

FOR REGISTRATION
Willie L. Covington
REGISTER OF DEEDS
Durham County, NC
2016 MAR 31 03:11:24 PM
BK:7901 PG:44-45
DEED
FEE: \$26.00
EXCISE TAX: \$38.00
INSTRUMENT # 2016009603
APRILJ



2016009603

NORTH CAROLINA GENERAL WARRANTY DEED

Prepared by Gary Berman, attorney
Return to Grantee
Excise tax: \$38.00

Gwendolyn Chambers' mailing address: 2923 South Roxboro Street, Durham, NC
27707
Michael Hudson's mailing address: 1003 Gillette Avenue, Durham, NC 27701
Marvin Hudson, Jr.'s mailing address: 1003 Gillette Avenue, Durham, NC 27701
Grantee's mailing address: 1021 Kent Street, Durham, NC 27707

The property described herein does not include the Grantor's present primary residence.

THIS DEED, dated February 22, 2016, is from Michael Hudson (unmarried), Gwendolyn Chambers (unmarried), and Marvin Hudson, Jr. (unmarried), all herein jointly called the Grantor, to Paul Parker, herein called the Grantee.

The designations "Grantor" and "Grantee" as used herein shall include said parties and their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine, or neuter as required by context.

Grantor, for valuable consideration, hereby grants, bargains, sells, and conveys to Grantee, in fee simple, all of the following-described real estate lying in Durham County, North Carolina, and more particularly described as follows:

BEING all of Lot 9 of Carrington Farm, as per plat thereof on file in Plat Book 15, page 37, Durham County Registry.

(For a prior deed of this property, see Deed Book 181, page 463, Durham County Registry.)

TO HAVE AND TO HOLD the aforesaid real estate and all privileges, improvements, and appurtenances thereto in fee simple.

AND the Grantor hereby covenants with the Grantee that the Grantor is legally seized of said real estate in fee simple; that the Grantor has good and lawful authority to sell and convey said real estate; that the Grantor hereby fully warrants the title to said real estate, and will defend the same against the lawful claims of all; and that said real estate is free of all encumbrances, except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to all recorded exceptions.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed.

Michael Hudson (SEAL)
Michael Hudson

Gwendolyn Chambers (SEAL)
Gwendolyn Chambers

Marvin Hudson Jr. (SEAL)
Marvin Hudson, Jr.

STATE OF NORTH CAROLINA, COUNTY OF DURHAM

I, Gary K. Berman, a notary public for the aforesaid state and county, hereby certify that Michael Hudson, Gwendolyn Chambers, and Marvin Hudson, Jr., personally appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official seal this the 22 day of February 2016.

Gary K. Berman
Notary Public

My commission expires: January 8, 2018

