

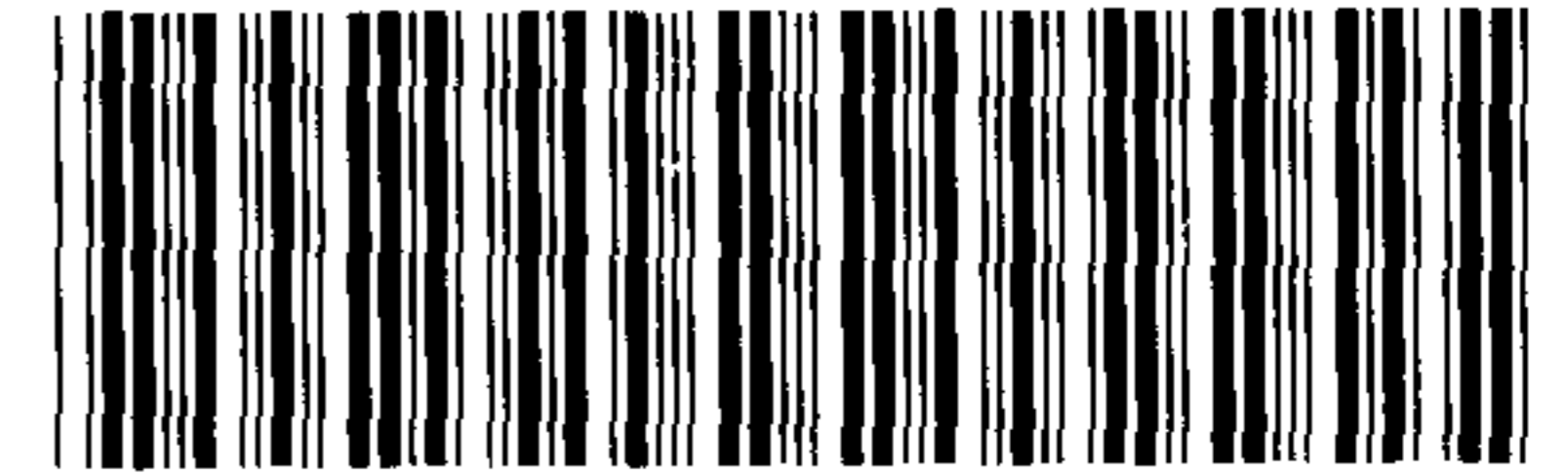
BEAUFORT COUNTY LA.  
ROUTING FORM 50682  
PP 6/6/19  
Land Records Official Date

FOR REGISTRATION REGISTER OF DEEDS  
Jennifer Leggett Whitehurst  
Beaufort County, NC  
June 06, 2019 12:43:14 PM  
Book 1991 Page 422-424  
FEE: \$26.00  
NC REVENUE STAMP: \$34.00  
INSTRUMENT # 2019002704

NORTH CAROLINA

BEAUFORT COUNTY

Return to: Jones & McKinney, PA  
Post Office Box 1945  
147 North Market Street  
Washington, NC 27889



INSTRUMENT # 2019002704

Revenue Stamps: \$34.00

This instrument prepared by Amanda S. McKinney,  
a licensed North Carolina attorney. Delinquent taxes,  
if any, to be paid by the closing attorney to the county  
tax collector upon disbursement of closing proceeds.

THIS DEED, made as of the 6<sup>th</sup> day of June, 2019, from CHERRY BASS BROOKS  
(who took title as Cherry Hall Bass) and husband, FREDERICK F. BROOKS, JR., whose address  
is Post Office Box 308, Chocowinity, NC 27817, hereinafter designated "Grantors" to JUDY H.  
THOMPSON, whose address is 158 Boss Hogg Ave, Belhaven, NC 27810, hereinafter designated  
"Grantee";

WITNESSETH:

That for and in consideration of the sum of TEN DOLLARS and other good and valuable  
considerations paid by Grantee to Grantors, the receipt of which is hereby acknowledged, Grantors  
have bargained and sold and by these presents sell and convey unto Grantee, her heirs and assigns,  
all that certain lot or parcel of land lying and being in Bath Township, Beaufort County, North  
Carolina, and more particularly described as follows:

TRACT ONE: BEGINNING at the North-northwest corner of  
the lot of G.T. Thorne and wife, Esther Thorne, of Tarboro, North  
Carolina, Edgecombe County, and a line marker between Dr. J.S.  
Rhodes and Henry E. Moore Estate, thence a North-northeast course  
67 feet 6 inches to another iron marker on the line of Dr. J.S. Rhodes  
and Henry E. Moore, being the North-northwest corner, thence East-  
southeast 75 feet parallel with Henry E. Moore property to an iron  
marker on the side of an existing street, bordering said property in  
description and being the East-southeast corner, thence with said

street a South-southeast course 63 feet 6 inches to another iron marker, being the South-southeast corner of aforesaid plot and the North-northeast corner of G.T. Thorne and wife, Esther Thorne, plot, thence a West north-west course with G.T. Thorne and wife, Esther Thorne, plot 75 feet to the beginning, containing 1/8 acres, more or less.

This conveyance is made subject to reservations as set out in Deed from Luther T. Peele and wife, Arlene B. Peele to Joseph G. Tetterton and wife, Elsie B. Tetterton, dated May 26, 1973, of record in the Office of the Register of Deeds of Beaufort County in Book 698, Page 104.

AND BEING the identical property conveyed by William H. Gray and wife, Malese M. Gray to Robert Morrison Hall, Sr. and wife, Melba Brooks Hall, as Tenants by the Entirety, a one half undivided interest, and to Russell Hoyett Bass, Jr. and wife, Cherry Hall Bass, as Tenants by the Entirety, a one-half undivided interest by deed recorded in Book 877, Page 444, Beaufort County Registry, to which Deed reference is made for more complete description. Reference is made to deed recorded in Book 1204, Page 390, Beaufort County Registry.

TRACT TWO: BEING a water access easement 10 feet in width and running from an unnamed alley and an existing path to a pier located or to be located at the water's edge of the Pamlico River, said easement being more particularly described as follows: BEGINNING at an iron pipe located in the northeasterly corner of the lot which was conveyed to Irma Marks by deed recorded in Book 736, Page 244, Beaufort County Registry, said iron pipe also being located in the northwesterly corner of the lot which was conveyed to Linwood R. Langley by deed recorded in Book 653, Page 637, Beaufort County Registry, as the same is shown on map of survey entitled "Easement Map for 10' Proposed Water Access Easement to the Pamlico River" dated August 29, 1996 by Jarvis Associates, P.A., a copy of which is attached hereto and incorporated herein by reference for a more complete and adequate description; running thence from said beginning point so located South 15 degrees 00' 00" West 116.20 feet to a point in a bulkhead located in the northerly edge of the Pamlico River; thence with said bulkhead South 57 degrees 39' 57" West 4.21 feet to a point and North 78 degrees 47' 16" West 7.16 feet to a point; thence leaving said bulkhead and running North 15 degrees 00' 00" East 119.55 feet to a point in the southerly edge of an unnamed alley; thence along the edge of said alley South 76 degrees 13' 01" East 10.00 feet to the point of beginning. Reference is made to Right of Way Deed recorded in Book 1079, Page 553, Beaufort County Registry. NO WARRANTIES OF TITLE, EITHER EXPRESS OR IMPLIED, ARE GIVEN WITH RESPECT TO THIS TRACT.

The above described property does ( ) does not (X) include the primary residence of the Grantors.

BUT, this property is being conveyed subject to the following:

1. Ad valorem taxes for the year 2019 and subsequent years; and
2. All easements, conditions, and restrictions of record, if any.

TO HAVE AND TO HOLD said property, together with all privileges and appurtenances thereunto belonging or in anywise appertaining unto Grantee, her heirs and assigns, in fee simple.

Grantors covenant that they are seized of the above-described property in fee and have the right to convey the same in fee simple, that the same is free and clear of all liens and encumbrances not set out above and that, except as to such liens and encumbrances, they will warrant and defend the title to the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantors have hereunto set their hands and seals, all as of the day and year first above mentioned.

Cherry Bass Brooks  
CHERRY BASS BROOKS

Frederick F. Brooks, Jr. (Seal)  
FREDERICK F. BROOKS, JR.

NORTH CAROLINA  
BEAUFORT COUNTY

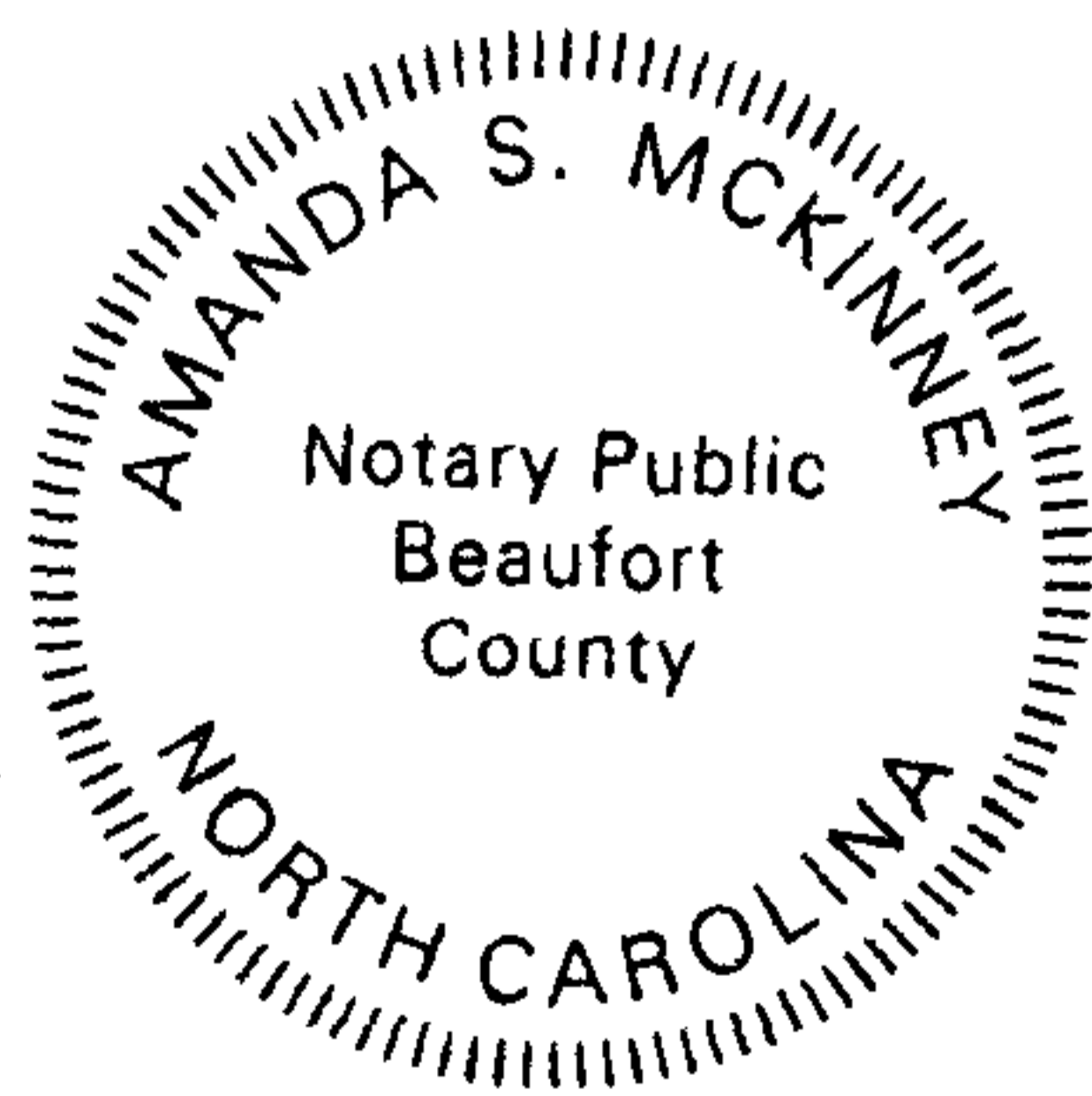
Before me, a Notary Public in and for the State and County aforesaid, personally appeared CHERRY BASS BROOKS and husband, FREDERICK F. BROOKS, JR. and acknowledged the due execution of the foregoing instrument for the purposes therein expressed.

Witness my hand and notarial seal this the 12th day of June, 2019.

Amanda McKinney  
Notary Public

My Commission expires:

9-30-2020



Amanda McKinney PC