of the said award(s) or of as much thereof as the Court may find that the undersigned is (are) entitled to receive, and which the undersigned aver(s) is as follows: Tract No. 2----- \$ 5.00-----: Tract No. ----- \$-----: Tract No. ----- \$-----;

The undersigned further aver(s) that: (Leave this space blank unless there is some other pertinent matter to be brought specially to the attention of the court)

NAME

P. O. ADDRESS

STATE COMMISSION ON CONSERVATION AND DEVELOPMENT

BY

*Elliott Marshall*

NOTE—A supply of this blank form has been placed in the Clerk's office for the convenience of interested parties. No one is required to use this form, as the form is not prescribed by law, and claimants can either change or modify it as they deem necessary, or present their motions in any form they may desire which meets with the approval of the Court. This blank form may not and probably will not cover all cases. It has been printed merely as a suggestion of a form of a motion which may be used, subject to the approval of the court in each case.

Note—This need not be filed until the record discloses that the awards have been paid into the custody of the Court.

Virginia: in the Circuit Court of Rockingham County

The State Commission on Conservation and Development of the State of Virginia . . . PETITIONER  
V. At Law No. 1833

Gessner Lawson Adams and others, and Fifty-Two Thousand Five Hundred and Sixty-One (52,461) Acres of land, more or less . . . . . DEFENDANTS

Comes now the undersigned and shews to the Court:  
That a judgment in rem has heretofore been entered in this proceeding condemning to the use of the  
Petitioner the fee simple estate in the tract(s) of land numbered as follows: Tract No. S . . . . .

STATE OF VIRGINIA )  
COUNTY OF WARREN ) SS

Personally appeared before me the undersigned Notary Public in my said State and County, E. K. Stokes, who being duly sworn, deposed and said that she is an employee of the State Commission on Conservation and Development in immediate charge of the records of the Shenandoah National Park Division thereof having to do with claims of the Commission for distributive shares of condemnation awards in the Shenandoah National Park condemnation proceedings pending in the Circuit Courts of Virginia, by reason of contracts and agreements entered into with the owners of lands sought to be condemned in these proceedings, and that the within claim is just and correct.

Witness my signature this 8th day of January, 1934.

*E. K. Stokes*  
Notary Public

NOTARY PUBLIC

My Commission Expires Sep. 8, 1934



The undersigned further avers that: (Leave this space blank unless there is some other pertinent matter to be brought specially to the attention of the court.)  
No. . . . . : Tract No. . . . .  
and which the undersigned avers(s) is as follows: Tract No. S . . . . . : Tract No. S . . . . . : Tract No. S . . . . .

STATE COMMISSION ON CONSERVATION AND DEVELOPMENT  
BY *[Signature]*

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IN THE CIRCUIT COURT OF ROCKINGHAM COUNTY, VIRGINIA:

The State Commission on Conservation and  
Development of the State of Virginia

Petitioner

v. #1829

Cassandra Lawson Atkins, et als, etc.

Defendants

On this, the 11 day of January, 1934, came Sarah A. Dean, and on her motion leave is given her to file her application for the payment to her of the sum of \$188.00, the amount of the award set out in the award of condemnation for Tract No. 2, heretofore paid into Court.

And it appearing from the report of the Board of Appraisal Commissioners heretofore filed in this cause, and in the petition for judgment and condemnation entered herein on the \_\_\_ day of November, 1933, that in the opinion of petitioner, the said Sarah A. Dean is invested with a superior or better right or claim of title in and to the said Tract of land No. 2, and that the record of this cause does not disclose any denial or dispute by any party or person in interest as to the title to the said Tract No. 2, or to the proceeds arising from the condemnation thereof, and that the said Sarah A. Dean is entitled to receive the proceeds arising from the condemnation of said Tract No. 2, and it appearing to the Court that all taxes due or taxable upon said Tract No. 2 have been paid; and it further appearing to the Court that the State Commission on Conservation and Development has filed a claim against the said Tract No. 2 by reason of a contribution pledge by the owner, Sarah A. Dean, obligating the said owner to give two (2) acres of her land within the Park Area to the Park Project, said pledge amounting to the sum of \$5.00:

Upon consideration whereof, it is considered and ordered by the Court that the said sum of \$188.00, less the sum of \$5.00, being the contribution pledge aforesaid of the said Sarah A. Dean, be paid unto the said Sarah A. Dean; and

the Clerk of this Court is directed to transmit a certified copy of this order to the Treasurer of Virginia, who shall pay unto the said Sarah A. Dean the sum of \$183.00, being the amount of the award set out in the judgment of condemnation for Tract No. 2, less the said sum of \$5.00 aforesaid, the said Sarah A. Dean agreeing to the deduction aforesaid in her said petition, and the said Treasurer shall take receipt ~~there-~~  
*of Sarah A. Dean for the said sum of \$183.00*  
~~for~~ and certify such payment to the Clerk of this Court for appropriate entry thereof as required by law.

*Ent  
172113*

*20  
84*



JOHN M. PURCELL  
TREASURER OF VIRGINIA

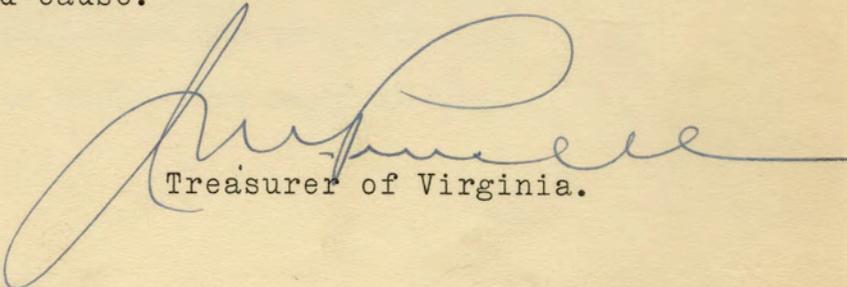
# Commonwealth of Virginia

TREASURER'S OFFICE

RICHMOND, VA.

January 13, 1934

This is to certify that I, J. M. Purcell, Treasurer of Virginia have this 13 day of January in accordance with an order of the circuit court of Rockingham County dated 1/11/34 in the cause of the State Commission on Conservation and Development of the State of Virginia vs. Cassandra Lawson Atkins paid to Sarah A. Dean, R. F. D. 3 Elkton, Virginia \$ 183.00 being in full settlement of tract # 2 in the above mentioned cause.

  
Treasurer of Virginia.



JOHN M. PURCELL  
TREASURER OF VIRGINIA

# Commonwealth of Virginia

TREASURER'S OFFICE

RICHMOND, VA.

January 13, 1934

Sarah A. Dean

R. F. D. 3 Elkton, Virginia

Received of J. M. Purcell, Treasurer of Virginia, the sum of \$ 183.00, in accordance with an order of the Circuit Court of the county of Rockingham entered on the 11th day of January 1934, in the matter of the State Commission on Conservation and Development v \_\_\_\_\_ Cassandra Lawson Atkins and others, being full and complete settlement for the tract of land known in said proceeding as # 2.

Sarah A. Dean

Sign original and duplicate  
and return to the Treasurer  
of Virginia.