

**REAL ESTATE EXCISE  
TAX PAID: \$329.00**

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Excise Tax \$329.00

Filed for registration on the 14 day of May  
2002 at 11:00 o'clock M. and registered as  
verified on the 14 day of May 2002  
in Book No: Vickie L Adams of page 126  
Register of Deeds, Transylvania County

By: Keith C Sales, Deputy

Recording Time, Book and Page

Tax Lot No. \_\_\_\_\_ Parcel Identifier No. \_\_\_\_\_  
Verified by \_\_\_\_\_ County on the 14th day of May 2002  
by \_\_\_\_\_ for

Mail after recording to Richard N. Adams, Attorney  
Po Box 386, Brevard, NC 28712  
This instrument was prepared by Richard N. Adams, Attorney at Law  
Brief description for the Index

**NORTH CAROLINA GENERAL WARRANTY DEED**

THIS DEED made this 13 day of May, 2002, by and between

GRANTOR

GRANTEE

WALES RANDALL LANKFORD a/k/a  
W. RANDALL LANKFORD and wife,  
EDNA MAE LANKFORD

MICHAEL PAUL WILLIAMS and wife,  
LAURA MARIE WILLIAMS  
195 Lankford Road  
Pisgah Forest, NC 28768

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 \_\_\_\_\_, \_\_\_\_\_ Boyd \_\_\_\_\_ Township, \_\_\_\_\_ Transylvania \_\_\_\_\_ County, North Carolina and more particularly described as follows:

See attached Exhibit "A"

Property Address: 1162 Old Hendersonville Hwy.  
Pisgah Forest, NC 28768  
PIN #9507-31-6890

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The property hereinabove described was acquired by Grantor by instrument recorded in .....

A map showing the above described property is recorded in Plat Book file 9 ..... page slide 675.

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. Payment of Ad Valorem taxes
2. Restrictive Covenants and Easements of Record
3. Matters of Survey

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.

..... (Corporate Name) ..... (SEAL)  
 ✓ *Wales Randall Lankford*  
 By: ..... Wales Randall Lankford ..... (SEAL)  
 ✓ *Edna Mae Lankford*  
 ..... President ..... (SEAL)  
 ATTEST: .....  
 ✓ *Rhonda J. Taylor*  
 ..... Secretary (Corporate Seal) ..... (SEAL)  
 Edna Mae Lankford by  
 Wales Randall Lankford her AIF

USE BLACK INK ONLY

SEAL-STAMP  
 NORTH CAROLINA, Transylvania County.  
 I, a Notary Public of the County and State aforesaid, certify that Wales Randall Lankford  
married \*\*\*\*\* see attached execution for Edna Mae Lankford Grantor,  
 personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my  
 hand and official stamp or seal, this 13 day of May, 2002.  
 My commission expires: 10-24-2004 *Rhonda J. Taylor* 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

The foregoing Certificate(s) of Rhonda J. Taylor

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.  
Vickie L Edwards REGISTER OF DEEDS FOR Transylvania COUNTY  
 By Bern C. Sales Deputy/Assistant - Register of Deeds

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STATE OF NORTH CAROLINA

COUNTY OF TRANSYLVANIA

I, Rhonda J. Taylor, a Notary Public for said County and State, do hereby certify that WALES RANDALL LANKFORD attorney in fact for EDNA MAE LANKFORD, personally appeared before me this day, and being by me duly sworn, says that he executed the foregoing and annexed instrument for and in behalf of the said EDNA MAE LANKFORD, and that his authority to execute and acknowledge said instrument is contained in an instrument duly executed, acknowledged, and recorded in the office of the Register of Deeds in the County of Transylvania, (Deed Book 360, Page 022) State of North Carolina, on the 22<sup>nd</sup> day of February, 1993, and that this instrument was executed under and by virtue of the authority given by said instrument granting him power of attorney.

I do further certify that the said WALES RANDALL LANKFORD acknowledged the due execution of the foregoing and annexed instrument for the purposes herein expressed for and in behalf of the said EDNA MAE LANKFORD.

Witness my hand and official seal, this the 13 day of MAY, 2002.

Rhonda J. Taylor  
Notary Public

My Commission Expires: 10-24-2004

SEAL/STAMP



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EXHIBIT "A"

BEING ALL of a 6.23 acre parcel more particularly described on a recorded survey and plat by Clarence A. Jenkins, PLS, entitled "PROPERTY OF MICHAEL PAUL & LAURA MARIE WILLIAMS" dated April 30, 2002, and being recorded in Plat File 9, Slide 675, Transylvania County Registry.

SUBJECT TO a septic easement for Randall Lankford Jr., as more particularly described and shown on the above-referenced recorded survey and plat.

SUBJECT TO the right of way for state road 1504 (Old Hendersonville Highway) as more particularly described and shown on the above-referenced recorded survey and plat.

SUBJECT TO power and telephone line, as more particularly described and shown on the above-referenced recorded survey and plat.

SUBJECT TO the right of way for state road 1524 (Lankford Road) as more particularly described and shown on the above-referenced recorded survey and plat.

TOGETHER WITH the right to use the 10 foot gravel drive as more particularly described and shown on the above-referenced recorded survey and plat for ingress, regress and egress to and from said tract convey and Lankford Road.