

WAKE COUNTY. NC 48
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
06/28/2011 AT 10:22:28

BOOK:014386 PAGE:00187 - 00190

NORTH CAROLINA NON-WARRANTY DEED

Excise Tax: \$ 0.00

Parcel Identifier No. 0176676 Verified by _____ County on the _____ day of _____, 20____
By: _____

Mail/Box to: Grantee

This instrument was prepared by: Mitchell & Assoc. Law Firm, PLLC, Durham, NC 27713(11-1812)

~~Return to: Eastern Alliance Title Services~~
Brief description for the Index: LOT 110, PH 6, JONES DAIRY FARM SUBDIVISION

THIS DEED made this 21st day of June, 2011, by and between

GRANTOR	GRANTEE
Shahida V. Anderson aka Sha Anderson and husband, Richard H. Anderson 920 Fairlong Rd Wake Forest, NC 27587	Richard H. Anderson and wife, Shahida Vardine Anderson 920 Fairlong Rd Wake Forest, NC 27587

Enter in appropriate block for each Grantor and Grantee: name, mailing 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 Wake Forest, _____ Township, Wake County, North Carolina and more particularly described as follows:
See Attached

The property hereinabove described was acquired by Grantor by instrument recorded in Book 11921 page 1934.
All or a portion of the property herein conveyed X includes or _____ does not include the primary residence of a Grantor.

11-1812

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.

The Grantor makes no warranty, express or implied, as to title to the property hereinabove described.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be duly executed and delivered.

(Corporate Name)

By: _____
President

ATTEST:

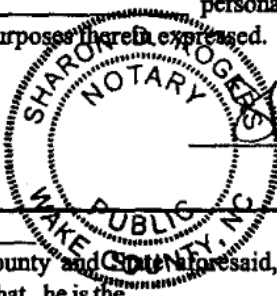
Secretary (Corporate Seal)
(SEAL)

Shahida V. Anderson aka Sha Anderson
Shahida V. Anderson aka Sha Anderson (SEAL)

Richard H. Anderson
Richard H. Anderson (SEAL)

(SEAL)

State of North Carolina - County of Wake
I, the undersigned Notary Public of the County and State aforesaid, certify that Shahida V. Anderson aka Sha Anderson and husband, Richard H. Anderson personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 21st day of June, 2011.
My Commission Expires: 11-13-2011



Sharon D. Rogers
Notary Public

State of North Carolina - County of _____
I, the undersigned Notary Public of the County and State aforesaid, certify that _____ personally came before me this day and acknowledged that he is the _____ of _____, a North Carolina or _____ corporation/limited liability company/general partnership/limited partnership (strike through the inapplicable), and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this _____ day of _____, 20____.
My Commission Expires: _____
Notary Public

State of North Carolina - County of _____
I, the undersigned Notary Public of the County and State aforesaid, certify that _____

Witness my hand and Notarial stamp or seal, this _____ day of _____, 20____.
My Commission Expires: _____
Notary Public

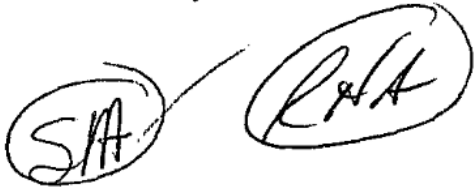
The foregoing Certificate(s) of _____ is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

By: _____ Register of Deeds for _____ County
Deputy/Assistant - Register of Deeds

ATTACHMENT

BEING all of Lot 110, Phase 6, JONES DAIRY FARM SUBDIVISION, as shown by map and survey recorded in Book of Maps 1989, Page 326, Wake County Registry.

Title to the property is neither warranted nor guaranteed by preparer of this instrument. No legal advice was given to any grantor. Information contained in this instrument was provided to preparer by an agent for Grantor(s) or Grantee(s), the preparer of this instrument makes no representation as to: the status of title; property use; any zoning regulations concerning described property herein conveyed; or any matter except the validity of the form of this instrument. Preparer has no knowledge, and has not undertaken, a boundary survey for the property. PREPARER IS NOT CONDUCTING THE CLOSING OR RESPONSIBLE FOR CLOSING, NOR THE EXECUTION OF THIS DOCUMENT, the validity of any power of attorney which may be used, or other authority of any signatory to this instrument, the collection of taxes nor the recording of this instrument. Preparer is not responsible for any typed or hand-written additions which may be made after creation of the document.

Two handwritten signatures are present. The first signature, on the left, is 'SJA' enclosed in a circle. The second signature, on the right, is 'RJA' enclosed in a circle. A horizontal line connects the two circles.



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Yellow probate sheet is a vital part of your recorded document.
Please retain with original document and submit for rerecording.



Wake County Register of Deeds
Laura M. Riddick
Register of Deeds

This Customer Group _____
of Time Stamps Needed

This Document _____
New Time Stamp
of Pages 48