

Prepared by: Edward H. Johnston, Jr., P.A.

103

STATE OF NORTH CAROLINA
COUNTY OF SCOTLAND

SCOTLAND COUNTY NC 08/07/97
\$256.00



Real Estate
Excise Tax

THIS DEED, made and entered into this 21st day of July, 1997, by and between LAWRENCE F. TAYLOR, Widower, of Sterling, Loudoun County, Virginia, party of the first part; to EDWARD J. BANTZ, SR. and wife, GAYLE J. BANTZ, 16000 Wildlife Lane, Wagram, North Carolina 28396, parties of the second part;

W I T N E S S E T H :

That the said party of the first part for and in consideration of the sum of TEN (\$10.00) DOLLARS and other valuable consideration paid to him by the said parties of the second part, the receipt of which is hereby acknowledged, has bargained and sold and by these presents does hereby bargain, sell and convey unto the said parties of the second part and their heirs and assigns, all of that certain tract or parcel of land lying and being in Spring Hill Township, Scotland County, North Carolina, and being more particularly described as follows:

Being all of Lot Number Thirty-Five (35), Block Nineteen (19), Section Forty (40) of Deercroft Subdivision, as shown, located and described on a map and survey prepared by Joseph F. Wampler Engineering, Inc., said map and survey being recorded in the Office of the Register of Deeds of Scotland County, North Carolina, in Book of Maps 9 at Page 137, reference to same being hereby made for a description of greater certainty.

It is understood and agreed that the above described lot is subject to those certain Restrictive Covenants dated November 6, 1980, which are recorded in Book 8P at Page 626, Scotland County Registry. Said lot is further subject to that Amendment to Restrictive Covenants, dated January 12, 1981, which is recorded in the Office of the Register of Deeds of Scotland County in Book 8R at Page 66. Said Restrictive Covenants together with the Amendment thereto are incorporated herein by reference.

EDWARD H. JOHNSTON, JR.
ATTORNEY AT LAW
P.O. BOX 1829
803 ATKINSON STREET
LAURINBURG, N.C. 28556

This lot is also subject to such building setbacks and easements as are shown on the plat referred to above.

The above described lot was conveyed to Lawrence F. Taylor and wife, Carole A. Taylor, by Deercroft, Inc. by deed dated September 28, 1994 and recorded in Deed Book 15-L, Page 104, Scotland County Registry.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereunto belonging to the said parties of the second part and their heirs and assigns in fee simple forever.

And the said party of the first part does covenant that he is seized of said lands in fee and has the right to convey the same in fee simple; that said lands are free and clear of all encumbrances except for the above referred to restrictive covenants; and that he will forever warrant and defend the title hereby conveyed against the claims of all persons whomsoever.

IN TESTIMONY WHEREOF, the said party of the first part has hereunto set his hand and seal on this the day and year first above written.

Lawrence F. Taylor (SEAL)
LAWRENCE F. TAYLOR

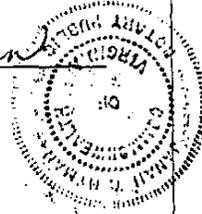
BOOK _____ FILED
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AUG 7 1 33 PM '97
JANE P. CALAHAN
REGISTER OF DEEDS
SCOTLAND COUNTY, N.C.

STATE OF VIRGINIA
COUNTY OF Fairfax

I, Janai Y. Hyman, a Notary Public of the State and County aforesaid, do hereby certify that LAWRENCE F. TAYLOR, Widower, personally appeared before me this day and acknowledged the due execution of the foregoing deed for all purposes and intents therein contained.

WITNESS my hand and notarial seal this 29th day of July, 1997.

Janai Y. Hyman
Notary Public



My Commission Expires:
March 31, 1999

STATE OF NORTH CAROLINA
COUNTY OF SCOTLAND

The foregoing certificate of Janai Y. Hyman, a Notary Public in and for the aforesaid State and County, with the Notary's Official Seal thereto affixed, is certified to be correct. This instrument was presented for registration and recorded in this office in Book 484 at Page 116.

This the 7th day of August, 1997, at 1:31 o'clock — p.m.

Jane P. Callahan
JANE P. CALLAHAN
REGISTER OF DEEDS
SCOTLAND COUNTY
NORTH CAROLINA