

Doc ID: 011657880003 Type: CRP
 Recorded: 12/20/2013 at 12:05:45 PM
 Fee Amt: \$3,026.00 Page 1 of 3
 Revenue Tax: \$3,000.00
 Alamance, NC
 HUGH WEBSTER REGISTER OF DEEDS
 BK 3290 PG 579-581

REVENUE STAMPS: \$3,000.00

PARCEL ID: 159623
 PIN NO.: 9803483616
 TAX MAP: 10-16-39

PREPARED BY: CHARLES THOMAS STEHLF, JR.
 RETURN TO: WISHART, NORRIS, HENNINGER & PITTMAN, P.A.
 POST OFFICE BOX 1998, BURLINGTON, NC 27216-1998 ←

THE PROPERTY DESCRIBED HEREIN INCLUDES THE PRIMARY RESIDENCE OF AT LEAST ONE OF THE GRANTORS.

NORTH CAROLINA
 ALAMANCE COUNTY

GENERAL WARRANTY DEED

THIS DEED made this 20th day of December, 2013, by and between **ROBERT L. EPTING (unmarried)**, of 410 Martin Luther King, Jr. Boulevard, Chapel Hill, NC 27514, Grantor, and **CITY OF GRAHAM, a body politic and corporate** of P.O. Drawer 357, Graham, North Carolina 27253-0357 and **CITY OF MEBANE, a body politic and corporate** of 106 E. Washington Street, Mebane, North Carolina 27302, Grantee. 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 of that certain tract or parcel of land more particularly described as follows:

That certain tract or parcel of land located in Melville Township, Alamance County, North Carolina, adjoining the 60 foot right of way of Kimrey Road (SR 2125), adjoining Tract 3A, Tract 4A, Tract 5A and Tract 13 as shown on the plat hereinafter referenced, and being more particularly described as follows:

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BEING ALL OF TRACT 12, containing 38.167 acres, more or less, as shown on that certain plat entitled "Final Plat Site Acquisition Map Showing Land and Road Easements to be Acquired by the City of Graham and City of Mebane for Proposed Road & Economic Development Site," prepared by Alley, Williams, Carmen & King, Inc., Gary R. Parrish, Professional Land Surveyor, dated November 15, 2013, Job No. 13097-site, which plat is duly recorded in Plat Book 76, at Page 94 of the Alamance County Registry, and to which plat reference is hereby made for a more complete description.

The property hereinabove described was acquired by Grantor by instrument recorded in Deed Book 2880 at Page 591 of the Alamance County Registry.

A map showing the above-described property is recorded in Plat Book 36 at Page 48 of the Alamance County Registry and in Plat Book 76 at Page 94 of the Alamance County Registry.


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 except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:


This conveyance is subject to easements and rights of way, if any, appearing of record in the Alamance County Registry.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, the day and year first above written.



ROBERT L. EPTING (SEAL)

As of the Date of this Certification. On the Real Property described in this Deed, there are No Delinquent Taxes Owed which are (1) ad valorem County Taxes, (2) ad valorem Municipal Taxes collected by Alamance County or (3) any other taxes collected by Alamance County.

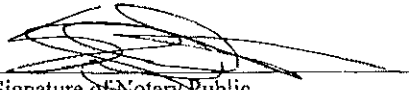
Date: 12-20-13


Deputy Tax Collector

NORTH CAROLINA
Alamance COUNTY

I, Sharon J. Dent, a Notary Public of said County, do hereby certify that ROBERT L. EPTING (unmarried) personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this 17th day of Dec., 2013.


Signature of Notary Public

Sharon J. Dent
Print Name of Notary Public

My Commission Expires: 3/13/2014

