



Doc ID: 004802530003 Type: CRP
Recorded: 06/26/2017 at 01:19:24 PM
Fee Amt: \$276.00 Page 1 of 3
Revenue Tax: \$250.00
Lenoir County, NC
Pam Rich Register of Deeds

BK **1805** PG **750-752**

OFFICE OF LENOIR COUNTY
TAX ADMINISTRATOR
by SVR
date 6-26-17

INDEXED

Prepared By: Frank G. Swindell, Jr. ✓

NORTH CAROLINA

LENOIR COUNTY

GENERAL WARRANTY DEED

Tax Parcel No.: 452505190669
Excise Stamps: \$250.00

THIS DEED made this 30th day of May, 2017, by and between **WILLIAM W. WHITTINGTON, by and through his Attorney-in-Fact, WILLIAM WYNN WHITTINGTON**, as recorded in Deed Book 1796, Page 148, Lenoir County Registry, and wife, **MARY J. WHITTINGTON, by and through her Attorney-in-Fact, WILLIAM WYNN WHITTINGTON**, as recorded in Deed Book 1796, Page 157, Lenoir County Registry, hereinafter referred to in the masculine and singular as "Grantor"; and **SHELBY JEAN BANNISTER**, with an address of 847 Westminster Ln., Kinston, NC 28501, hereinafter referred to in the masculine and singular as "Grantee".

WITNESSETH:

That Grantor, for a valuable consideration paid by Grantee, the receipt of which is hereby acknowledged, has sold, and by these presents, does grant, bargain, sell and convey unto Grantee, his heirs, successors and assigns, that parcel of land lying and being in Kinston Township, Lenoir County, North Carolina, and more particularly described as follows:

BEING Lot Number 16 as depicted on a map entitled "MAP FOR RECORD, WESTMINSTER TOWNHOMES, BLDG. 5," as depicted on a map prepared by Stroud Land Surveying Co., dated December 10, 1986,

[1]

3

\$250 STP

appearing of record in Plat Cabinet 3, Page 45, Lenoir County Registry, reference to which is hereby made for a more detailed description.

The foregoing parcel is conveyed subject to the "DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF WESTMINSTER TOWNHOMES" dated February 14, 1985, appearing in Book 818, Page 595, and amended in Book 820, Page 781, Lenoir County Registry.

TO HAVE AND TO HOLD the aforesaid parcel of land and all privileges and appurtenances thereto belonging to the Grantee, his heirs, successors and assigns in fee simple forever.

And the Grantor covenants with the Grantee, his heirs, successors and assigns, that Grantor is seized of said premises in fee, has the right to convey the same in fee simple, that the same are free from all encumbrances, and that Grantor will warrant and defend the title against the claims of all persons whomsoever, subject to valid and enforceable easements, rights-of-way and restrictions of record, if any, and a pro rata share of the current year's ad valorem property taxes and such additional specific exceptions as may be herein stated.

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

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, the day and year first above written.

William W. Whittington by and through his attorney in fact William Wynn Whittington

(SEAL)

WILLIAM W. WHITTINGTON,
by and through his Attorney-in-Fact,
WILLIAM WYNN WHITTINGTON, as
recorded in Deed Book 1796, Page 148,
Lenoir County Registry

Mary J. Whittington by and through her attorney in fact William Wynn Whittington

(SEAL)

MARY J. WHITTINGTON,
by and through her Attorney-in-Fact,
WILLIAM WYNN WHITTINGTON, as
recorded in Deed Book 1796, Page 157,
Lenoir County Registry

NORTH CAROLINA
LENOIR COUNTY

I, Janet C. Smith, a Notary Public for said County and State, do hereby certify that **WILLIAM WYNN WHITTINGTON, Attorney-in-Fact for WILLIAM W. WHITTINGTON and MARY J. WHITTINGTON**, personally appeared before me this day, and being by me duly sworn, says that he executed the foregoing and annexed instrument for and in behalf of the said WILLIAM W. WHITTINGTON and MARY J. WHITTINGTON, and that his authority to execute and acknowledge said instrument is contained in an instrument duly executed, acknowledged, and recorded in the office of the Register of Deeds in the County of Lenoir, State of North Carolina, on the 28th day of February, 2017, and that this instrument was executed under and by virtue of the authority given by said instrument granting him power of attorney.

I do further certify that the said WILLIAM WYNN WHITTINGTON acknowledged the due execution of the foregoing and annexed instrument for the purposes therein expressed for and in behalf of the said WILLIAM W. WHITTINGTON and MARY J. WHITTINGTON.

Witness my hand and official seal, this the 31 day of May, 2017

Janet C. Smith
NOTARY PUBLIC

MY COMMISSION EXPIRES:

9-2-2018

