

Type: CRP
Recorded: 7/13/2021 4:31:38 PM
Fee Amt: \$136.00 Page 1 of 3
Revenue Tax: \$110.00
Wilson, NC
Lisa J. Stith Register of Deeds

BK 2907 PG 482 - 484

Revenue: \$ 110.00

NORTH CAROLINA GENERAL WARRANTY DEED

Mail/Box to: Grantee

The



Law Office

This instrument prepared by DeLeon Parker, Jr., a licensed North Carolina attorney. Delinquent taxes, if any, to be paid by the closing attorney to the county Tax Collector upon disbursement of the closing proceeds.

Brief description for the index: Parcel ID: 3711695204.000, PIN: 3711-69-5204-000

THIS Deed made this date hereinbelow executed, by and between:

GRANTOR

**RMT INVESTMENTS, LLC A NORTH CAROLINA
LIMITED LIABILITY COMPANY**
5088 Oak Level Rd
Rocky Mount, North Carolina 27803

GRANTEE

**EQUITY TRUST COMPANY CUSTODIAN FBO AARON
MOLINA IRA**
*1213 Tarboro St.
Wilson, NC 27893*

If checked, the property includes the primary residence of the grantor per NCGS [105-317.2.

This 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 Wilson, Wilson County, North Carolina and more particularly described as follows:

File No: 5897-CCD Parcel ID: 3711-69-5204-000 PIN ID: 3711 69 5204 000

KNOWN AS 1213 Tarboro St., Wilson County, Wilson, North Carolina, and being bounded on the east by Lot 32 and on the west by property of K. G. Winstead as shown on the map hereinafter referred to, and facing 75 feet on Tarboro Street and runs back between parallel lines a distance of 140 feet and being a part of Lot No. 33 of the Scythia D. Boswell Property as shown by a map prepared by T.C. Felton, Engineer in January, 1949, said map being duly recorded in Plat Book 6, Page 13 in the office of the

submitted electronically by "Justin Taylor, Attorney at Law, PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Wilson County Register of Deeds.

Register of Deeds of Wilson County. Being Tract #1 of that property conveyed to P.W. Whitfield, Jr. by Deed recorded in Book 1121, Page 265, Wilson County Registry.

BEING Parcel 15 of the property described in that instrument recorded in Book 2706, Page 815, Wilson County Registry.

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:

- Ad valorem taxes for the current year which are prorated between the parties as of the date of closing.
- Easements, restrictions, and rights of way of record.

SIGNATURES BEGIN ON THE FOLLOWING PAGE.

IN WITNESS WHEREOF, the Grantor has hereunto caused this instrument to be signed, the day and year first above written.

RMT Investments, LLC a North Carolina Limited Liability Company


By: J. Marvin Shearin, II, Manager Member

NORTH CAROLINA, COUNTY, Nash

I, Catherine B Ipoek, a Notary Public of the aforesaid County and State, do hereby certify that **J. Marvin Shearin, II, Manager Member**, on behalf of **RMT Investments, LLC a North Carolina Limited Liability Company** personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 7 day of July, 2021.

Catherine B Ipoek
Notary Public

My commission expires on: _____

CATHERINE B IPOCK
Notary Public, North Carolina
Nash County
My Commission Expires
May 14, 2025