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Recorded: 09/01/2020 at 11:01:11 AM
Fee Amt: \$26.00 Page 1 of 4
Revenue Tax: \$0.00
Onslow County, NC
Rebecca L. Pollard Reg. of Deeds
BK **5253** PG **970-973**

Mail To: George Albero, 9804 Sandy Rock Place, Apartment 1202 Charlotte, North Carolina 28277
This instrument was prepared by: McIlveen Family Law Firm

NORTH CAROLINA QUITCLAIM DEED

Parcel ID/Tax Lot No.: 338B 258
Excise Tax: \$0.00 GIFT

STATE OF NORTH CAROLINA, Onslow County.

THIS DEED, made and entered into this 15 day of AUG 2020 by and between George Albero (separated) of Mecklenburg County, State of North Carolina and Tugba Albero (separated), of Mecklenburg County, State of North Carolina, hereinafter called Grantor, and George Albero (separated) of Mecklenburg County, State of North Carolina, hereinafter called Grantee, whose permanent mailing address is 9804 Sandy Rock Place, Apartment 1202, Charlotte, North Carolina 28277.

WITNESSETH:

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.

That said Grantor, for a valuable consideration paid upon the Grantee in fee simple, the receipt of which is hereby acknowledged, has remised and released and by these presents does remise, release, convey, and forever quitclaim unto the Grantee, his heirs and/or successors and assigns, all right, title, claim and interest of the Grantor in and to a certain lot or parcel of land situated in the City of Jacksonville, Onslow County, North Carolina and more particularly described as follows:

LYING AND BEING all of Lot 19F , as shown on that plat entitled “Final Plat The Village at Carolina Forest Phase III” a map thereof recorded in Map Book 2962, Page 783-785, in the office of the Register of Deeds of Onslow County, North Carolina, to which map book and page reference is hereby made for a complete description thereof by metes and bounds.

Residential address: 111 Bridgewood Drive, Jacksonville, North Carolina 28546-8358.

The property hereinabove described was acquired by Grantor and Grantee by instrument recorded in Book 51, Page 126 of the Onslow County Public Registry.

Subject to restrictive and protective covenants as recorded in Book 2640, Page 280 and amended in Book 2703, Page 215; Book 2706, Page 411; Book 2721, Page 347; Page 2753, Page 868; Page 2778, Page 152, Onslow County Registry.

This conveyance is made pursuant to N.C.G.S. 39-13.3, N.C.G.S. 52-10 and N.C.G.S. 52-10.1 in order to vest title to the within described property solely in the Grantee herein, free and clear of any right, title and interest of the Grantor herein. (For purposes of this provision, the "Grantor" shall mean any Grantor other than the individual Grantee spouse in whom title is to remain vested herein). This conveyance is made after fair and reasonable disclosure of the property and financial obligations, both real and person, of each spouse to the other, as between Grantee and Grantee's spouse Grantor.

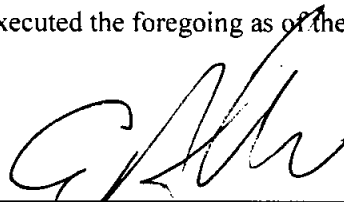
For this purpose and with regard to the property and any interests and rights described herein or related thereto, by execution of this deed, the Grantor hereby waives, releases and quitclaims forever unto the Grantee (1) any and all right to share in the estate of the Grantee upon the Grantee's death as provided in N.C.G.S. 29-14, or pursuant to a Last Will and Testament or codicil thereto of the Grantee, (2) all and every right to elect to take a life estate in said real estate pursuant to N.C.G.S. 29-30 upon the death of the Grantee, (3) all and every right to an elective share in the estate of the Grantee pursuant to N.C.G.S. 30-3.1 et seq, (4) any and all rights arising out of any action for equitable distribution under N.C.G.S. 50-20, (5) any and all rights arising from application of the community property laws of any state, and (6) any and all other rights and interests in said real estate which the Grantor now has or may hereafter have or acquire arising out of or accruing to said Grantor by reason of past, current or future marital relationship with the Grantee.

TO HAVE AND TO HOLD unto Grantee, together with all privileges and appurtenances thereunto belonging, in fee simple.

Grantor makes no warranty, express or implied, as to title to the property hereinabove described.

All references to Grantor and Grantee as used herein shall include the parties as well as their heirs, successors and assigns, and shall include the singular, plural, masculine, feminine or neuter as required by context.

IN WITNESS WHEREOF, the Grantor and Grantee have duly executed the foregoing as of the day and year first above written.



GEORGE ALBERO (SEAL)



TUGBA ALBERO (SEAL)

State of North Carolina
County of Rocky

(Official/Notarial Seal)

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document:

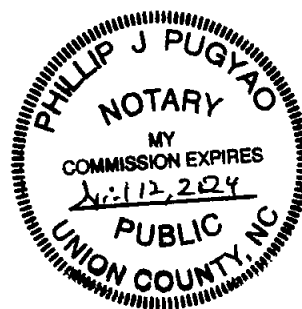
George Alberca

_____ [insert name(s) of principal(s)].

Date: August 15, 2020

Phillip J. Pugyao Notary Public
Notary's Printed or Typed Name

My Commission Expires: April 12, 2024



State of North Carolina
County of Rocky

(Official/Notarial Seal)

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document:

Tybe Alberca

_____ [insert name(s) of principal(s)].

Date: August 5, 2020

Phillip J. Pugyao Notary Public
Notary's Printed or Typed Name

My Commission Expires: April 12, 2024

