

This document presented and filed:
06/14/2019 12:47:37 PM

WB

WILLIAM LEE KING, Henderson COUNTY, NC
Transfer Tax: \$530.00

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$530.00

Parcel Identifier No: 106936 Verified by _____ County on the ____ day of _____, 20____
By: _____

Mail/Box to: The Lyda Law Firm – 308 Martin Luther King Jr. Blvd., Hendersonville, NC 28792

This instrument was prepared by: JACK A. LYDA

Brief description for the Index: Lot 5, Block E – Camelot Subdivision

THIS DEED made this 14th day of June, 2019, by and between

GRANTOR

GRANTEE

ALICE P. FRALEY
A Widowed and Un-remarried Woman

JOHN LEWIS
And wife,
KATIE LEWIS

Address: **50 Rocking Chair Lane**
Leicester, NC 28748

Address: **206 Arthur Lane**
Hendersonville, NC 28791

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 Henderson County, North Carolina and more particularly described as follows:

BEING all of LOT #5 of BLOCK E of the CAMELOT SUBDIVISION as recorded in Plat Book 8 at Page 40 and re-indexed in Plat Cabinet C, Slide 156 of the Henderson County Registry, reference to which is made for a more complete description.

SUBJECT to restrictive covenants of record affecting the above described premises as appear in Deed Book 424, Page 549 and any amendments thereto recorded in the Henderson County, North Carolina Register of Deeds Office.

BEING the same property conveyed in a Deed from Donald O. Thompson and wife, Carol M. Thompson to Roy V. Fraley and wife, Alice P. Fraley recorded March 15, 1968 in Book 456, Page 219 in the Henderson County, North Carolina Register of Deeds Office. Alice P. Fraley acquired the property solely thru the passing of her husband, Roy V. Fraley who passed in Henderson County, North Carolina. His Estate is file at 00E784 in the Henderson County, North Carolina Clerk of Courts Office.

Title Insurance: Tryon Title – First American

The property being transferred by this Deed does x or does not _____ include the primary residence of either Grantor. (Per N.C.G.S. §105-317.2)

The property hereinabove described was acquired by Grantor by instrument recorded in Book 456, page 219, Henderson County, North Carolina Register of Deeds Office.

A map showing the above described property is recorded in Plat Book 8 at Page 40 and re-indexed in Plat Cabinet C, Slide 156, Henderson County, North Carolina Register of Deeds Office.

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:

Henderson County ad valorem taxes for 2019, and subsequent years, which are a lien, but not yet due and payable, easements, rights of way, zoning and land use, statutes, regulations and restrictions of record.

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

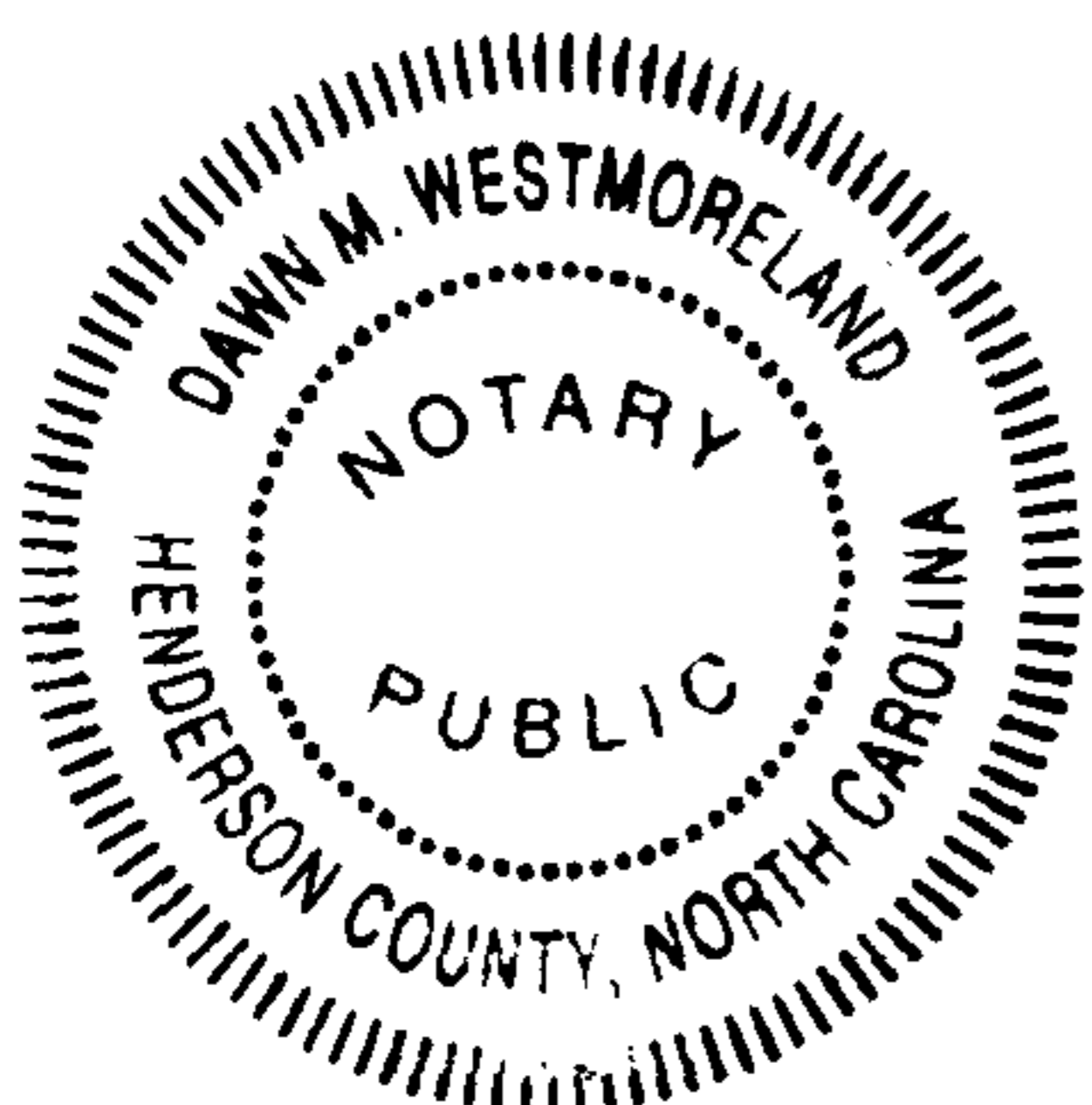
(Entity Name) Alice P. Fraley (SEAL)
ALICE P. FRALEY

By: _____ (SEAL)
Title: _____

By: _____ (SEAL)
Title: _____

By: _____ (SEAL)
Title: _____

SEAL-STAMP



State of North Carolina – County of Henderson

I, Dawn M. Westmoreland, the undersigned Notary Public of the County and State aforesaid, certify that **ALICE P. FRALEY**, Grantor, 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 stamp or seal this 14th day of June, 2019.

My Commission Expires: 10/02/2021

Dawn M Westmoreland
Notary Public

SEAL-STAMP

State of _____ - County of _____

I, _____, the undersigned Notary Public of the County and State aforesaid, certify that _____ personally came before me this day and acknowledged that he is the _____ of _____, a North Carolina or _____ corporation/limited liability company/general partnership/limited partnership (strike through the inapplicable), 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 _____ day of _____, 20____.

My Commission Expires: _____

Notary Public

The foregoing Certificate(s) of _____ is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof. _____ Register of Deeds for _____ County

By: _____ Deputy/Assistant - Register of Deeds