

**2020005901**TRANSYLVANIA CO, NC FEE \$26.00  
STATE OF NC REAL ESTATE EXT**\$1140.00**

PRESENTED &amp; RECORDED:

10-01-2020 02:00:39 PM

CINDY M OWNBEY

REGISTER OF DEEDS

BY: CINDY M OWNBEY  
REGISTER**BK: DOC 942****PG: 536-538****NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$1,140.00

Return after recording to: Donald E. Jordan

Brief description for the Index: Lot 14, Rock Creek Estates

This Deed was prepared by: Donald E. Jordan, Attorney at Law

This property does include the primary residence of Grantor

TG 10-1-2020

---

**This DEED is made this 25<sup>th</sup> day of September, 2020, by and between:**

GRANTOR:

**WAYNE W. WEHRSTEN and  
DELORIS I. WEHRSTEN  
(incorrectly referred tot as "Delores I. Wehrsten"  
in the Deed recorded in Document Book 77, Page 722),  
Husband and Wife**

Grantor's Address:

370 Cherokee Drive, Waleska, GA 30183

GRANTEE:

**CARLOS TAPIAS and  
DAFNE CURE,  
Husband and Wife**

Grantee's Address:

14411 Bishar Lane, Charlotte, NC 28277

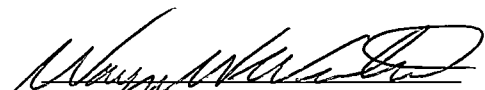
The designation Grantor and Grantee in this Deed shall include the parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

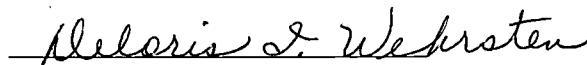
The Grantor, for a valuable consideration paid by the Grantee (the receipt of which is acknowledged) grants, bargains, sells and conveys to the Grantee in fee simple, all of the lot or parcel of land located in Eastatoe Township, Transylvania County, North Carolina, and as is described in the attached Exhibit A. This is all of the same property acquired by Grantor by Deed recorded in Document Book 77, Page 722, Transylvania County Registry. This conveyance is made subject to easements and rights of way of record, to any covenants of record, and to real property taxes for the current year.

THIS CONVEYANCE IS MADE FOR THE GRANTEE TO HAVE AND TO HOLD the Property and all privileges and appurtenances belonging to the Property in fee simple.

The Grantor covenants with the Grantee that Grantor is seized of the Property 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, subject only to the stated exceptions.

Grantor is signing this Deed as of the date specified above.

  
Wayne W. Wehrsten

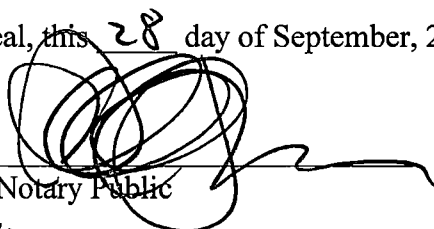
  
Deloris I. Wehrsten

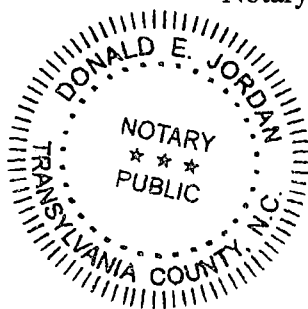
STATE OF NORTH CAROLINA  
COUNTY OF TRANSYLVANIA

I, Donald E. Jordan, a Notary Public of the specified County and State, certify that Wayne W. Wehrsten and Deloris I. Wehrsten personally appeared before me this day and acknowledged the voluntary execution of this Deed.

Witness my signature and official stamp or seal, this 28 day of September, 2020.

My commission expires: August 30, 2024

  
Notary Public



**EXHIBIT "A"**

Being all of Lot 14 of Rock Creek Estates as shown on a plat thereof recorded in Plat File 9, Slide 448, 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 Declaration of Restrictive and Protective Covenants for Rock Creek Estates recorded in the office of the Register of Deeds for Transylvania County in Document Book 77, page 704.

There is also conveyed hereby and herewith a right-of-way to the public road over and along all subdivision roads which may be shown on the recorded plat hereinabove referred to and also over and along all road rights-of-way which the Grantor is currently entitled to use which connect the land hereinabove described with the public road.

Being all of the same land described in a deed from Sky Falls, LLC, a Florida Limited Liability Company, to Wayne W. Wehrsten and wife, Delores I. Wehrsten, dated November 16, 2001, and recorded in the office of the Register of Deeds for Transylvania County in Document Book 77, page 722.

Also being a part of the same land described in a deed from William G. Ligon, a single man, to Sky Falls, LLC, a Florida Limited Liability Company, dated July 27, 2001, and recorded in the office of the Register of Deeds for Transylvania County in Document Book 62, page 589.