

Karen S. Hardesty

Carteret County, NC

December 8, 2021 1:13:11 PM

DEED # Pages: 5

Fee: \$26.00

NC Revenue Stamp: \$170.00

FILE # 1749162

Karen S. Hardesty

**NORTH CAROLINA
GENERAL WARRANTY DEED**

Excise Tax: \$170.00

Recording Time, Book, and Page:

Tax Map No.

Parcel Identifier No's.: 637804712855000 &
637804713534000

Mail after recording to: R. Isaac Parker, Attorney at Law, 212 E. Main Street, Benson, NC 27504

This instrument was prepared by: R. Isaac Parker, Attorney at Law

Deed Preparation Only/ Not Closing Attorney/ No Tax Advice Given/ No Certification of Title

NORTH CAROLINA
CARTERET COUNTY

THIS DEED made this 2nd day of December, 2021, by and between:

GRANTOR

Jennifer Turnage Dail, Widow and daughter,
Alexandria Elizabeth Dail, Single
140 Godwin Lake Road
Benson, NC 27504

GRANTEE

Diane Lynn Richards, Single
2506 Mill Creek Road
Newport, NC 28570

*mailing address:
2506 Mill Creek Rd
Newport, NC 28570*

The designation GRANTOR or GRANTEE as used herein shall include said parties, their heirs, assigns, and successors and shall include singular, plural, masculine, feminine, or neuter as required by context.

WITNESSETH, that the Grantor, for 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 said Grantee, their heirs or assigns in fee simple, that certain lots or parcels of land situated in Harlowe Township, Carteret County, North Carolina, and more particularly described as follows:

See attached Exhibit "A" incorporated herein by reference.

* _____ If checked this property IS Grantor's Primary Residence

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee, forever and 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 stated. Title to the property hereinabove described is subject to the following exceptions:

2021 and subsequent year's ad valorem real property taxes, prorated at closing.
Easements, rights of way, and restrictions of public record.

IN WITNESS WHEREOF, the grantor has hereunto set his hand and seal, the day and year first above written.

[REMAINDER OF PAGE LEFT BLANK INTENTIONALLY]

Jennifer Turnage Dail (SEAL)
Jennifer Turnage Dail

STATE OF NC
Johnston COUNTY

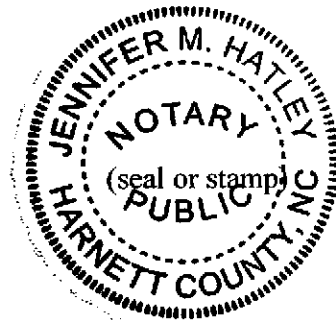
I, Jennifer M. Hatley, a Notary Public, of said State and County aforesaid, do hereby certify that **Jennifer Turnage Dail** grantor(s), personally appeared before me this day, and (i) I have personal knowledge of the identity of the grantor(s) or (ii) I have seen satisfactory evidence of the grantor(s) identity, by current state or federal identification with the grantor(s) photograph in the form of a _____ or (iii) a credible witness has sworn to the identity of the grantor(s) each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated.

Witness my hand and official seal or stamp, this 2nd day of December, in the year 2021.

Jennifer M. Hatley
Notary Public Official Signature

Jennifer M. Hatley
Notary Printed or Typed Name

My commission expires: 3.23.2024



Alexandria Elizabeth Dail (SEAL)
Alexandria Elizabeth Dail

STATE OF NC

Johnston COUNTY

I, Jennifer M. Hatley, a Notary Public, of said State and County aforesaid, do hereby certify that **Alexandria E. Dail** grantor(s), personally appeared before me this day, and (i) I have personal knowledge of the identity of the grantor(s) or (ii) I have seen satisfactory evidence of the grantor(s) identity, by current state or federal identification with the grantor(s) photograph in the form of a _____ or (iii) a credible witness has sworn to the identity of the grantor(s) each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated.

Witness my hand and official seal or stamp, this 2nd day of December, in the year 2021.

Jennifer M. Hatley
Notary Public Official Signature

Jennifer M. Hatley
Notary Printed or Typed Name

My commission expires: 8-23-2026

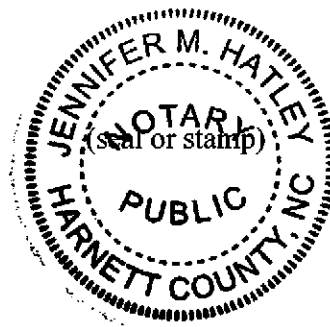


Exhibit "A"

Tract 1: 637804713534000

Being all of Parcels 1 and 11, Plat No. 2, Division for Allen Graham Heirs, recorded in Map Book 28, Page 96, Carteret County Registry. Included with said Lot 11 is right to use of a portion of Lot 10 for access (See Note 4 on the above referenced plat).

Tract 2: 637804712855000

Being that real property described in Deed recorded in Book 356, Page 32, Carteret County Registry, which said description is hereby incorporated by reference.