

B1402 P401

FILED IN HENDERSON COUNTY REGISTER OF DEEDS
OFFICE. NEDRA W. MOLES, REGISTER

DATE: 7-30-09 TIME: 5:24 PM

EXCISE TAX STAMP: \$ 324.

BOOK: 1402 PAGE: 401

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 324.00

Parcel Identifier No. 0103425 Verified by _____ County on the _____ day of _____, 20__

By: [Signature]

Mail/Box to: Richard J. Maita, PA, Law Offices of Richard J. Maita, P.A., 2 Walden Ridge Drive, Suite 15, Asheville, NC

This instrument was prepared by: Law Offices of Richard J. Maita, P.A., 2 Walden Ridge Drive, Suite 15, Asheville, NC

Brief description for the Index: _____

THIS DEED made this 28th day of July, 20 09, by and between

GRANTOR	GRANTEE
Marmi Properties, LLC, a NC limited liability company	Melissa R. Wilkinson 1109 N. Main St. Hendersonville, NC 28792 Mailing address: P.O. Box 185 Naples, NC 28760

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 Hendersonville, Hendersonville Township, Henderson County, North Carolina and more particularly described as follows:
See Attached

The property hereinabove described was acquired by Grantor by instrument recorded in Book _____ page _____.

A map showing the above described property is recorded in Plat Book 3 page 97.

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:

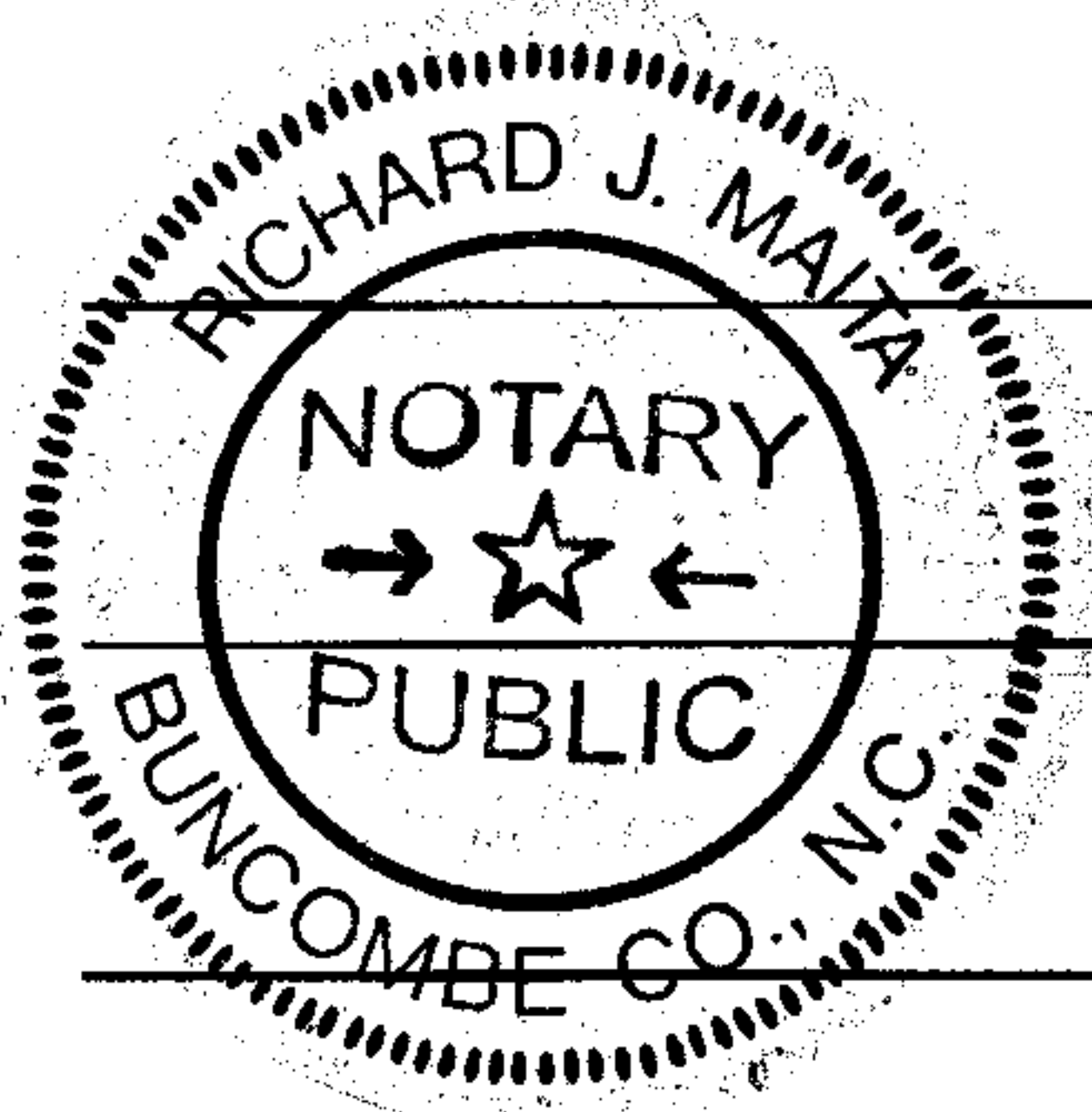
IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

Marmi Properties, LLC, a NC limited liability
 (Entity Name)

By: Michael T. Duplehcaín
 Title: Member-Manager

By: _____
 Title: _____

By: _____
 Title: _____



State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____ 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 _____ day of _____, 20___.

My Commission Expires: _____

Notary Public

State of North Carolina - County of Henderson

I, the undersigned Notary Public of the County and State aforesaid, certify that Michael T. Duplehcaín personally came before me this day and acknowledged that he is the Member-Manager of Marmi Properties, LLC, a NC limited liability company, a North Carolina or corporation/limited liability company/general partnership/limited partnership (strike through the inapplicable), and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this 28th day of July, 2009.

My Commission Expires: 2/22/13

Notary Public

State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____

Witness my hand and Notarial stamp or seal, this _____ day of _____, 20___.

My Commission Expires: _____

Notary Public

The foregoing Certificate(s) of _____ is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

Register of Deeds for _____ County

By: _____ Deputy/Assistant - Register of Deeds

Lying and Being in the City of Hendersonville, Hendersonville Township, Henderson County, North Carolina, and being more particular described as follows:

BEGINNING at an iron pin in the northernmost corner of Lot 2 of Hyman Heights Subdivision as shown on Plat Book 3, at Page 97 and re-indexed in Plat Cabinet B, at Slide 254; thence from said Beginning point and with the southern line of Lot 3 conveyed to Walter F. Drake in Deed Book 287, at Page 165, South 55 deg. 00 min. 00 sec. East 196.87 feet to a steel pin in the western margin of the concrete sidewalk, which sidewalk runs along the western edge of North Main Street; thence with the western edge of said North Main Street sidewalk, with the arc of a curve to the right with a radius of 450.72 feet and an arc length of 70.98 feet (having a chord bearing and chord distance of South 24 deg. 44 min. 12 sec. West 70.91 feet) to a point at the southernmost corner of Lot 1 of Hyman Heights Subdivision; thence leaving the western edge of said sidewalk and running with the northern edge of that property conveyed to Kenneth C. Brewer in Deed Book 647, at Page 621, the following two courses and distances: North 56 deg. 56 min. 15 sec. West 4.20 feet to a steel pin and North 56 deg. 56 min. 15 sec. West 128.11 feet to a point; thence North 34 deg. 01 min. 36 sec. East 30.00 feet to an iron pin at the easternmost corner of that property conveyed to Myra M. Davis in Deed Book 779, at Page 857; thence with the northern edge of said Davis property, North 54 deg. 24 min. 02 sec. West 84.16 feet to a point in the eastern margin of an unopened ten foot wide alley; thence with the eastern edge of said ten foot wide alley North 44 deg. 40 min. 30 sec. East 44.00 feet to the point and place of Beginning, and containing 0.292 acre, more or less, according to that survey by William Patterson, R.L.S., entitled "Survey for Jennie McMinn Drake," dated June 1993 and being Job No. 93-06-46-A.

BEING Lot 2 and a portion of Lot 1 of Hyman Heights Subdivision as shown on Plat Book 3, at Page 97 and re-indexed in Plat Cabinet B, Slide 254, Henderson County Registry.

Being all of that property described in Deed Book 1378, at Page 558, Henderson County Registry.

