



2015005021

TRANSYLVANIA CO, NC FEE \$26.00
STATE OF NC REAL ESTATE EXT X
\$704.00

PRESENTED & RECORDED
10-02-2015 10:40:29 AM

CINDY M OWNBEY
REGISTER OF DEEDS

BY: D REE M. POWELL
DEPUTY REGISTER OF DEEDS

BK: DOC 741

PG: 305-307

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$704.00

Parcel Identifier No. 8586-51-0164-406 Verified by KQ County on the 2 day of Oct, 2015
By: _____

Mail/Box to: Donald E. Jordan, 4 West Main Street, Brevard, NC 28712

This instrument was prepared by: H. Paul Averette, Attorney at Law (NO TITLE SEARCH PERFORMED)

Brief description for the Index: _____

THIS DEED made this 9th day of September, 2015, by and between

GRANTOR

GRANTEE

**ROBERT MARTIN RAY and wife,
DANY MARIE RAY**

**P. O. Box 2140
Brevard, NC 28712**

**MICHAEL FILIPCZAK and wife,
LAURIANNE BRICKNER**

**28 West Main Street
Brevard, NC 28712**

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

Being all of that property as described Exhibit "A" attached hereto and incorporated herein by reference.

TOGETHER WITH and subject to all rights of way, easements and restrictions appurtenant to the Grantors.

All or a portion of the property herein conveyed X includes or does not include the primary residence of the Grantor.


The property hereinabove described was acquired by Grantor by instrument recorded in Book 684, page 341.

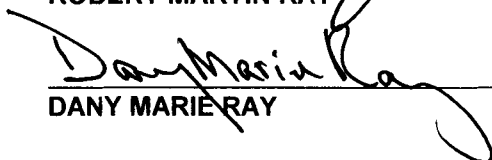
A map showing the above described property is recorded in Plat File , Slide .

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 above written.


 _____ (SEAL)
 ROBERT MARTIN RAY

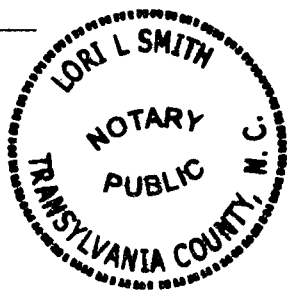

 _____ (SEAL)
 DANY MARIE RAY


State of North Carolina - County of Transylvania

I certify the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: **ROBERT MARTIN RAY and DANY MARIE RAY.**

Date: September 11, 2015

My Commission Expires:
09/10/2016





 Notary Public

Lori L. Smith
 Printed or Typed Name of Notary Public

EXHIBIT "A"

All of Condominium Units 5 & 6 in the Carrier Building, a Condominium, as established in the Declaration of Unit Ownership recorded in Condominium Book 7, Page 125 at the office of the Register of Deeds for Transylvania County, and as is shown on the Plat of the Condominium recorded in Plat File 9, Slides 128 and 129.

Also conveyed is the undivided twelve percent interest in the common areas of the Condominium and the limited common elements appurtenant to Units 5 & 6.