

FRANKLIN COUNTY NC 02/25/2002

\$70.00

Real Estate
Excise TaxLINDA H. STONE, REGISTER OF DEEDS
FRANKLIN COUNTY, NC

FILED: FOR REGISTRATION

DATE: February 25, 2002

TIME: 10:30 A.M.

BOOK: 1255

PAGE: 907-908

Excise Tax \$ 70.00

Recording Time, Book and Page

Tax Lot No. 6678

Parcel Identifier No.

Verified by County on the day of
by

Mail after recording to Warren Perry & Anthony, 343 South White Street, Wake Forest, NC 27587

This instrument was prepared by Warren Perry & Anthony, 343 South White Street, Wake Forest, NC 27587

Brief description for the Index

LT 20, Franklin Vineyards

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 14th day of February 2002, by and between

GRANTOR

Alice Bays

GRANTEE

William E. McGee, Jr.
and wife,
Glenda W. McGee220 Flat Rock Drive
Louisburg, NC 27549

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 Youngsville Township, Franklin County, North Carolina and more particularly described as follows:

Being all of Tract 20 containing 3.56 acres of Franklin Vineyards as shown on that plat recorded Map File 2, Slide 91-A, Franklin County Registry.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1019, Page 979

A map showing the above described property is recorded in Plat Book page.....

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:

1. Right of Way of 60' Easement as shown on plat recorded in Map File 2, Slide 91-A.

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.

By: _____
 _____ President
 ATTEST: _____
 _____ Secretary (Corporate Seal)

USE BLACK INK ONLY

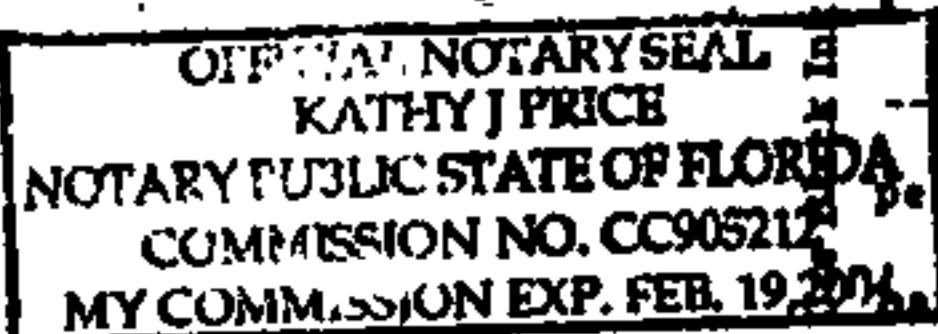
Alice Bays (SEAL)
 Alice Bays

SEAL-STAMP

NORTH CAROLINA, _____ County.

State of Florida

Alice Bays



I, a Notary Public of the County and State aforesaid, certify that _____ Grantor,

personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 14th day of February 2002

My commission expires: _____ Notary Public
Kathy J. Price
 Kathy J. Price, Notary Public

SEAL-STAMP

NORTH CAROLINA, _____ County.

I, a Notary Public of the County and State aforesaid, certify that _____

personally came before me this day and acknowledged that _____ he is _____ Secretary of

_____ 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 its _____

President, sealed with its corporate seal and attested by _____ as its _____ Secretary.

Witness my hand and official stamp or seal, this _____ day of _____

My commission expires: _____ Notary Public

North Carolina - Franklin County

The foregoing Certificate(s) of _____ Kathy J. Price, a Notary Public

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.

By Linda H. Stone *Linda H. Stone* REGISTER OF DEEDS FOR Franklin COUNTY
Carol Coley Deputy/Assistant - Register of Deeds

CARD