

For Registration Sharon A. Davis  
Register of Deeds  
Durham County, NC  
Electronically Recorded  
2016 Dec 22 10:22 AM NC Rev Stamp: \$ 6.00  
Book: 8093 Page: 870 Fee: \$ 26.00  
Instrument Number: 2016044958  
DEED

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**NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: **\$6.00**

Recording Time, Book and Page:

Parcel Identifier No.: 0835-03-21-7148

Tax Lot No.:

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Mail after recording to: Grantee: 1103 Briardale Road, Durham, North Carolina 27712

This instrument was prepared by: Richard F. Prentis, Jr., Attorney-at-Law, 4 Consultant Place, Durham, NC 27707

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THIS DEED made the 5<sup>th</sup> day of December, 2016 by and between

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**GRANTOR**

**Judith Anne Pickett, Executrix for the Estate of Doris H. Pickett (a/k/a Doris Hoffler Pickett) ;  
and**

**Judith Anne Pickett and Jane Elizabeth Pickett, And Their Successors, Co-Trustees of The Doris H.  
Pickett Revocable Trust Dated March 3, 1994, As Amended And Restated In Its Entirety On The 27<sup>th</sup>  
Day Of September 2002;**

Mailing Address: 17117 Astor Hall Drive, Charlotte, North Carolina 28277

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**GRANTEE**

**Melissa D. Micol**

Mailing Address: 1103 Briardale Road, Durham, North Carolina 27712

Property Address: 1109 Briardale Road, Durham, North Carolina 27712

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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.

submitted electronically by "Stubbs Cole Breedlove Prentis & Biggs, PLLC"  
in compliance with North Carolina statutes governing recordable documents  
and the terms of the submitter agreement with the Durham County Register of Deeds.

WITNESSETH, that the Grantors, 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 the **City of Durham, Durham County, North Carolina** and more particularly described as follows:

**BEING all of Lot 5 in Block A as shown on Plat of Kenwood Acres, Section One, as per plat and survey thereof by Jerry L. Hunt, L.S., October 27, 1967, and now on file in The Office of the Register of Deeds of Durham County in Plat Book 60, at Page 25, to which plat reference is hereby made for a more particular description of same.**

The property hereinabove described was acquired by Grantors through the Estate of Doris H. Pickett (a/k/a Doris Hoffler Pickett), Durham County File No. 16 E 1388 and Mecklenburg County File No. 16 E 3024.

**The above described property does not include the primary residence of the Grantors.**


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

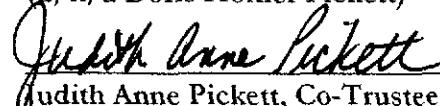
And the Grantors covenant with the Grantees, that Grantors are seized of the premises in fee simple, have the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantors will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

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

1. Subject to any other liens, encumbrances, restrictive covenants, easements and rights-of-way of record.

IN WITNESS WHEREOF, the Grantors have duly executed this instrument the day and year first above written.

 (SEAL)  
Judith Anne Pickett,  
Executrix of the Estate of  
Doris H. Pickett  
(a/k/a Doris Hoffler Pickett)

 (SEAL)  
Judith Anne Pickett, Co-Trustee of  
The Doris H. Pickett Revocable Trust  
Dated March 3, 1994, as Amended and  
Restated in its Entirety on the  
27<sup>th</sup> day of September, 2002

\_\_\_\_\_(SEAL)  
Jane Elizabeth Pickett, Co-Trustee of  
The Doris H. Pickett Revocable Trust  
Dated March 3, 1994, as Amended and  
Restated in its Entirety on the  
27<sup>th</sup> day of September, 2002

WITNESSETH, that the Grantors, 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 the City of Durham, Durham County, North Carolina and more particularly described as follows:

**BEING all of Lot 5 in Block A as shown on Plat of Kenwood Acres, Section One, as per plat and survey thereof by Jerry L. Hunt, L.S., October 27, 1967, and now on file in The Office of the Register of Deeds of Durham County in Plat Book 60, at Page 25, to which plat reference is hereby made for a more particular description of same.**

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The above described property does not include the primary residence of the Grantors.

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

And the Grantors covenant with the Grantees, that Grantors are seized of the premises in fee simple, have the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantors will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

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1. Subject to any other liens, encumbrances, restrictive covenants, easements and rights-of-way of record.

IN WITNESS WHEREOF, the Grantors have duly executed this instrument the day and year first above written.

\_\_\_\_\_(SEAL)  
Judith Anne Pickett,  
Executrix of the Estate of  
Doris H. Pickett  
(a/k/a Doris Hoffler Pickett)

\_\_\_\_\_(SEAL)  
Judith Anne Pickett, Co-Trustee of  
The Doris H. Pickett Revocable Trust  
Dated March 3, 1994, as Amended and  
Restated in its Entirety on the  
27<sup>th</sup> day of September, 2002  
*Jane Elizabeth Pickett* (SEAL)  
Jane Elizabeth Pickett, Co-Trustee of  
The Doris H. Pickett Revocable Trust  
Dated March 3, 1994, as Amended and  
Restated in its Entirety on the  
27<sup>th</sup> day of September, 2002

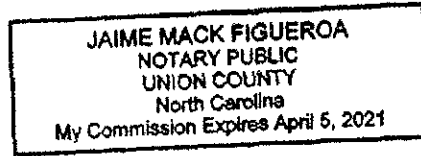
STATE OF North Carolina  
COUNTY OF Mecklenburg

I, Jaime Mack Figueroa, the undersigned Notary Public of Union County and State aforesaid, do hereby certify that Judith Anne Pickett, as Executrix of the Estate of Doris H. Pickett (a/k/a Doris Hoffer Pickett), personally appeared before me this day and acknowledged the voluntary due execution of the foregoing instrument.

This the 12<sup>th</sup> day of December, 2016.

Jaime Mack Figueroa  
NOTARY PUBLIC

My commission expires: 4/5/21



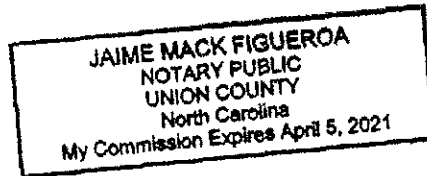
STATE OF North Carolina  
COUNTY OF Mecklenburg

I, Jaime Mack Figueroa, the undersigned Notary Public of Union County and State aforesaid, do hereby certify that Judith Anne Pickett, Co-Trustee of The Doris H. Pickett Revocable Trust Dated March 3, 1994, as Amended and Restated in its Entirety on the 27<sup>th</sup> day of September, 2002, personally appeared before me this day and acknowledged the voluntary due execution of the foregoing instrument.

This the 12<sup>th</sup> day of December, 2016.

Jaime Mack Figueroa  
NOTARY PUBLIC

My commission expires: 4/5/21



STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

I, \_\_\_\_\_, the undersigned Notary Public of \_\_\_\_\_ County and State aforesaid, do hereby certify that Jane Elizabeth Pickett, Co-Trustee of The Doris H. Pickett Revocable Trust Dated March 3, 1994, as Amended and Restated in its Entirety on the 27<sup>th</sup> day of September, 2002, personally appeared before me this day and acknowledged the voluntary due execution of the foregoing instrument.

This the \_\_\_\_\_ day of \_\_\_\_\_, 2016.

NOTARY PUBLIC

My commission expires: \_\_\_\_\_

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

I, \_\_\_\_\_, the undersigned Notary Public of \_\_\_\_\_ County and State aforesaid, do hereby certify that **Judith Anne Pickett, as Executrix of the Estate of Doris H. Pickett (a/k/a Doris Hoffer Pickett)**, personally appeared before me this day and acknowledged the voluntary due execution of the foregoing instrument.

This the \_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
NOTARY PUBLIC

My commission expires: \_\_\_\_\_

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

I, \_\_\_\_\_, the undersigned Notary Public of \_\_\_\_\_ County and State aforesaid, do hereby certify that **Judith Anne Pickett, Co-Trustee of The Doris H. Pickett Revocable Trust Dated March 3, 1994, as Amended and Restated in its Entirety on the 27<sup>th</sup> day of September, 2002**, personally appeared before me this day and acknowledged the voluntary due execution of the foregoing instrument.

This the \_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
NOTARY PUBLIC

My commission expires: \_\_\_\_\_

STATE OF North Carolina  
COUNTY OF Wake

I, David J Walker, the undersigned Notary Public of Cumberland County and State aforesaid, do hereby certify that **Jane Elizabeth Pickett, Co-Trustee of The Doris H. Pickett Revocable Trust Dated March 3, 1994, as Amended and Restated in its Entirety on the 27<sup>th</sup> day of September, 2002**, personally appeared before me this day and acknowledged the voluntary due execution of the foregoing instrument.

This the 12 day of December, 2016.

[Signature]  
NOTARY PUBLIC

My commission expires: 5-15-2021

