



Doc ID: 025995670002 Type: CRP  
Recorded: 01/02/2014 at 02:41:01 PM  
Fee Amt: \$26.00 Page 1 of 2  
Revenue Tax: \$0.00  
Workflow# 0000201436-0001  
Buncombe County, NC  
Drew Reisinger Register of Deeds

BK 5176 PG 1531-1532

There are no delinquent taxes that are a lien on the parcel(s) described in the deed which the Buncombe County Tax Collector is charged with collecting.

1/4/13  
Date

Tax Collector

Excise Tax \$ EXEMPT Recording Time, Book and Page

Tax Lot No.: \_\_\_\_\_ Parcel Identifier No.: 9657-44-4057  
Verified by: \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_

By: \_\_\_\_\_

Mail after recording to ANNA INOCKINA, McElroy, Box 13

This instrument was prepared by: Mark A. Pearson, Attorney at Law/Brock & Scott, PLLC

Brief description for the Index

Metes and Bounds

### NORTH CAROLINA SPECIAL WARRANTY DEED

THIS DEED made this 15th day of October, 2013, by and between

Grantor	Grantee
Federal Home Loan Mortgage Corporation	Anna Inockina
Mailing Address: 5000 Plano Parkway Carrolton, Texas 75010	Mailing Address:  Property Address: 356 Oakview Park Road and 356A Oakview Park Road Asheville, NC 28803
Enter in appropriate block for each party, name, address, and, if appropriate, character of entity, e.g. corporation or partnership.	

Notice per NCGS §105-317-2: The above mentioned property is not a primary residence of the Grantor.

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 into the Grantee in fee simple, all that certain lot or parcel of land situated in the City of Asheville, \_\_\_\_\_ Township, Buncombe County, North Carolina and more particularly described as follows:

BEGINNING at a point on the southern margin of Oak View Road, said point being the Northeast corner of Lot 63 of a plat recorded in Plat Book 24, at Page 97, in the Office of the Register of Deeds for Buncombe County, North Carolina; thence with the said Oak View Road North 86 deg. 52' West 140 feet; thence with the center of a private drive, South 12 deg. 07' East 91.21. feet; thence South 86 deg. 52' East 41 feet; thence South 03 deg. 08' West 12 feet; thence, South 86 deg. 52' East 75 feet; thence North 03 deg. 08' East 100 feet to the point of BEGINNING.

BEING Lot 63 and part of Lot 64 of Section 2 of a plat of Oak View Park Subdivision said plat being recorded in Plat Book 24, at Page 97, and being part of the property described in a deed recorded in Deed Book 715 at page 93 in the Office of the Register of Deeds for Buncombe County, North Carolina.

Prior Grantor(s): Susan Harrow  
Property Address: 356 Oakview Park Road and 356A Oakview Park Road, Asheville, NC 28803

The property hereinabove described was acquired by the Grantor by instrument recorded in Book 5114, Page 1452, Buncombe County Public Register of Deeds.

A map showing the above described property is recorded in Map Book 141, Page 57.

**TO HAVE AND TO HOLD** the aforesaid lot or parcel or land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor has done nothing to impair such title as Grantor received, and Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under or through Grantor, except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to the following exceptions:

**Easements, conditions, restrictions of record, and the 2014 Ad Valorem property taxes, a lien now due and payable.**

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

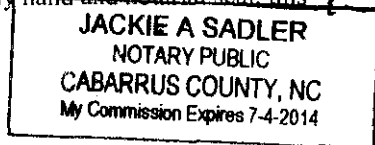
Federal Home Loan Mortgage Corporation by  
BROCK & SCOTT, PLLC, as Attorney-In-Fact via  
Power of Attorney Recorded on February 14, 2011 in  
Book 26291 at Page 306 in the Mecklenburg County  
Register of Deeds

By: \_\_\_\_\_  
Name: Gregory F. Ward  
Title: Attorney

STATE OF NORTH CAROLINA  
COUNTY OF MECKLENBURG

I certify that the following person personally appeared before me this day, acknowledging to me that he/she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Gregory F. Ward (name of signer) as Attorney for BROCK & SCOTT, PLLC as Attorney in Fact for Federal Home Loan Mortgage Corporation by BROCK & SCOTT, PLLC, Attorney in Fact.

Witness my hand and notarial seal, this 15 day of October, 2013.



Jackie A. Sadler  
Notary Public  
Name: Jackie A. Sadler  
My Commission Expires: July 4, 2014

This notary acknowledgement made pursuant to new NCGS § 10B-40, §10B-41, § 47-37.1(b). Effective December 1, 2005.  
(Affix Notarial Seal/Stamp)