

Revenue -0-

3/12/99
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STATE OF NORTH CAROLINA

000338

TITLE NOT EXAMINED

COUNTY OF TRANSYLVANIA

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THIS DEED, made this 19 day of February 1999, by David Hamilton,* hereinafter called Grantor, to Elizabeth Verner Hamilton, of Route 4, Box 208, Brevard, NC 28712, Transylvania County, North Carolina, hereafter called Grantee, (said designations shall include the respective parties, whether one or more, individual or corporate, and their respective successors in interest or assigns).

*and wife, Daphne de B. vom Baur,

WITNESSETH: That the Grantor, for and in consideration of the sum of Ten Dollars and other good and valuable considerations to him in hand paid by the Grantee, the receipt whereof is hereby acknowledged, has given, granted, bargained, sold and conveyed, and by these presents do give, grant, bargain, sell, convey and confirm unto the Grantee, her heirs and/or successors and assigns, subject to any limitations, easements and reservations set out below, the following particularly described real estate, located in the Township of Dunns Rock, Transylvania County, North Carolina, to-wit:

FIRST TRACT: All that tract, parcel or piece of land, which is fully described in a deed from W. L. Kuykendall to Mary P. Verner which deed is duly recorded in Book of Deeds No. 18 at page 311 of the Records of Transylvania County.

SECOND TRACT: All of that tract, piece, parcel of land which is fully described in a deed from David L. Thrift to Mary P. Verner, which is recorded in Deed Book No. 22, page 323 of the Records of Transylvania County.

THIRD TRACT: All that tract which is described in a deed from P. R. Hogsed to Mary P. Verner which said deed is registered in Book of Deeds No. 24, page 86 of the Deed Records of Transylvania County.

This being the same property shown on a plat by T. A. Snyder, Surveyor, August 9, 1933, duly recorded in Plat Book 1, page 91, for Transylvania County, North Carolina.

Being the same land described in the following deed(s): From Elizabeth Verner Hamilton and husband, John Andrew Hamilton, to David Hamilton, dated December 8, 1981, and recorded in Deed Book 252, page 10, Records of Transylvania County, North Carolina.

Current taxes shall be prorated.

TO HAVE AND TO HOLD the above described land and premises, with all the appurtenances thereunto belonging, or in any wise appertaining, unto the Grantee, their heirs and/or successors and assigns, forever, subject to any reservations, easements, and limitations set out above.

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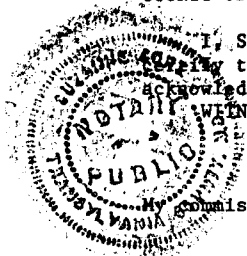
And the Grantor covenants to and with the Grantee, her heirs and/or successors and assigns, that the Grantor is lawfully seized in fee simple of said land and premises, and have full right and power to convey the same to the Grantee in fee simple, and that said land and premises are free from any and all encumbrances (with the exceptions above stated, if any), and that he will and his executors, administrators and/or successors shall forever warrant and defend the title to the said land and premises, with the appurtenances, unto the Grantee, her heirs and/or successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the grantor has hereunto set his hand and seal, or, if corporate, has caused this deed to be executed by its authorized officers and its seal to be hereunto affixed, the day and year first above written.

David Hamilton (SEAL)
David Hamilton

Daphne de B. vom Baur (SEAL)
Daphne de B. vom Baur

STATE OF NORTH CAROLINA
COUNTY OF TRANSYLVANIA



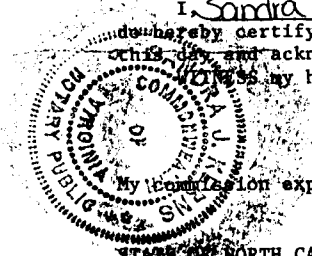
I, Suzanne Gore, a Notary Public of said State and County, do hereby certify that DAVID HAMILTON personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

WITNESS my hand and notarial seal this 19th day of February, 1999.

Suzanne Gore
Notary Public

My commission expires: 10-17-2001

STATE OF VIRGINIA
COUNTY OF Fauquier



I, Sandra J. Kerns, a Notary Public of said State and County, do hereby certify that DAPHNE de B. vom BAUR personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

WITNESS my hand and notarial seal this 1 day of March, 1999.

Sandra J. Kerns
Notary Public

My commission expires: 01/31/02

STATE OF NORTH CAROLINA
COUNTY OF TRANSYLVANIA

The foregoing certificates of Suzanne Gore & Sandra J. Kerns, Notaries Public, are certified to be correct. This instrument was presented for registration and recorded in this office in Book 445, page 338.

This 12 day of March, 1999, at 4:50 o'clock P.M.

Wylie H. Edwards
Register of Deeds

By Wylie H. Smith-Depts
Deputy Register of Deeds