

**Known Liens and Encumbrances Affecting
Village at Sleepy Hollow Subdivision**

Note: 60.965 acre tract (the residue of a 65.84 acre tract less a 4.875 acre outsale) and 7.923 acre tract were conveyed from Round table Development, L.L.C., to Sleepy Hollow Properties, LLC, by Deed dated May 26, 2005, and recorded in the Office of the Clerk in Deed Book No. 1294 at Page No. 691.

The following is an itemized list of the known liens, rights-of-way, easements and encumbrances affecting, or which could affect, the Subdivision and are of public record at the execution of the Public Offering Statement.

| Tract | Document | Grantor | Grantee | Book |
|------------------------------|------------------------------|-------------------------------|-------------------------------------|---------------------------------|
| 60.965 and 7.923 Acre tracts | Construction Deed of Trust | Sleepy Hollow Properties, LLC | Centra Bank, Inc. | Trust Deed Book 1597 @ Page 246 |
| 60.965 and 7.923 Acre tracts | Purchase Money Deed of Trust | Sleepy Hollow Properties, LLC | Round Table Development, L.L.C. | Trust Deed Book 1385 @ Page 170 |
| 7.923 Acre tract | Easement | Kenneth L. & Florence Bolyard | C & P Telephone Company | Deed Book 471 @ Page 29 |
| 7.923 Acre tract | Easement | Kenneth L. & Florence Bolyard | Monongahela Power Company | Deed Book 554 @ Page 92 |
| 7.923 Acre tract | Lease | Kenneth L. & Florence Bolyard | Phillips Petroleum Corporation | Deed Book 576 @ Page 146 |
| 7.923 Acre tract | Lease | Kenneth L. & Florence Bolyard | Consolidated Gas Supply Corporation | Deed Book 651 @ Page 276 |
| 7.923 Acre tract | Lease | Kenneth L. & Florence Bolyard | Consolidated Gas Supply Corporation | Deed Book 652 @ Page 247 |
| 7.923 Acre tract | Lease | Kenneth L. & Florence Bolyard | Consolidated Gas Supply Corporation | Deed Book 670 @ Page 614 |
| 7.923 Acre tract | Lease | Kenneth L. & Florence Bolyard | Phillips Petroleum Company | Deed Book 671 at Page 534 |
| 7.923 Acre tract | Lease | Kenneth L. & Florence Bolyard | Consolidated Gas Supply Corporation | Deed Book 860 @ Page 93 |
| 7.923 Acre tract | Easement | Helen L. Smith | Monongahela Power Company | Deed Book 873 at Page 508 |

| Tract | Document | Grantor | Grantee | Book |
|----------------------|--------------------------------------|---|-------------------------------------|---------------------------|
| 7.923 Acre tract | Easement | Helen L. Smith | Hope Gas Company | Deed Book 1121 @ Page 7 |
| 7.923 Acre tract | Lease | Helen L. Smith | Columbia Natural Resources | Deed Book 1181 @ Page 319 |
| 7.923 Acre tract | Lease | Helen L. Smith | Columbia Natural Resources | Deed Book 1181 @ Page 321 |
| 7.923 Acre tract | Lease | Helen L. Smith | Columbia Natural Resources | Deed Book 1274 @ Page 124 |
| 7.923 Acre tract | Lease | Helen L. Smith | Columbia Natural Resources | Deed Book 1276 @ Page 696 |
| 60.965 Acre tract | Reservation of oil, gas and minerals | Deborah M. Koster reserved from sale | Sale to Goodwin Lumber, Inc. | Deed Book 1207 @ Page 172 |
| 60.965 Acre tract | Oil & Gas Lease | Deborah M. Koster | Columbia Natural Resources | Deed Book 1184 @ Page 103 |
| 60.965 Acre tract | Lease | William P. Phillips & Martha J. Phillips | Hope Natural Gas Company | Deed Book 112 @ Page 88 |
| 60.965 Acre tract | Lease | William P. Phillips & Martha J. Phillips | Hope Natural Gas Company | Deed Book 112 @ Page 86 |
| 60.965 Acre tract | Lease | William P. Phillips & Martha J. Phillips | Earl M. Hennen | Deed Book 139 @ Page 474 |
| 60.965 Acre tract | Lease | William P. Phillips & Martha J. Phillips | Earl M. Hennen | Deed Book 139 @ Page 470 |
| 60.965 Acre tract | Lease | Markus K & Deborah M. Koster | Columbia Natural Resources | Deed Book 184 @ Page 103 |
| 60.965 Acre tract | Lease | Julia C. Phillips, Paul J. Phillips, Ronald L. Phillips, Terry Phillips, Colin B. Phillips and Paula Ann Rowe | Consolidated Gas Supply Corporation | Deed Book 799 @ Page 382 |

| Tract | Document | Grantor | Grantee | Book |
|---------------------------------------|--|---|---------------------------------------|--|
| 60.965 Acre tract | Lease | Joseph A. Phillips, Hugh Phillips, Effie P. Phillips, Delphia Phillips, & Serapta E. Hawkins, Gracie Smith, James W. Smith, Lettie Smith, Clyde E. Smith, W. K. Hawkins, Kathy Hawkins, Melvin Phillips and Julia Phillips | Phillips Petroleum Company | Deed Book 577 @ Page 515 |
| 60.965 Acre tract | Easement | Joseph A. Phillips, Hugh Phillips, Effie P. Phillips, Delphia Phillips, & Serapta E. Hawkins | Hope Natural Gas Company | Deed Book 465 @ Page 33 |
| 60.965 Acre tract | Easement for 1 30 foot right-of-way, WV Secondary Route 76 (Sleepy Hollow Road) | | | Map Cabinet No. 3, Envelope ____30A |
| 60.965 Acre tract | Easement for unnumbered access road | | | Map Cabinet No. 3, Envelope ____30A |
| 60.965 and 7.923 Acre tracts | 50' Road Right-of-Way | Round Table Development, L.L.C. | Robert C. Smith and Helen L. Smith | Deed Book 1279 @ Page 531 |
| 60.965 and 7.923 Acre tracts | 2 50' Driveway Rights-of-Way | Round Table Development, L.L.C. | Robert C. Smith and Helen L. Smith | Deed Book 1279 @ Page 531 |
| 60.965 and 7.923 Acre tracts | Gas Pipeline Easement | | Hope Gas Inc., dba Dominion Hope | Deed Book 1309 @ Page 602 |

| Tract | Document | Grantor | Grantee | Book |
|------------------------------|--|---|----------------------------------|---------------------------|
| 60.965 and 7.923 Acre tracts | Gas Measuring and Regulating Easement | Sleepy Hollow Properties, LLC | Hope Gas Inc., dba Dominion Hope | Deed Book 1309 @ Page 604 |
| 60.965 and 7.923 Acre tracts | Telephone Subdivision Easement | Sleepy Hollow Properties, LLC | Verizon West Virginia, Inc. | Deed Book 1333 @ Page 495 |
| 60.965 and 7.923 Acre tracts | 10' Utility Easement for Sewer Line across Lot 8 | Cook Brothers Building and Excavating, Inc. | Sleepy Hollow Properties, LLC | Deed Book 1334 @ Page 17 |
| 60.965 and 7.923 Acre tracts | Gas Pipeline Easement | Sleepy Hollow Properties, LLC | Hope Gas Inc., dba Dominion Hope | Deed Book 1358 @ Page 654 |

Additional easements will probably be granted during development and subsequent to the preparation hereof.

Note: The Declarant has an outstanding obligation to finalize by recordation the easements granted to Robert and Helen Smith to ratify same in accordance with the final record plats.

Note: The preceding information is accurate through 2005 and reflects those matters known to Declarant based on a sixty (60) year title examination at that time. You must have an attorney examine the title and certify same to you prior to purchasing a Unit and that examination will include title information with regard to dates after 1/1/2005.