

2007003805



TRANSYLVANIA CO, NC FEE \$20.00  
STATE OF NC REAL ESTATE EXTX

\$524.00

PRESENTED & RECORDED:

05-15-2007 11:45:39 AM

CINDY M OWNBEY

REGISTER OF DEEDS

BY: KARIN SMITH

DEPUTY REGISTER OF DEEDS

BK:DOC 407

PG:816-818

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$524.00

Parcel Identifier No. \_\_\_\_\_ Verified by Transylvania County on the 15 day of May, 2007  
By: \_\_\_\_\_ *fm*

Mail/Box to: NEUMANN & HALL, PLLC

This instrument was prepared by: GAYLE E. RAMSEY, One North Gaston Street, Brevard, NC 28712

Brief description for the Index: \_\_\_\_\_

THIS DEED made this 11 day of May, 2007, by and between

GRANTOR	GRANTEE
DEAN RICKER and wife, BARBARA RICKER	LAWRENCE G. WEED, JR., and wife, ANNE C. WEED
	322 Cambridge Drive Brevard, NC 28712

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 Brevard, Brevard Township, Transylvania County, North Carolina and more particularly described as follows:

BEING ALL OF THE SAME LAND DESCRIBED ON THE PAGE WHICH IS ATTACHED HERETO, DESIGNATED AS EXHIBIT "A" AND INCORPORATED HEREIN BY REFERENCE.

The property hereinabove described was acquired by Grantor by instrument recorded in Book \_\_\_\_\_ page \_\_\_\_\_.

A map showing the above described property is recorded in Plat Book \_\_\_\_\_ page \_\_\_\_\_.

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, other than the following exceptions:

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first written.

  
DEAN RICKER (SEAL)

  
BARBARA RICKER (SEAL)

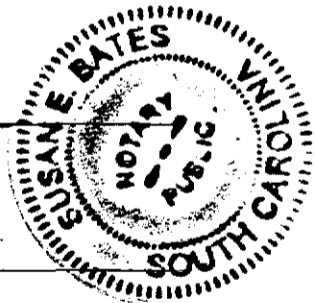
STATE OF SOUTH CAROLINA, COUNTY OF Pickens

I, the undersigned Notary Public of the County and State aforesaid, certify that DEAN RICKER and wife, BARBARA RICKER, 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 Seal, this the 14 day of May, 2007.

  
Signature of Notary Public

Susan E. Bates  
Printed or typed name of Notary Public



My commission expires: 7-2-2011

**EXHIBIT "A" TO A DEED FROM DEAN RICKER AND WIFE, BARBARA RICKER, TO LAWRENCE G. WEED, JR., AND WIFE, ANNE C. WEED**

Being all of Lot 65 (Revised) of Phase I of the Meadows at Deerlake Village as shown on a plat thereof recorded in Plat File 9, Slide 860, Records of Plats for Transylvania County.

This conveyance is made subject to all easements and other matters shown on the recorded plat hereinabove referred to and to the Amended and Restated Declaration of Covenants, Conditions and Restrictions Governing Deerlake Village, a Planned Community in Transylvania County, North Carolina, recorded in the office of the Register of Deeds for Transylvania County in Document Book 376, page 267.

Being all of the same land described in a deed from Greenwood Development Corporation and Deerlake Village Community Association, Inc., to Dean Ricker and wife, Barbara Ricker, dated October 11, 2002, and recorded in the office of the Register of Deeds for Transylvania County in Document Book 125, page 871.