

B Stanley



FILE # 1466142

NORTH CAROLINA, CARTERET COUNTY  
This instrument and this certificate are duly filed at  
the date and time and in the Book and Page shown  
on the first page hereof.

Joy Lawrence, Register of Deeds  
By *[Signature]*  
Asst. Deputy, Register of Deeds

FOR REGISTRATION REGISTER OF DEEDS  
Joy Lawrence  
Carteret County, NC  
November 22, 2013 01:22:16 PM  
JL DEED 3 P  
FEE: \$26.00  
NC REVENUE STAMP: \$750.00  
FILE # 1466142

150.00

STATE OF NORTH CAROLINA  
COUNTY OF CARTERET

DEED  
Tax PIN 6305.03.00.3143000  
Property Address:  
274 Live Oak Road, Newport, NC 28570

THIS DEED, Made this the 20<sup>th</sup> day of November, 2013, by and between KENNETH C. WEST and wife, JACKIE N. WEST, of P. O. Box 4063, Emerald Isle, NC 28594, parties of the first part; and JOHN TURNER WALSTON, JR. and wife, JANE BOWMAN WALSTON, of 2503 Pine Needles Road, Goldsboro, NC 27534, and NORMAN RAY WOOTEN, JR. and wife, CATHERINE WALSTON WOOTEN, of 1403 St. James Place, Kinston, NC 28504, parties of the second part;

WITNESSETH:

NOW, THEREFORE, the said parties of the first part, in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration paid by the said parties of the second part, the receipt of which is hereby acknowledged, have bargained and sold and by these presents do bargain, sell and convey to the said parties of the second part, their heirs and assigns, all right, title and interest in and to that certain lot or parcel of land situate in White Oak Township, Carteret County, North Carolina, more particularly described as follows:

BEING ALL OF LOT 1, EMERALD VIEW SUBDIVISION AS THE SAME IS SHOWN ON A PLAT PREPARED BY BELL AND PHILLIPS SURVEYORS, PLLC, AS RECORDED IN MAP BOOK 30, PAGE 919, CARTERET COUNTY REGISTRY, REFERENCE TO SAID PLAT BEING MADE FOR GREATER CERTAINTY OF DESCRIPTION.

PREPARED BY: John Turner Walston, Attorney at Law, Goldsboro, North Carolina

(3)

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THERE IS ALSO CONVEYED an appurtenant easement to run the said lot's (Lot 1) septic tank lines, effluent and waste discharge from said lot over and through the sewer easements shown on the Map recorded in Map Book 30, Page 883, to the nitrification and repair area set aside and dedicated for said lot as appropriately numbered with the corresponding number of the lot, as shown on said recorded plat, with the nitrification and repair area easement for this lot being described by metes and bounds description as set forth in that certain Septic Tank Easements for Emerald View Subdivision dated January 23, 2006, recorded in Book 1154, Page 243 of the Carteret County Registry, reference to which is hereby made.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1166, Page 87.

THIS CONVEYANCE IS MADE SUBJECT TO the following:

- (1) Restrictive Covenants as recorded in Book 1159, Page 351, Carteret County Registry;
- (2) Sewer easements, on site nitrification and repair area easement;
- (3) The rights and responsibilities with regard to construction, maintenance and costs and assessments associated therewith, with said easements being appurtenant to said lot conveyed herein; and
- (4) 2013 Carteret County property taxes which are to be prorated between the parties.

This is not the primary residence of the parties of the first part.

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, their heirs and assigns, to their only use and behoof forever, as follows: a one-half ( $\frac{1}{2}$ ) undivided interest to John Turner Walston, Jr. and wife, Jane Bowman Walston, as tenants by the entireties, and a one-half ( $\frac{1}{2}$ ) undivided interest to Norman Ray Wooten, Jr. and wife, Catherine Walston Wooten, as tenants by the entireties.

And the said parties of the first part covenant for themselves and their heirs and assigns, to and with the parties of the second part, their heirs and assigns, that they are seized of said premises in fee and have the right to convey the same in fee simple; that the same are free and clear from all

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encumbrances, except as noted above; and that they will warrant and defend the title to the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the parties of the first part have hereunto set their hands and seals, this the day and year first above written.

Kenneth C. West (SEAL)  
Kenneth C. West

Jackie N. West (SEAL)  
Jackie N. West

STATE OF NORTH CAROLINA

COUNTY OF CARTERET

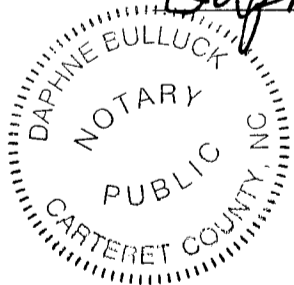
I, Daphne Bulluck, a Notary Public in and for said State and County, do hereby certify that the following persons each personally appeared before me this day, acknowledging to me that they signed the foregoing document: KENNETH C. WEST and wife, JACKIE N. WEST.

WITNESS my hand and official seal, this the 21 day of November, 2013.

My commission expires:

11/28/2017  
affix notary seal here

Daphne Bulluck  
Notary Public



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