

Month End Deeds of Partition and Conveyance
State Taxation Department
County
01/01/2025 - 01/31/2025

Grantor	Instrument	Grantee/Address	Consideration	Type	Perc
GALLAGHER, KAREN	250000011	SALMERI, BRANDON	0	DODS	100%
Recorded Date : 01/02/2025 at 12:29p		17233 DAHLGREN ROAD DAHLGREN, VA 22485			
Description : .43 ACRES, POTOMAC MAGISTIERIAL DISTRICT					
Date of Deed : 12/5/2024					
1st Map/PIN : 18A-1-3-15A					
SALMERI, BRANDON	250000012	POTOMAC EXECUTIVE SUITES; LLC	0	DQC	100%
Recorded Date : 01/02/2025 at 12:29p		17233 DAHLGREN ROAD DAHLGREN, VA 22485			
Description : .43 ACRES, POTOMAC MAGISTIERIAL DISTRICT					
Date of Deed : 12/9/2024					
1st Map/PIN : 18A-1-3-15A					
COATES, ALLEN B	250000002		0	WF PROBATE	100%
Recorded Date : 01/02/2025 at 01:56p					
Description : PROBATE ONLY. NO QUALIFICATION.					
Date of Deed :					
1st Map/PIN : 40-53					
HASTINGS, ABIGAIL ALLEY	250000017	CRAIG, DAVID	430,000	DBS	100%
Recorded Date : 01/03/2025 at 09:46a		16577 WILMONT ROAD KING GEORGE, VA 22485			
Description : 3.75 ACRES					
Date of Deed :					
1st Map/PIN : 41-36C					
SIMPSON, JOHN T; JR	250000022	MCKINNEY BLVD LLC	525,000	DBS	100%
Recorded Date : 01/03/2025 at 11:08a		1408 SOPHIA STREET KING GEORGE, VA 22401			
Description : 4.821 ACRES					
Date of Deed :					
1st Map/PIN : 21-4-3					
SURDO, MAURIZIO	250000027	SYLVESTER, ALICE	1,363,000	DBS	100%
Recorded Date : 01/03/2025 at 02:21p		11092 CALEDON ROAD KING GEORGE, VA 22485			
Description : 10.000 ACRES					
Date of Deed :					
1st Map/PIN : 16F-1-H					
MONGRAIN, JERRY LEE	250000043	MONGRAIN, JERRY LEE; TR	0	DIT	100%
Recorded Date : 01/08/2025 at 02:33p		3366 APPLE WAY KING GEORGE, VA 22485			
Description : 10.102 ACRES					
Date of Deed : 1/8/2025					
1st Map/PIN : 13-22F					
		MONGRAIN, CLARA VIRGINIA; TR			
		MONGRAIN FAMILY LIVING TRUST			
OMAHA PROPERTY MANAGER LLC	250000044	VETERANS DO IT ALL LLC	295,000	DBS	100%
Recorded Date : 01/08/2025 at 02:43p		10532 COLES LANE FREDERICKSBURG, VA 22408			
Description : LOT 117 SEC 10 OAKLAND PARK					
Date of Deed :					
1st Map/PIN : 21A-10-117					
DESPRES, STEPHEN J	250000046	DESPRES, CATHY M; TR	0	DG	100%
Recorded Date : 01/08/2025 at 02:49p		8939 WATER TUPELO RD FORT MYERS, FL 33912			
Description : 16.473 ACRES					
Date of Deed :					
1st Map/PIN : 10601					
		DESPRES, STEPHEN J; TR			
		DESPRES FAMILY LIVING TRUST			
RASNAKE, ERIN	250000052	WHITE, YVETTE	162,700	DBS	100%
Recorded Date : 01/08/2025 at 03:19p		6480 WHEELER DRIVE KING GEORGE, VA 22485			
Description : PARCEL 27 GREEN HEIGHTS					
Date of Deed :					
1st Map/PIN : 13-1-27					

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Grantor	Instrument	Grantee/Address	Consideration	Type	Perc
SEPULVEDA, THOMAS	250000053	MARTINDELL, GARY P; TR	580,000	DBS	100%
Recorded Date :	01/08/2025 at 03:26p	7398 JACKSON DRIVE KING GEORGE, VA 22485			
Description :	LOT 14 SEC 2 PRESIDENTIAL LAKES				
Date of Deed :					
1st Map/PIN :	23A-2-14				
		GARY P MARTINDELL TRUST			
LOUDIN, DAVID A	250000054	BUYING VIRGINIA LLC	127,983	DBS	100%
Recorded Date :	01/08/2025 at 03:29p	11100 SHERIDAN DRIVE SPOTSYLVANIA, VA 22551			
Description :	LOT 11 PEPPERMILL ESTATES 1.531 ACRES				
Date of Deed :					
1st Map/PIN :	16D-1-11				
KAASA, DAVID MICHAEL	250000056	GILBERT, LUCAS C	512,000	DBS	100%
Recorded Date :	01/08/2025 at 03:40p	5229 WEEMS DRIVE KING GEORGE, VA 22485			
Description :	LOT 223 SEC 5 HOPYARD FARM				
Date of Deed :					
1st Map/PIN :	22-8-223				
		CHAREST, JESSICA M			
PLAYFAIR, JOHN L	250000059	BAKER, THOMAS W	2,300,000	DBS	100%
Recorded Date :	01/09/2025 at 08:48a	5447 KINGS HIGHWAY KING GEORGE, VA 22485			
Description :	50.00 ACRES & 80.00 ACRES				
Date of Deed :					
1st Map/PIN :	23-23				
FRENZLEY, ROSIE M	250000061	FRENZLEY, KENNETH RAY	0	DG-PL	100%
Recorded Date :	01/09/2025 at 10:32a	5005 IGO ROAD KING GEORGE, VA 22485			
Description :	0.50 ACRES				
Date of Deed :	1/9/2025				
1st Map/PIN :	22-105				
		FRENZLEY, JACQUELINE MARIE			
NVR INC	250000062	ST AMOUR, BRADLEY THOMAS	447,185	DBS	100%
Recorded Date :	01/09/2025 at 11:30a	6353 HAWKEYE DRIVE KING GEORGE, VA 22485			
Description :	LOT 590 SEC 10 HOPYARD FARM				
Date of Deed :					
1st Map/PIN :	31-9-590				
		ST AMOUR, GILLIAN			
NVR INC	250000065	DENHAM, CHARLES	534,240	DBS	100%
Recorded Date :	01/09/2025 at 01:17p	6344 GARLAND LANE KING GEORGE, VA 22485			
Description :	LOT 600 SEC 10 HOPYARD FARM				
Date of Deed :					
1st Map/PIN :	31-9-600				
SANDERS, DANIEL JAMES	250000067	NICHOLLS, SOPHIA	680,000	DBS	100%
Recorded Date :	01/09/2025 at 01:45p	8221 CHASE LANE KING GEORGE, VA 22485			
Description :	LOT 49 SEC 5 FOX RUN				
Date of Deed :					
1st Map/PIN :	15-6-49				
		PLASTERER, ISAAC			
MADISON, CHARLES	250000073	CMH HOMES INC	120,000	DBS	100%
Recorded Date :	01/10/2025 at 09:04a	5000 CLAYTON RD MARYVILLE, TN 37804			
Description :	3.6132 ACRES				
Date of Deed :					
1st Map/PIN :	34-4				
KELLY, NICHOLAS WILLIAM	250000077	DUFF, SANDRA	415,000	DBS	100%
Recorded Date :	01/10/2025 at 11:59a	4239 GREEN HEIGHTS LANE KING GEORGE, VA 22485			
Description :	2.00 ACRES				
Date of Deed :					
1st Map/PIN :	13-35				

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Grantor	Instrument	Grantee/Address	Consideration	Type	Perc
FORINGER, JOHN D Recorded Date : 01/10/2025 at 01:51p Description : 10.8096 ACRES Date of Deed : 1st Map/PIN : 33-23A	250000079	MUSTANG ENDEAVORS LLC 13240 MIDWAY RD KING GEORGE, VA 22485	0	DG	100%
WESTON HOMES INC Recorded Date : 01/10/2025 at 03:09p Description : LOT 1 CANTERBURY LOOP Date of Deed : 1st Map/PIN : 33-121C	250000085	BOWLES, EARL M; JR 12381 SUNNY FARM ROAD KING GEORGE, VA 22485 BOLIN, BRITTNEY M	700,328	DBS	100%
JONES, JOSEPH C; JR Recorded Date : 01/10/2025 at 03:27p Description : UNIT 8 VERNON WOODS Date of Deed : 1st Map/PIN : 25C-1-3N	250000087	PERSHING, DAVID 11052 VERNON WOODS DRIVE UNIT E KING GEORGE, VA 22485	239,900	DBS	100%
JOHNSON, PAUL D Recorded Date : 01/10/2025 at 03:32p Description : LOT 44 & 45 SEC 14 PRESIDENTIAL LAKES Date of Deed : 1st Map/PIN : 14B-1-44	250000089	FULLER, THOMAS R 8180 REAGAN DRIVE KING GEORGE, VA 22485	520,000	DBS	100%
NKP CUSTOMS LLC Recorded Date : 01/13/2025 at 11:25a Description : LOT 46 SEC 4 PRESIDENTIAL LAKES Date of Deed : 1st Map/PIN : 23A-4-46	250000099	MAXSON, JENNIFER L 10308 MCKINLEY DRIVE KING GEORGE, VA 22485 MAXSON, ROGER C; JR	495,000	DBS	100%
RICHARDSON, RICK A Recorded Date : 01/13/2025 at 11:33a Description : 5.00 ACRES Date of Deed : 1st Map/PIN : 21-18B	250000101	ZIMMERMAN, CORY 1263 COUNTRY DRIVE KING GEORGE, VA 22485 ZIMMERMAN, AMBER NICOLE	390,000	DBS	100%
DOYLE, MICHAEL J Recorded Date : 01/13/2025 at 03:30p Description : LOT 41 SEC 5 PRESIDENTIAL LAKES Date of Deed : 1st Map/PIN : 23A-5-41	250000106		25,000	DBS	100%
FRIDLEY, DONNA M Recorded Date : 01/14/2025 at 02:29p Description : LOT 22 SEC 1 CLEYDAEL Date of Deed : 1st Map/PIN : 16E-2-22E	250000115	ENGLAND, JAMES 12535 CLEYDAEL BOULEVARD KING GEORGE, VA 22485	524,900	DBS	100%
VAN HOY, DUARD WETZEL Recorded Date : 01/15/2025 at 12:53p Description : 21A-7-195 Date of Deed :	250000013		0	WF REA	100%
ACOSTA, DAVID Recorded Date : 01/15/2025 at 03:23p Description : LOT 14 EDEN ESTATES Date of Deed : 1st Map/PIN : 16C-1-14	250000125	ACOSTA, BRANDI 8409 MILLER PLACE KING GEORGE, VA 22485	0	DPD	100%
QUALITY BUILT HOMES INC	250000139	HICKLAND, VICTORIA ANNE	707,754	DBS	100%

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Grantor	Instrument	Grantee/Address	Consideration	Type	Perc
	Recorded Date : 01/16/2025 at 03:41p Description : LOT 106 OAKWOOD ESTATES Date of Deed : 1st Map/PIN : 25-12-106	10904 WISTERIA LANE KING GEORGE, VA 22485 HICKLAND, JOSHUA			
CLIFT, THOMAS B	250000145		409,999	DBS	100%
	Recorded Date : 01/17/2025 at 01:49p Description : LOT 21 SEC 7 PRESIDENTIAL LAKES Date of Deed : 1st Map/PIN : 23A-7-21				
MAULTSBY, LARRY P	250000149	LAMBERT, JONATHAN A 4436 SECRET LANE SUMERDUCK, VA 22742	210,000	DBS	100%
	Recorded Date : 01/17/2025 at 01:58p Description : 3.12 ACRES Date of Deed : 1st Map/PIN : 24-140				
RIVER POTOMAC LLC	250000165	WINDSOR, PATRICIA 4470 DANUBE DRIVE KING GEORGE, VA 22485	415,000	DBS	100%
	Recorded Date : 01/21/2025 at 12:08p Description : LOT 46 SEC 3 BAYBERRY ESTATES Date of Deed : 1st Map/PIN : 9C-5-46				
		CLIFTON, KEITH EDWARD; JR CLIFTON, SUSAN			
BECKER, RAMONA G	250000167	BECKER, RAMONA GAYLE; TR 4118 FERN COURT KING GEORGE, VA 22485	0	DIT	100%
	Recorded Date : 01/21/2025 at 02:05p Description : LOT 184 SEC 1 MONMOUTH VILLAGE Date of Deed : 1/21/2025 1st Map/PIN : 9G-1-184				
		RAMONA GAYLE BECKER REVOCABL...			
WASHINGTON, WILLIAM H; IV	250000171	WASHINGTON, WILLIAM H; IV TR 13090 FAIR OAKS LANE ASHLAND, VA 23005	0	DIT	100%
	Recorded Date : 01/21/2025 at 02:41p Description : 2 ACRES Date of Deed : 1/16/2025 1st Map/PIN : 17-87				
		WASHINGTON, PAMELA BRANNON; TR WILLIAM HENRY WASHINGTON IV RE...			
TAYLOR-HENDERSON, TIFFANY RAE	250000176	ALT, RYAN 1255 CALEDON ROAD KING GEORGE, VA 22485	490,000	DBS	100%
	Recorded Date : 01/21/2025 at 03:29p Description : LOT 2 PASSAPATANZY HEIGHTS 2.8836 ACRES Date of Deed : 1st Map/PIN : 12-24K				
		ALT, KATHARINE			
QUALITY BUILT HOMES INC	250000180	DIBERARDINO, ANTHONY MICHAEL 10116 MULBERRY COURT KING GEORGE, VA 22485	599,089	DBS	100%
	Recorded Date : 01/21/2025 at 03:44p Description : LOT 139 OAKWOOD ESTATES Date of Deed : 1st Map/PIN : 25-12-139				
		DIBERARDINO, KATHRYN ELIZABETH			
BROWN, FRANCIS B	250000182	BROWN, ESTER HARRISON 10446 KING ROAD KING GEORGE, VA 22485	0	DG	100%
	Recorded Date : 01/21/2025 at 03:52p Description : 1.000 ACRES Date of Deed : 1/21/2025 1st Map/PIN : 33-13A				
HUDSON, BRADLEY RYAN	250000183	HUDSON, JAMES BRADLEY PO BOX 721 KING GEORGE, VA 22485	0	DG	100%
	Recorded Date : 01/22/2025 at 08:25a Description : 3.405 ACRES				

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Grantor	Instrument	Grantee/Address	Consideration	Type	Perc
	Date of Deed : 1st Map/PIN : 27-2D				
HOUGHTON, JAMES	250000184	HOUGHTON LIVING TRUST 9518 ALDER DRIVE KING GEORGE, VA 22485	0	DIT	100%
	Recorded Date : 01/22/2025 at 08:28a Description : LOT 29 SEC 2 OAKWOOD ESTATES Date of Deed : 1st Map/PIN : 25-9-29				
		HOUGHTON, JAMES; TR HOUGHTON, MIWA; TR			
OESTERWINTER, URSULA ERNA	250000016		0	WF QUAL	100%
	Recorded Date : 01/22/2025 at 03:10p Description : FILE#3315 Date of Deed :				
ALL IN ONE HOME SERVICES INC	250000194	BROUGHTON, AARON 15072 PORT CONWAY ROAD KING GEORGE, VA 22485	595,900	DBS-PL	100%
	Recorded Date : 01/23/2025 at 08:59a Description : 4.4036 ACRES Date of Deed : 1st Map/PIN : 38-3				
		BROUGHTON, AIMEE			
IMAM, RAUSHAN	250000196	IMAM, RAUSHAN; TR 1516 COAT RIDGE ROAD HERNDON, VA 20170	0	DG	100%
	Recorded Date : 01/23/2025 at 09:10a Description : LOT 8 SEC 3 PRESIDENTIAL LAKES Date of Deed : 1st Map/PIN : 23A-3-8				
		IMAM FAMILY JOINT REVOCABLE TRU...			
MARSHALL, SUSAN G	250000225	SONA INC 107 JULIAD COURT #104 FREDERICKSBURG, VA 22406	115,000	DBS	100%
	Recorded Date : 01/23/2025 at 12:04p Description : 1.00 ACRE Date of Deed : 1st Map/PIN : 24-99C				
KRAMER, MARY CAROL	250000234	YARUS, LAURA SNOW 16005 MACHODOC DRIVE KING GEORGE, VA 22485	34,000	DBS	100%
	Recorded Date : 01/24/2025 at 10:24a Description : 2.81 ACRES Date of Deed : 12/23/2024 1st Map/PIN : 24-163				
WESTBROOKE HOMES LLC	250000237	HILE LIVING TRUST 1182 WOODSTOCK ROAD KING GEORGE, VA 22485	1,078,712	DBS	100%
	Recorded Date : 01/24/2025 at 10:37a Description : LOT 14 WOODSTOCK PLANTATION Date of Deed : 1st Map/PIN : 1A-1-14				
		HILE, GENE K; TR HILE, SHARON L; TR			
DIXON STREET HOLDINGS LLC	250000239	HOMEQUOTE LLC 512 LAFAYETTE BLVD SUITE A FREDERICKSBURG, VA 22407	0	DG	100%
	Recorded Date : 01/24/2025 at 10:49a Description : 2.2506 ACRES Date of Deed : 1st Map/PIN : 15-1F				
ARNOLD, DAVID E	250000254	SP INVESTMENT PROPERTIES LLC 17243 DAHLGREN ROAD KING GEORGE, VA 22485	0	DG	100%
	Recorded Date : 01/27/2025 at 08:54a Description : 2.953 ACRES Date of Deed : 1st Map/PIN : 12-37M				
ARNOLD, DAVID E	250000255	SP INVESTMENT PROPERTIES LLC VA	0	DG	100%
	Recorded Date : 01/27/2025 at 08:54a				

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Grantor	Instrument	Grantee/Address	Consideration	Type	Perc
Description : 1.49 ACRES & LOT 1 SEC 8 OAKLAND PARK & LOT 8 SEC 2 INDIAN TOWN & LOT 11 SEC 1 BALTIC PLACE					
Date of Deed :					
1st Map/PIN : 17-54A					
HAMBURGER, ROBERT B	250000265	CLIFT, ROBERT T	99,000	DBS	100%
Recorded Date : 01/27/2025 at 12:05p		1248 WOODSTOCK ROAD KING GEORGE, VA 22485			
Description : 6.6929 ACRES					
Date of Deed :					
1st Map/PIN : 2-2-54A					
		CLIFT, JENNIFER E			
MOLAISON, RAYMOND ERNEST; JR	250000269	SCHMELZER, DOMINIQUE M	385,000	DBS	100%
Recorded Date : 01/28/2025 at 03:15p		118 KINGS MILL DRIVE FREDERICKSBURG, VA 22401			
Description : LOT 253 SEC 14 PRESIDENTIAL LAKES					
Date of Deed :					
1st Map/PIN : 14B-1-253					
WHITE, JAMES R; JR	250000271	WHITE, JAMES R; JR	0	DTD	100%
Recorded Date : 01/28/2025 at 03:19p		11233 EMERALD DRIVE KING GEORGE, VA 22485			
Description : LOT 786 SEC 16 HOPYARD FARM					
Date of Deed :					
1st Map/PIN : 23-13-786					
		WHITE, DORA C			
		STROTHERS, SONYA YVETTE			
		PAYNE, ANTONIO MAURICE			
MANN, STEPHEN C	250000272	FORAN, JENNIFER M	0	DG	100%
Recorded Date : 01/28/2025 at 03:24p		2773 QUANTIM COURT MANCHESTER, MD 21102			
Description : LOT 21 FAIRVIEW BEACH					
Date of Deed :					
1st Map/PIN : 14A-1-21					
NVR INC	250000273	WESLEY, MONIQUE AISHA	572,025	DBS	100%
Recorded Date : 01/28/2025 at 03:33p		6320 HAWKEYE DRIVE KING GEORGE, VA 22485			
Description : LOT 577 SEC 10 HOPYARD FARM					
Date of Deed :					
1st Map/PIN : 31-9-577					
		WALLER, STEVE			
QUALITY BUILT HOMES INC	250000276	SALES, ROBERT	720,055	DBS	100%
Recorded Date : 01/29/2025 at 08:31a		10066 MULBERRY COURT KING GEORGE, VA 22485			
Description : LOT 143 OAKWOOD ESTATES					
Date of Deed :					
1st Map/PIN : 25-12-143					
		SALES, KIMBERLY KAY			
CLIFT, ROBERT T	250000281	CLIFT, BROOKE ELIZABETH	325,000	DBS	100%
Recorded Date : 01/29/2025 at 09:03a		1375 WOODSTOCK ROAD KING GEORGE, VA 22485			
Description : 6.002 ACRES					
Date of Deed :					
1st Map/PIN : 1-6Q					
		CLIFT, THOMAS BLAKE			
WHITE, SAMUEL I; SUB TR	250000285	RT PRIME LLC	99,000	DTF	100%
Recorded Date : 01/29/2025 at 01:17p		1 BRAEBURN DR HENRICO, VA 23838			
Description : 1.50 ACRES					
Date of Deed :					
1st Map/PIN : 17-64					
ALLEN, ROLAND EDWARD	250000025		0	WF QUAL	100%
Recorded Date : 01/29/2025 at 02:11p					
Description : QUALIFICATION AS EXECUTOR					
Date of Deed :					

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Grantor	Instrument	Grantee/Address	Consideration	Type	Perc
MCCASKILL, CHARLES A	250000306	3818 TRUMAN DRIVE LLC	226,000	DBS	100%
Recorded Date : 01/30/2025 at 03:34p		303 CHARLOTTE ST FREDERICKSBURG, VA 22401			
Description : LOT 59 SEC 8 PRESIDENTIAL LAKES					
Date of Deed :					
1st Map/PIN : 23A-8-59					
ROLLINS, MELISSA L; TR	250000310	WESTBROOKE HOMES LLC	110,000	DBS	100%
Recorded Date : 01/30/2025 at 03:41p		7989 KINGS HIGHWAY KING GEORGE, VA 22485			
Description : 5.00 ACRES					
Date of Deed :					
1st Map/PIN : 34-11G					
VANQUISH MARKETING LLC	250000315	STONE, MELISSA	374,900	DBS	100%
Recorded Date : 01/31/2025 at 11:00a		239 RAINTREE BOULEVARD STAFFORD, VA 22556			
Description : 0.786 ACRES					
Date of Deed :					
1st Map/PIN : 22-31					
		STONE, RILEY			

Total County Deeds of Partition and Conveyance: 62
Total Number of Deeds of Partition and Conveyance: 62

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Grantor	Instrument	Grantee/Address	Consideration	Type	Perc
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***** **DEEDS TRANSFER UPON DEATH** *****

WHITE, JAMES R; JR	250000271	WHITE, JAMES R; JR	0	DTD	100%
Recorded Date	: 01/28/2025 at 03:19p	11233 EMERALD DRIVE KING GEORGE, VA 22485			
Description	: LOT 786 SEC 16 HOPYARD FARM				
Date of Deed	:				
1st Map/PIN	: 23-13-786				
		WHITE, DORA C			
		STROTHERS, SONYA YVETTE			
		PAYNE, ANTONIO MAURICE			