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BOOK 1723 PAGE 145(3) 239652

Filed: 06/27/2016 04:29:18 PM
Linda W. Douglas, Register of Deeds
Richmond County, NC
Linda W. Douglas
Tax: $100.00

RICHMOND COUNTY NC
JUN 27 2016
State of North Carolina
$ 100.00
Real Estate Excise Tax

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: $100.00

Parcel Identifier No.: 748304903209 Verified by _____ County on the _____ day of _____, 20___
By:_____

Mail/Box to: Jimmy Collins, 117 Amanda Lane, Rockingham, NC 28379
This instrument was prepared by: PRELIPP & SCOTT
Brief Description for the Index:

~~114 E. Franklin St.~~ Rm. #107
Rockingham, NC 28379
910-997-8277

THIS DEED made this 22nd day of June, 2016, by and between

GRANTOR	GRANTEE
MARY LOUIS WEATHERFORD, **Unmarried**	**JIMMY COLLINS** **Unmarried** **of 117 Amanda Lane** **Rockingham, NC 28379**

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

WITNESSETH, that the Grantor, for a 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 Grantee in fee simple, all that certain lot or parcel of land situated in the Rockingham Township, Richmond County, North Carolina and more particularly described as follows:

SEE ATTACHED LEGAL DESCRIPTION

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1537, Page 367.

A map showing the above described property is recorded in Plat Slide 754-G.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple:

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And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the rights 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, other than the following exceptions:

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

Mary Louise Weatherford

MARY LOUISE WEATHERFORD

State of North Carolina - County of Iredell

I, the undersigned Notary Public of the County and State aforesaid, certify that Mary Louise Weatherford, personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purpose therein expressed. Witness my hand and Notarial stamp or seal this 25 day of June, 2016.

My Commission Expires:
9/28/2019

ERIC SMITH
NOTARY
My Comm. Exp.
9-28-2019
PUBLIC
IREDELL COUNTY, NC

Notary Public

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EXHIBIT "A"

BEING all of Lot 1, containing 2.027 acres, according to the Plat surveyed for Lonnie R. Weatherford by James L. Haines and Associates, on March 9, 2010, which plat is recorded in Slide 754-G of the Plat Cabinet in the Office of the Register of Deeds for Richmond County, is by reference incorporated herein, and made a part of this instrument.

This conveyance is subject to any and all easements, restrictions, rights of way of record and any applicable zoning ordinances.

For prior title reference see Deed Book 1537, Page 367, Richmond County Registry.