

ER
JAA



20180314000044550 DEED
Bk:RB6435 Pg:474
03/14/2018 10:38:29 AM 1/3

FILED Mark Chilton
Register of Deeds, Orange Co, NC
Recording Fee: \$26.00
NC Real Estate TX: \$260.00

JAA

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$260.00

Parcel Identifier No. 9896899026 Verified by XKB County on the ___ day of ___, 20___

Mail/Box to: Kevin W. Johnson, 116 Weathersfield Drive, Durham, NC 27713

This instrument was prepared by: Robert M Love, (919) 403-9545 (without title search or certification)

Brief description for the Index: Lot 12, Prop of John M Roberts and Franz Roberts, PB 53/110

THIS DEED made this latest day set forth in the notary block below by and between

GRANTOR

GRANTEE

George E. Yundt and
Elizabeth A. Yundt, husband and wife

Kevin W. Johnson, a single man

Grantor Address:

Property Address:

6017 Country Lane Drive, Durham, NC 27705

Lot 12 Woodland Park Drive, Hillsborough, NC 27278

Enter in appropriate block for each Grantor and Grantee: name, mailing address, and, if appropriate, character of entity, e.g. corporation or partnership.

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 that certain lot or parcel of land situated in the City of __, __ Township, Orange County, North Carolina and more particularly described as follows:

See attached Legal Description Exhibit A

The property hereinabove described was acquired by Grantor by instrument recorded in Book 4165, Page 88.

All or a portion of the property herein conveyed includes or does not include the primary residence of a Grantor.

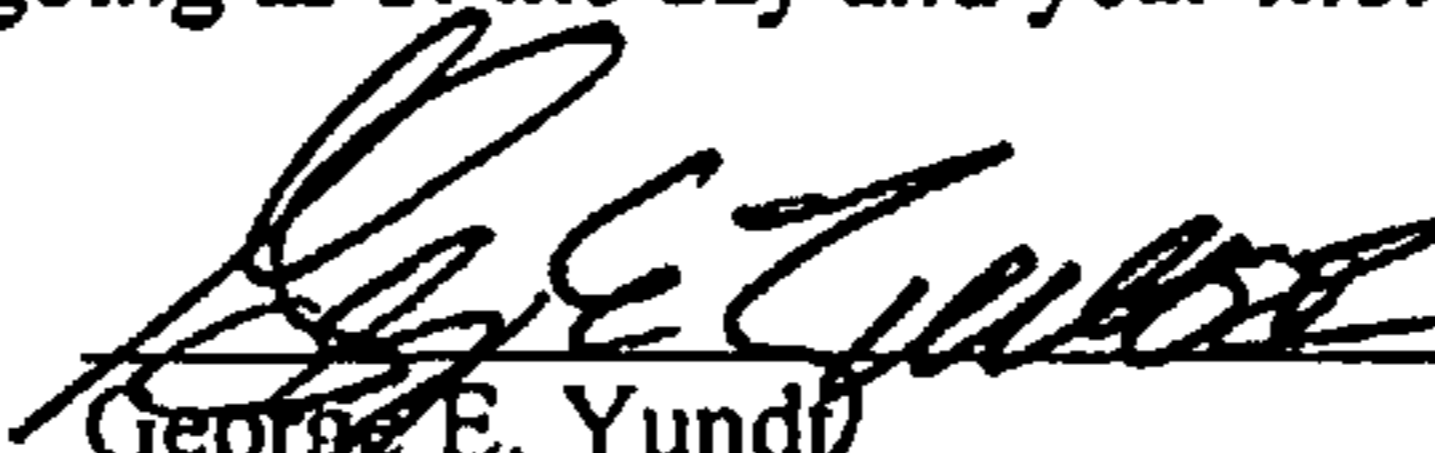
A map showing the above described property is recorded in Plat Book 53, Page 110.

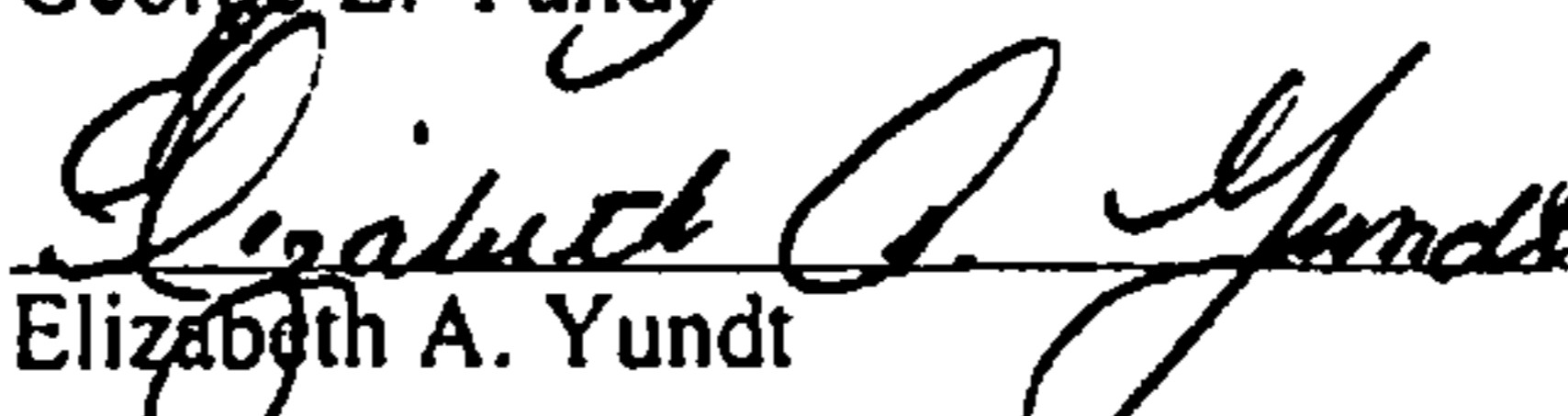
TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

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, other than the following exceptions:

Easements and encumbrances of record. Taxes due for 2018 and thereafter.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

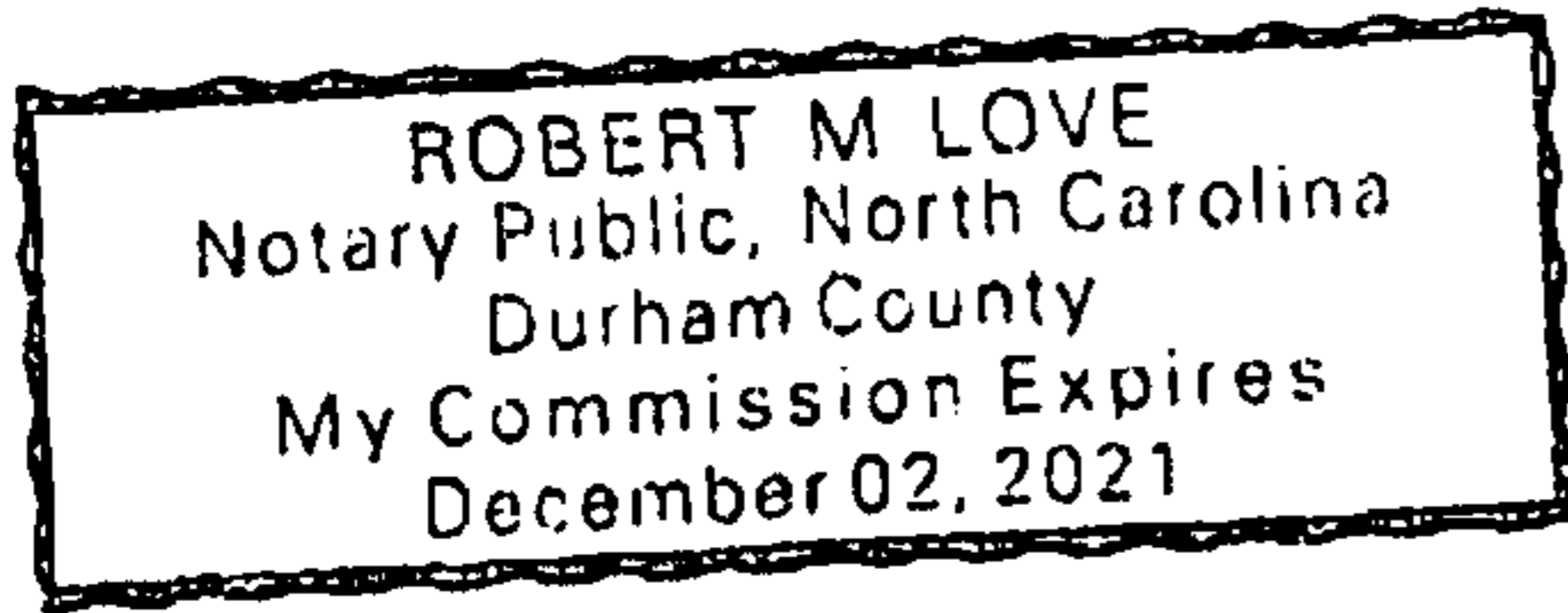
 (SEAL)
George E. Yundt

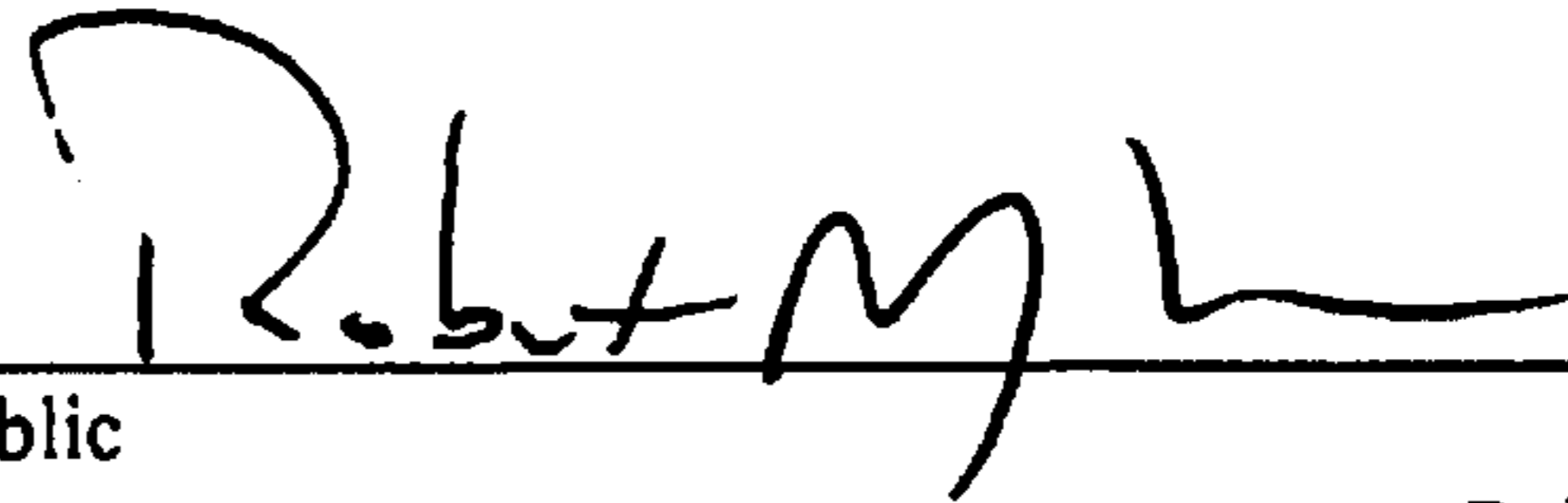
 (SEAL)
Elizabeth A. Yundt

State of North Carolina - County or City of Durham

I, the undersigned Notary Public of the County or City of Durham and State aforesaid, certify that George E. Yundt and Elizabeth A. Yundt personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed.

Witness my hand and Notarial stamp or seal this 3/14/2018.





Notary Public
Notary Name: Robert M Love

My Commission Expires 12/02/2021

Affix Seal in blank space above (not over text)



**Legal Description
Exhibit A/Schedule A
(File: 2018-1033 Johns)**

BEING all of Lot 12 and containing 10.01 acres more or less as per plat of survey recorded in Plat Book 53, Page 110 of the Orange County Registry to which plat reference is hereby made for a more particular description of the same.

Parcel ID(s): 9896899026

Orange County, North Carolina

Commonly known as Lot 12 Woodland Park Drive, Hillsborough, NC 27278



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