



2021000960

TRANSYLVANIA CO, NC FEE \$26.00

NO TAXABLE CONSIDERATION

PRESENTED & RECORDED:

02-05-2021 11:58:58 AM

CINDY M OWNBEY

REGISTER OF DEEDS

BY: CINDY M OWNBEY

REGISTER

BK: DOC 964

PG: 700-702

Prepared by and mail to: MOORE & VAN ALLEN PLLC
Attn: Paul M. Lynch, Esq.
78 Wentworth Street
Charleston, SC 29401

Grantor's Address: 158 Meeting Street, 3rd Floor
Charleston, SC 29401

Grantee's Address: 158 Meeting Street, 3rd Floor
Charleston, SC 29401

Tax Parcel No.: 8586-51-6970-418

Excise Stamps: \$-0- This conveyance is without consideration. Therefore, no revenue or excise tax stamps are required for recording this deed pursuant to N.C.G.S. Section 105-228.29 (See N.C. Attorney General Opinion in 43 N.C.A.G. 79 (1973)).

STATE OF NORTH CAROLINA

COUNTY OF TRANSYLVANIA

NORTH CAROLINA NON-WARRANTY DEED

[No Title Opinion Rendered]

THIS NORTH CAROLINA NON-WARRANTY DEED is made this 21st day of January, 2021 by and between **SYNOVUS TRUST COMPANY, N.A. SUCCESSOR TRUSTEE OF THE SECOND AMENDED AND RESTATED TRUST AGREEMENT OF LYLE BLAIR TORREY, JR. DATED FEBRUARY 13, 2013, AS AMENDED**, Grantor, and **SYNOVUS TRUST COMPANY, N.A. SUCCESSOR TRUSTEE OF THE LYLE BLAIR TORREY, JR. FAMILY TRUST**, Grantee, 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, as a transfer without consideration paid by Grantee, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all of Grantor's interest in and to that certain lot or parcel of land situated in the City of **Brevard**, County of **Transylvania**, State of **North Carolina** and more particularly described as follows:

See **EXHIBIT A** attached hereto

The property hereinabove described was acquired by Grantor by instrument recorded in **Book 723 at Page 283 of the Transylvania County Public Registry.**

No portion of the property herein conveyed includes the primary residence of Grantor.

A map showing the above-described property is recorded in Plat Book n/a at Page n/a of the aforesaid Public Registry.

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.

IN WITNESS WHEREOF, the Grantor has hereunto set their hand and seal, the day and year first above written.

THE SECOND AMENDED AND RESTATED TRUST AGREEMENT OF LYLE BLAIR TORREY, JR. DATED FEBRUARY 13, 2013, AS AMENDED

Mark S. Nulbutt (SEAL)
By: Synovus Trust Company, N.A., as Successor Trustee

STATE OF SOUTH CAROLINA
COUNTY OF Charleston

I, Georgia D. Neumayer, a Notary Public of the aforesaid County and State, do hereby certify that MARK S. NULBUTT personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and notarial seal this 21st day of January, 2021.

Georgia D. Neumayer
Notary Public

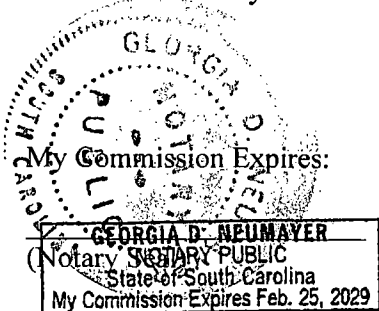


EXHIBIT A

PROPERTY DESCRIPTION

Condominium Unit 418 of French Broad Place Condominiums, as described in the Declaration for the French Broad Place Condominiums recorded in Document Book 502, Page 593, Transylvania County Registry (as amended), and as shown on the Plats recorded in Plat File 13, Slides 139 to 144.

Together with an undivided 1.9203 percent interest in the common areas and facilities of French Broad Place Condominiums, as set forth in the Declaration for the French Broad Place Condominiums.