

STATE OF NORTH CAROLINA,  
COUNTY OF TRANSYLVANIA.

THIS DEED PREPARED BY  
Ramsey, Hill, Smart, Ramsey & Hunt, P. A.  
Ralph H. Ramsey, Jr.  
Attorneys

235 149

THIS DEED, made this 6th day of March, 1979, by CONNESTEE FALLS DEVELOPMENT CORPORATION, a North Carolina corporation, party of the first part, to JOEL A. HUNT and Wife, REBECCA B. HUNT,  
2934 Admiral's Walk, Orange Park, Florida - 32703,  
parties of the second part,

WITNESSETH:

That the said party of the first part, in consideration of the sum of Seven Thousand Five Hundred  
and 00/100 - - - - - Dollars (\$ 7,500.00 ) and other good  
and valuable considerations to it paid by the parties of the second part, the receipt of which is hereby  
acknowledged, has given, granted, bargained, sold and conveyed, and by these presents does give, grant,  
bargain, sell, convey and confirm unto the said parties of the second part, and their heirs, or  
successors and assigns, subject to any limitations, easements and reservations set out herein, the following  
particularly described real estate located in the Township of Dunns Rock, County of Trans-  
sylvania, North Carolina, to-wit:

Being all of Lot No. 22 of Unit 6 of Connestees Falls De-  
velopment as shown by plat thereof recorded in Plat Book 4, pages 70-70C,  
Records of Plats for Transylvania County, North Carolina.

TO HAVE AND TO HOLD the aforesaid piece, parcel or lot of land and all privileges and ap-  
purtenances thereto belonging, unto the said parties of the second part, their heirs, successors  
or assigns, to their only use and behoof forever, subject, nevertheless, to the reservations and restric-  
tive and protective covenants hereinafter set out.

It is understood and agreed that the property hereinabove described is conveyed subject to the  
privileges and mutual and beneficial restrictions, covenants, equitable servitudes and charges set forth in  
that certain Declaration of Restrictive Covenants by Connestees Falls Development Corporation, dated May  
25, 1971, and recorded in Book 189, page 443, Records of Deeds for Transylvania County, North Carolina, as  
amended by that certain Amendment to The Declaration of Restrictive Covenants, dated August 18, 1971,  
and recorded in Book 190, page 437, Records of Deeds for Transylvania County, North Carolina, and by  
Supplemental Declarations of Restrictive Covenants of record in the office of the Register of Deeds for  
Transylvania County, North Carolina.

It is further understood and agreed that the party of the first part retains a Right of Entry on the  
property hereinabove described for the purpose of completing promised improvements and other related  
purposes, until such promised improvements have been completed or until the date upon which the party of  
the second part's last payment would have been made under the Agreement for Deed made between the  
parties hereto without prepayment, whichever is the later date.

And the said party of the first part, for itself, and its successors and assigns, covenants with the said  
parties of the second part, their heirs, or successors and assigns, that it is seized of said premises  
in fee and has full right and power to convey the same in fee simple; that said land and premises are free from  
any and all encumbrances, with the exceptions above stated and current taxes, and that it will, and its suc-  
cessors shall, forever warrant and defend the said title to the same against the lawful claims of all persons  
whomsoever.

IN WITNESS WHEREOF, Connestees Falls Development Corporation has caused these presents to be  
executed in its name by its Vice President and its corporate seal to be hereto affixed and attested by its  
Assistant Secretary, all by order of its Board of Directors duly given, this the day and year first  
above written.

ATTEST:  
STATE OF  
NORTH CAROLINA  
MAR 10 1979  
PB. 10761  
Real Estate  
Excise Tax  
07.50  
Ralph H. Ramsey, Jr.  
Assistant Secretary

CONNESTEE FALLS DEVELOPMENT  
CORPORATION  
By: [Signature]  
Vice President

STATE OF NORTH CAROLINA  
COUNTY OF TRANSYLVANIA.

235 150

This is to certify that on this day before me, Bertha Jean Lance,  
a Notary Public in and for said County, personally came Ralph H. Ramsey, Jr., with  
whom I am personally acquainted, who, being by me duly sworn, says that Gary L. Steadman  
is the Vice President and that he is the Assistant Secretary of Connestee Falls Development  
Corporation, the corporation described in and which executed the foregoing instrument; that he, Ralph H.  
Ramsey, Jr., knows the common seal of said Corporation and that the seal affixed to the foregoing in-  
strument is said common seal, and the name of said Corporation was subscribed thereto by said Vice  
President, and the said Vice President and said Assistant Secretary subscribed their names there-  
to and said common seal was affixed, all by order of the Board of Directors of said Corporation, and the said  
instrument is the act and deed of said Corporation.

Witness my hand and notarial seal, this the 6th day of March, 1979

Bertha Jean Lance  
Notary Public

My Commission expires

April 11, 1980

STATE OF NORTH CAROLINA,  
COUNTY OF TRANSYLVANIA.

The foregoing certificate of Bertha Jean Lance, Notary Public, is certified to  
be correct. This deed was presented for registration and recorded in this office in Book 235, page 149,  
Records of Deeds.

This 30 day of March, 1979, at 11:00 o'clock A. M.

Fred H. Israel  
Register of Deeds

By \_\_\_\_\_  
Deputy Register of Deeds