


2007003848


 TRANSYLVANIA CO, NC FEE \$20.00
NO TAXABLE CONSIDERATION
 PRESENTED & RECORDED:
 05-16-2007 02:40:59 PM
 CINDY M OWNBEY
 REGISTER OF DEEDS
 BY: KARIN SMITH
 DEPUTY REGISTER OF DEEDS
BK: DOC 408
PG: 209-211

NORTH CAROLINA GENERAL WARRANTY DEED

Revenue \$-0- _____

Tax Lot No. _____ Parcel Identifier No. _____

Verified by _____ County on the ____ day of _____, 20
by _____

Mail after recording to **WHITE & DALTON, 602 S. Caldwell Street, Brevard, NC 28712**
 This instrument was prepared by **William R. White, WHITE & DALTON**

Brief Description for the index Unit 9, Lot 98A, Connestee Falls

THIS DEED made this 4th day of May, 2007, by and between

| GRANTOR | GRANTEE |
|--|---|
| <p>J. OGDEN OWENS and wife, JACQUELINE R. LEWIS</p> | <p>J. OGDEN OWENS and wife, JACQUELINE R. LEWIS (To Create a Tenancy by the Entireties)</p> <p>481 Kanasgowa Drive Brevard, NC 28712</p> |

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 **Dunns Rock Township, Transylvania** County, North Carolina and more particularly described as follows:

BEING AND COMPREHENDING ALL OF THAT CERTAIN PROPERTY DESCRIBED ON THE PAGE ATTACHED HERETO, DESIGNATED AS EXHIBIT "A" AND INCORPORATED HEREIN BY REFERENCE.

THE PURPOSE OF THIS DEED IS TO CREATE A TENANCY BY THE ENTIREITIES IN THE GRANTEES, J. OGDEN OWENS and wife, JACQUELINE R. LEWIS.

The property hereinabove described was acquired by Grantor by instrument recorded in Deed Book 408 at Page 645.

A map showing the above described property is recorded in Plat File 6 at Slide 405.

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:

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.

J. Ogden Owens (SEAL)
J. OGDEN OWENS

Jacqueline R. Lewis (SEAL)
JACQUELINE R. LEWIS

SEAL-STAMP

STATE OF NORTH CAROLINA
COUNTY OF TRANSYLVANIA

I, Paulette Owen a Notary Public of the County and State aforesaid, certify that J. OGDEN OWENS and JACQUELINE R. LEWIS, Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 16 day of May, 2007.

PAULETTE OWEN
Notary Public
Transylvania County, NC
My Commission Expires May 15, 2011

My commission expires: 5-15-2011

Paulette Owen Notary Public

SEAL-STAMP

STATE OF NORTH CAROLINA
COUNTY OF Transylvania

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 _____ 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 in the Book and Page shown on the first page hereof.

_____ REGISTER OF DEEDS FOR _____ COUNTY

By _____ Deputy/Assistant-Register of Deeds.

EXHIBIT "A"

BEING ALL of Lot 98A of Unit 9, of Connestee Falls Development as shown by a plat thereof recorded in Plat File 6, Slide 405, Records of Plats for Transylvania County, North Carolina.

SUBJECT to the Declaration of Restrictive Covenants as recorded in Deed Book 189, Page 443, Transylvania County Registry, as amended by Amendment to the Declaration of Restrictive Covenants recorded in Deed Book 190, Page 437, Transylvania County Registry, and all other valid amendments thereto, including the revised, amended and restated Declaration recorded in Deed Book 289, Page 107, Transylvania County Registry, as amended by Amendment to the Declaration of Restrictive Covenants recorded in Deed Book 320, Page 389, Transylvania County Registry and by supplemental Declarations of Restrictive Covenants of record in the Transylvania County Registry.

SUBJECT to a right of entry as set out in Deed Book 204, Page 157, Transylvania County Registry.

THIS CONVEYANCE is made subject to the rights of way of all roads which may presently traverse the property, to all road rights of way which may presently appear of record, to the rights of way of all utility lines which may presently traverse the property and to all rights of way for public utilities which may presently appear of record.