

STANLY COUNTY NC
12/03/96
\$20.00



Real Estate
Excise Tax

Excise Tax \$20.00

Recording Time, Book and Page

10

Tax Lot No. Parcel Identifier No.
Verified by County on the day of, 19

Mail after recording to Mr. and Mrs. Robert K. Wilson, 33287 Mann Rd, Albemarle

This instrument was prepared by David L. Grigg, Jr., 117 West North St., PO. Box 519, Albemarle, NC 28002-0519

Brief description for the Index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 26th day of November, 1996, by and between

GRANTOR
Edith M. Lewis and husband,
Everett H. Lewis
1245 Magnolia Drive
Albemarle, NC 28001

GRANTEE
Robert K. Wilson and wife,
Ricardia D. Wilson

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.
The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot or parcel of land situated in the City of North Albemarle II Township, Stanly County, North Carolina and more particularly described as follows:

Being a parcel of land containing 2.809 acres lying on the North side of Mann Road Extension in North Albemarle Township, Stanly County, North Carolina and being bounded, now or formerly, by lands owned by and/or in the possession of persons as follows: on the west by William Lowder (Record Book 490, page 907); on the North by Zane Huneycutt (Deed Book 347, Page 53); and on the East by Robert Lewis (Deed Book 298, Page 495) and being more particularly described as follows:

Beginning at a point in the road of Mann Road Extension (60 feet wide right-of-way), said point of beginning being located N. 83-38-44 E. 307.37 feet from an existing well core in the Mann Road Extension and from said point of beginning N. 8-31-00 W., passing a new iron pipe on the right-of-way of Mann Road Extension at 27.38 feet, for a total distance of 350.00 feet to an existing fence post; thence N. 82-17-00 E. 299.52 feet to an existing fence post; thence S. 8-51-00 E., passing a new iron pipe on the right-of-way of Mann Road Extension at 425.06 feet, for a total distance of 464.00 feet to a point in said road; thence within the right-of-way of Mann Road Extension N. 77-09-30 W. 324.48 feet to the point of beginning and containing 2.809 acres by survey of T.W. Harris & Associates, Inc. dated October 2, 1996.

[[ib-96 r/e#2] a:\Wilson-RobertK.des

The property hereinabove described was acquired by Grantor by instrument recorded in Book 266, Page 225

A map showing the above described property is recorded in

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

All rights of ways, easements, uses, permits, zoning ordinances, restrictions and reversations as may appear of record.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in his corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

Edith M. Lewis (SEAL)
Edith M. Lewis

Everett H. Lewis (SEAL)
Everett H. Lewis

BY: President

ATTEST: (SEAL)

Secretary (Corporate Seal) (SEAL)



NORTH CAROLINA, Stanley County.

I, a Notary Public of the County and State aforesaid, certify that Edith M. Lewis and husband, Everett H. Lewis, Grantor,

personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 2nd day of December, 1996.

My commission expires: 2-18-2001 Rita L. Adams, Notary Public

SEAL-STAMP

NORTH CAROLINA, County.

I, a Notary Public of the County and State aforesaid, certify that

personally came before me this day and acknowledged that he is Secretary of

a North Carolina corporation, and that by authority duly

given and as the act of the corporation, the foregoing instrument was signed in its name by its

President, sealed with its corporate seal and attested by as its Secretary.

Witness my hand and official stamp or seal, this day of 19

My commission expires: Notary Public

The foregoing Certificate(s) of Rita L. Adams

is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

By Cecil F. Almond, REGISTER OF DEEDS FOR STANLEY COUNTY

Deputy/Assistant - Register of Deeds