

Issued Aug 28 2008
\$130.00
State of PAMLICO
North Carolina County
Real Estate Excise Tax

FILED in PAMLICO County, NC
on Aug 28 2008 at 03:35:21 PM
by: SUE H. WHITFORD
REGISTER OF DEEDS
BOOK 477 PAGE 515

Excise Tax \$ 130⁰⁰ 0.00

Recording Time, Book and Page

Tax Lot No. _____ Parcel Identifier No. _____
Verified by _____ County on the _____ day of _____, 2005
by _____

Mail after recording to _____
This instrument was prepared by WILLIAM H. HOLLOWS ← RETURNED TO
DATE RETURNED 9-1-06
Brief Description for the index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 10th day of August, 2006, by and between

GRANTOR

CDKP Development, Inc., a North Carolina Corporation

GRANTEE

JOHN W. McDANEL and wife,
AMANDA H. McDANEL
310 TRUXTON ST
KILL DEVIL HILLS, NC
27948

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g., corporation or partnership.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, 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 City of Bayboro, Number Eight Township, Pamlico County, North Carolina and more particularly described as follows:

BEING all of Lot Number Forty-Seven (47) of Bay Winds Subdivision, Section Three.

This conveyance is made subject to the Restrictive Covenants recorded in Book 477, Page 495, Pamlico County Registry.

A map showing the above described property is recorded in Plat Cabinet A, Slide 150-18.

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

BOOK 477 PAGE 516

A map showing the above described property is recorded in Plat Cabinet _____, Slide _____

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.

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 hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

Restrictive Covenants referred to above.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

CDKP DEVELOPMENT, INC. (SEAL)
By: Philip Hedrick (SEAL)
President

SEAL-STAMP STATE OF NORTH CAROLINA, COUNTY OF CRAVEN
I, William H. Hollins, a Notary Public of the County and State aforesaid, certify that PHILIP HEDRICK personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this ___ day of ___, 2006.

My commission expires:

SEAL-STAMP NORTH CAROLINA, CRAVEN County.
I, William H. Hollins, a Notary Public of the County and State aforesaid, certify that PHILIP HEDRICK personally came before me this day and acknowledged that he/she is PHILIP HEDRICK of CDKP DEVELOPMENT, INC., a North Carolina corporation, and that by authority duly given and as the act of the corporation, the foregoing instrument was signed in its name by him. Witness my hand and official stamp or seal, this 10 day of August, 2006.
My commission expires: February 20, 2010
William H. Hollins Notary Public



The foregoing Certificate(s) of _____

is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

REGISTER OF DEEDS FOR Pamlico COUNTY

By _____ Deputy/Assistant-Register of Deeds.