

00840



Doc ID: 002693240003 Type: CRP  
Recorded: 08/02/2021 at 02:42:54 PM  
Fee Amt: \$270.00 Page 1 of 3  
Revenue Tax: \$244.00  
Pamlico, NC  
Lynn H. Lewis Register of Deeds

BK **684** PG **840-842**

RETURNED TO: *Delamar*  
DATE RETURNED: *8-3-21*

Prepared by/Return to: Sara L. Delamar, Delamar & Delamar, PLLC, Attorneys at Law,  
P.O. Box 411, Bayboro, N.C. 28515

N.C. Excise Tax - \$244.00

NORTH CAROLINA

GENERAL WARRANTY DEED

PAMLICO COUNTY

This deed, made and entered into this *29<sup>th</sup>* day of *July*, 2021, by and between **Rhonda Mitchell, unmarried, f/k/a Rhonda M. Taylor**, hereinafter referred to as "Grantor"; and **Gordon H. Allison, Jr. and wife, Patricia B. Allison and, Chantelle M. Allison as joint tenants with right of survivorship**, hereinafter referred to as "Grantee". Grantor's mailing address is 4125 Pearces Road, Zebulon, NC 27597. Grantee's mailing address is 10076 NC Hwy 306 S, Arapahoe, NC 28510.

WITNESSETH:

That said Grantor, for and in consideration of valuable consideration paid to Grantor, the receipt of which is hereby acknowledged, does grant, bargain, sell and convey unto the Grantee in fee simple all that certain tract or parcel of land lying and being in Number One (1) Township, Pamlico County, North Carolina, and more particularly described as follows:

**BEGINNING at the south corner of the intersection of Pecan Land and Pine Lane, extended, the said Pecan Lane being designated and described on a map of the subdivision of a Portion of Kennel's Beach Property, prepared by Albert R. Bell, C. E., dated November 2, 1966, and duly recorded in Map Book 4, at page 18, Pamlico County Registry, to which map reference is hereby made, and from this beginning running thence along and with the Southeastern right of way line of Pecan Lane S 45° 47' W 41.2 feet; thence S 22° 35' E 95.5 feet to a corner; thence N 35° 17' E 102.5 feet to the Southwestern right of way line of Pine Lane; thence along and with the Southwestern right of way line of Pine Lane the following three courses and distances: N 55° 28' W 42.4 feet; N 68° 12' W 15.5 feet; and N 78° 29' W 17.4 feet to the point of beginning, according to a survey by Andrew D. Grady, R.L.S., dated January 7, 1972. And being the identical property conveyed to William E. Powell and wife, Norma H. Powell, by**

00841

**Charles F. Powell and wife, Lucille P. Powell, said Lucille P. Powell being now deceased, by deed dated October 21, 1986, and recorded in Book 241, Page 34 of the Pamlico County Registry, and all of that property described in Book 275, Page 397, Pamlico County Registry and Book 353, Page 562, Pamlico County Registry.**

The property described above was acquired by Grantor by instrument recorded in Book 353, Page 562, Pamlico County Registry.

To have and hold the aforesaid tract or parcel of land and all privileges thereunto belonging in fee simple forever.

And Grantor covenants with 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 described above is subject to ad valorem taxes for the current year (prorated through the date of closing); utility easements and unviolated restrictive covenants that do not materially affect the value of the Property.*

The designation Grantor and Grantee as used herein shall include the parties hereto, their heirs, successors, assigns and legal and/or personal representatives.

In Testimony Whereof, said Grantor has hereunto set her hand and seal, the day and year first written above.

00842

Rhonda Mitchell (SEAL)  
Rhonda Mitchell

If marked or initialed, the property includes the primary residence of at least one of the Grantors, otherwise, note as N/A. (per NC GS § 105-317.2)

Wayne County, NC State

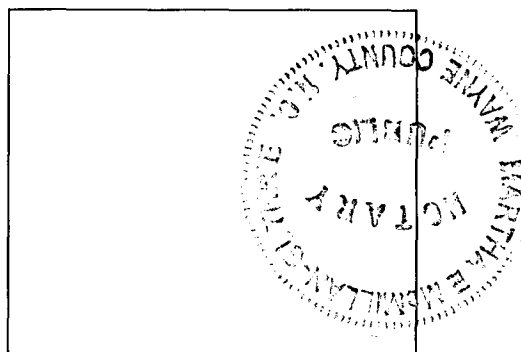
I certify that the following persons personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: *Rhonda Mitchell*.

Date: July 29, '21

Martha E. McMillan-Guthrie  
Official Signature of Notary  
Notary Public

Martha E. McMillan-Guthrie  
Notary Public Printed Name

My commission expires: 4/10/22



**Notary Seal or Stamp Must  
Appear In Above Box**