



Doc ID: 002518950003 Type: CRP
Recorded: 10/22/2010 at 04:45:13 PM
Fee Amt: \$25.00 Page 1 of 3
Excise Tax: \$0.00
Granville County, NC
Kathy M. Adcock Reg of Deeds

BK **1370** PG **33-35**

I certify that there are no delinquent ad valorem taxes, or other taxes which the Granville County Tax Collector is charged with collecting, that are a lien on:

Parcel Identification Number: 190504814964
This is not a certification that this Granville County Parcel Identification Number Matches this deed description. 190504912904
JC Smith 10-22-10
Tax Collector's Signature Date

PREPARED BY: Royster, Cross & Hensley, LLP (DWH/irw) P. O. Box 1168, Oxford, NC 27565
Return to: Grantee
No Taxable Consideration

NORTH CAROLINA

GRANVILLE COUNTY

DEED

THIS DEED made this the 3rd day of OCTOBER, 2010, by and between
**RALPH THROCKMORTON and wife, APRIL CREWE-THROCKMORTON, and
GEORGE EDWARD THROCKMORTON, divorced, Grantor, to ADA MARIE FAIRLEY**
(218 Deerpath St. Ozark, AL 36360), Grantee;

WITNESSETH:

THAT Grantor, for the purposes of dividing the property given to the parties herein by Josie Lee Throckmorton, does give, grant, and convey to Grantee a certain tract or parcel of land situate in Granville County, North Carolina, and more particularly described as follows:

A certain tract or parcel of land situate in Granville County, North Carolina, and more particularly described as follows:

Being all of two lots or parcels of land in the Henry Hobgood home place subdivision, known as Lot No. 1, containing 7.85 acres and the northern half of Lot No. 11, containing 3.875 acres according to plat of record in Plat Book 2, page 114, Granville County Registry.

Also conveyed with this is a right-of-way for ingress, egress and regress across the
ROYSTER, CROSS & HENSLEY, LLLP, Attorneys at Law, P.O. Drawer 1168, Oxford, NC 27565

property of George Throckmorton and Viola T. Villins which lies between Lot No. 2 and the Cornwall Road. For further reference see Book 654, page 624, Granville County Registry.

For further reference see Book 1097, Page 61, Granville County Registry. (120053-NO TITLE CERTIFICATION)

No portion of the property herein conveyed includes the primary residence of a Grantor.

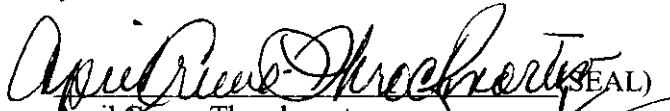
TO HAVE AND TO HOLD the aforesaid tract or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

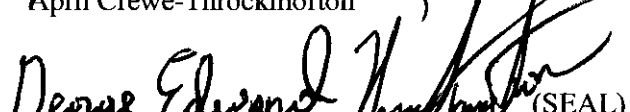
And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances.

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.

IN WITNESS WHEREOF, the Grantor has hereunto set their hands and seals, the day and year first above written.

 (SEAL)
Ralph Throckmorton

 (SEAL)
April Crewe-Throckmorton

 (SEAL)
George Edward Throckmorton

STATE OF Virginia
COUNTY Henrico City of Richmond

I, Sandra Denise Pauter, a Notary Public, in and for the State and County aforesaid, do hereby certify that Ralph Throckmorton and wife, April Crewe-Throckmorton, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and Notarial Seal, this the 3rd day of October, 2010

Sandra Denise Pauter
362218 Notary Public

My commission expires: May 31, 2013

STATE OF Virginia
COUNTY Henrico

I, Sandra Denise Pauter, a Notary Public, in and for the State and County aforesaid, do hereby certify that George Edward Throckmorton personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and Notarial Seal, this the 5th day of October, 2010

Sandra Denise Pauter
362218 Notary Public

My commission expires: May 31, 2013