


2007009621


 TRANSYLVANIA CO, NC FEE \$20.00
 STATE OF NC REAL ESTATE EXT
\$345.00
 PRESENTED & RECORDED:
 12-18-2007 04:24:40 PM
 CINDY M OWNBEY
 REGISTER OF DEEDS
 BY: BETH C SALES
 ASSISTANT
BK: DOC 440
PG: 252-254

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$345.00

Parcel Identifier No. _____ Verified by Transylvania County on the 18 day of Dec, 2007
By: _____

Mail/Box to: RAMSEY & PRATT, P.A., One North Gaston Street, Brevard, NC 28712 *gm*

This instrument was prepared by: GAYLE E. RAMSEY

Brief description for the Index: _____

THIS DEED made this 12 day of December, 2007, by and between

GRANTOR	GRANTEE
McKEOUGH LAND COMPANY, INC., an Illinois corporation	JERRY L. REX and wife, SHERI L. REX 12006 Bridgeview Lane Charlotte, NC 28277

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 n/a, Eastatoe 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.

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.

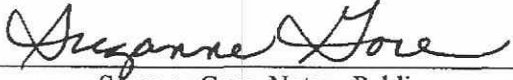
McKEOUGH LAND COMPANY, INC.

By: 
Andrew C. Baker, General Manager

STATE OF NORTH CAROLINA, COUNTY OF TRANSYLVANIA

I, the undersigned Notary Public of the County and State aforesaid, certify that Andrew C. Baker personally appeared before me this day and acknowledged that he is the General Manager of McKEOUGH LAND COMPANY, INC., an Illinois corporation, and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed.

Witness my hand and Notarial stamp or seal, this 12th day of December, 2007.


Suzanne Gore, Notary Public

My commission expires: 10-17-2011



**EXHIBIT "A" TO A DEED FROM MCKEOUGH LAND COMPANY, INC., TO
JERRY L. REX AND WIFE, SHERI L. REX**

Being all of Lot 62, containing 7.25 acres, more or less, of Phase 2 of Round Mountain Falls as shown on a plat thereof recorded in Plat File 12, Slides 422-425, Records of Plats for Transylvania County.

Together with a right-of-way to Old Toxaway Road (NCSR 1139) over and along the private roads shown on the recorded plat hereinabove referred to and all other subdivision roads which may connect the lot hereinabove described with the public road.

This conveyance is made subject to all easements and other matters shown on the recorded plat hereinabove referred to and to the Declaration of Easements, Covenants, Conditions and Restrictions recorded in the office of the Register of Deeds for Transylvania County in Document Book 322, page 510, as amended by supplemental declarations thereto recorded in Document Book 340, page 621, and Document Book 434, page 318.