



This document presented and filed:  
08/17/2018 12:43:16 PM

WB

WILLIAM LEE KING, Henderson COUNTY, NC  
Transfer Tax: \$5.00

**NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$ 5.00

Parcel Identifier No. **105113; 105107 & 105109 - To be combined & divided into TWO Tracts**

By: \_\_\_\_\_

Mail/Box to: C. Page Collie – 1645 Asheville Highway, Hendersonville, NC 28791

This instrument was prepared by: C. Page Collie (Deed Preparation Only – No Title Search Performed)

Brief description for the Index: Tract I - 0.90 acres +/- & Tract II - 1,5054 Sq. Ft. - both on Plat Slide 11277

THIS DEED made this 17<sup>th</sup> day of August, 2018, by and between

**GRANTOR**

**GRANTEE**

**RHONDA H. SUMMERVILLE and husband,  
PETER SUMMERVILLE**

**&**

**ROXANNE H. GLOVER and husband,  
MARVIN GLOVER**

**&**

**KELSI R. McMURRAY, unmarried**

**&**

**ASHLEY N. HOFER, unmarried**

**&**

**LINDSEY R. HOFER, unmarried**

**RHONDA H. SUMMERVILLE and husband,  
PETER SUMMERVILLE**

**Address: 310 Alabama Avenue  
Hendersonville, NC 28739**

**Address: 310 Alabama Avenue  
Hendersonville, NC 28739**

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

**TRACT I**

**BEING all of that 0.90 acres +/- shown as Lot 1 on the Plat of Survey recorded in Book 2018 at Page 11277, Henderson County Registry, which was prepared by Hill and Associates Surveyors, P.A. on June 14, 2018 as Drawing 2018045 and is entitled "Plat of Survey for The Heirs of Carroll D. Halford".**

**TOGETHER WITH and SUBJECT TO easements, rights of way and all other such matters as shown on the above-referenced plat and further of record in the Henderson County Registry.**

**TRACT II**

**BEING all of that 15054 Sq. Ft. +/- shown as Lot 2 on the Plat of Survey recorded in Book 2018 at Page 11277, Henderson County Registry, which was prepared by Hill and Associates Surveyors, P.A. on June 14, 2018 as Drawing 2018045 and is entitled "Plat of Survey for The Heirs of Carroll D. Halford".**

**There is an additional 455 Sq. Ft. +/- area shown on the above referenced Plat as "Area of Possession Overlap". As to this 455 Sq. Ft. +/- area the below named Grantors Quitclaim any ownership interest they may have, but they do not offer any Warranties of Ownership.**

**TOGETHER WITH and SUBJECT TO easements, rights of way and all other such matters as shown on the above-referenced plat and further of record in the Henderson County Registry.**

**The above two tracts being a recombination of those parcels originally acquired by David Pressley Halford and wife Vauda Ann Halford by those deeds recorded on June 21, 1963 in Book 413 at Page 73; on July 2, 1964 in Book 422 at Page 479; and on December 2, 1976 in Book 548 at Page 381, all of the Henderson County Registry.**

**Vauda Ann Halford acquired sole title to the above described property by operation of law upon the passing of David Pressley Halford on September 17, 1979 in Henderson County, North Carolina.**

**Vauda Ann Halford passed on November 24, 2001 in Henderson County, North Carolina and pursuant to the terms of her Last Will and Testament, as the same was probated in the Henderson County Clerk**



**of Court's Office as File 1 E 795, left the above described property to Carrol D. Halford.**

**Carrol D. Halford passed on May 23, 2016 and his estate was probated in the Henderson County Clerk of Court's Office as File 16 E 690. Pursuant to the terms of his Last Will and Testament, the above described property was left to Rhonda H. Summerville, Roxanne H. Glover, Kelsi R. McMurray, Ashley N. Hofer and Lindsey R. Hofer.**

**IT IS THE INTENTION OF THE PARTIES HERETO THAT THE EXISTING TAX REID'S 105113; 105107 & 105109 BE RECOMBINED AND THEN SPLIT INTO TWO SEPARATE TRACTS AS SHOWN ON THE ABOVE REFERENCE PLAT.**

The property being transferred by this Deed does not include the primary residence of any of the Grantors. (Per N.C.G.S. §105-317.2).

The property hereinabove described was acquired by Grantor by instrument recorded in Book 413 at Page 73, Book 422 at Page 479, and Book 548 at Page 381, all in the Henderson County, North Carolina Register of Deeds Office.

A map showing the above described property is recorded in Plat Book 2018 at Page 11277, Henderson County, North Carolina Register of Deeds Office.

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:

**Henderson County ad valorem taxes for 2018, and subsequent years, which are a lien, but not yet due and payable, easements, rights of way and restrictions of record.**

**THE REMAINING PORTION OF THIS PAGE LEFT BLANK INTENTIONALLY**

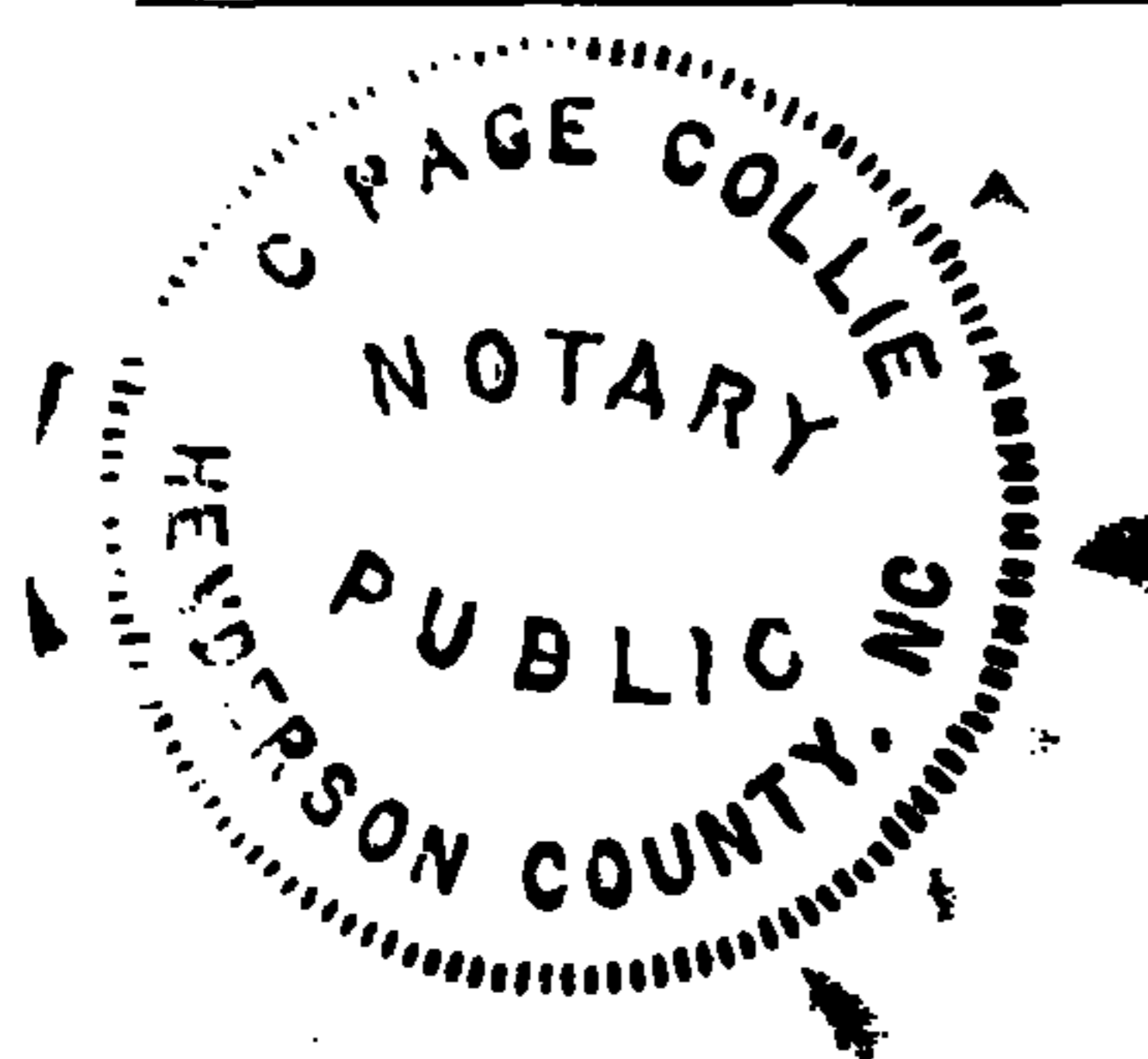
IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

*Rhonda H. Summerville* (SEAL)  
**RHONDA H. SUMMERVILLE**

*Peter Summerville* (SEAL)  
**PETER SUMMERVILLE**

SEAL-STAMP

State of North Carolina – County of Henderson



I, *C. Page Collie*, the undersigned Notary Public of the County and State aforesaid, certify that **RHONDA H. SUMMERVILLE and husband, PETER SUMMERVILLE**, Grantors, 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 *23rd* day of *July*, 2018.

My Commission Expires:

*05/06/2022*

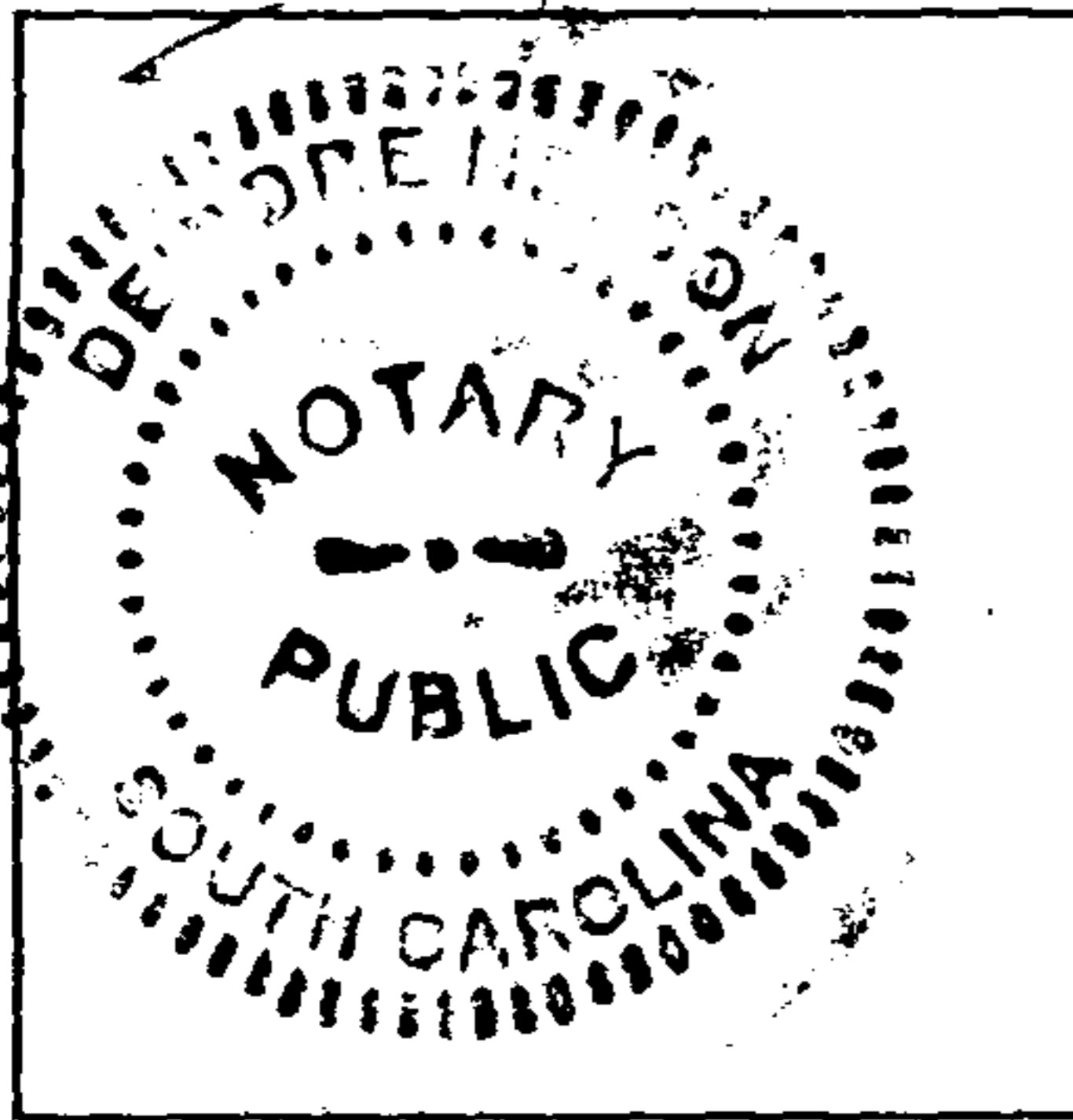
*C. Page Collie*, Notary Public

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

Roxanne H. Glover (SEAL)  
**ROXANNE H. GLOVER**  
Marvin Glover (SEAL)  
**MARVIN GLOVER**

SEAL-STAMP

State of South Carolina – County of Charleston



I, DEIRDRE K NELSON the undersigned Notary Public of the County and State aforesaid, certify that **ROXANNE H. GLOVER** and husband, **MARVIN GLOVER**, Grantors, 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 31 day of July, 2018.

My Commission Expires:  
**MY COMMISSION EXPIRES JUNE 22, 2026**

Deirdre K. Nelson, Notary Public

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

Kelsi R. McMurray (SEAL)  
KELSI R. McMURRAY

SEAL-STAMP

State of North Carolina – County of Henderson



I, C. Page Collie, the undersigned Notary Public of the County and State aforesaid, certify that **KELSI R. McMURRAY**, Grantor, 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 23rd day of July, 2018.

My Commission Expires:  
05/06/2022

[Signature]  
C. Page Collie, Notary Public



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

Ashley N. Hofer (SEAL)  
ASHLEY N. HOFER

SEAL-STAMP

State of ~~Tennessee~~ - County of Buncombe  
North Carolina

TINA H. WATSON  
Notary Public, North Carolina  
Buncombe County  
My Commission Expires  
June 28, 2020

I, Tina H. Watson, the undersigned Notary Public of the County and State aforesaid, certify that **ASHLEY N. HOFER**, Grantor, 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 2 day of August, 2018.

My Commission Expires: June 28, 2020  
Tina H. Watson, Notary Public

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

Lindsey Hofer (SEAL)  
LINDSEY R. HOFER

SEAL-STAMP

State of South Carolina – County of Charleston



I, Lindsey Hofer, the undersigned Notary Public of the County and State aforesaid, certify that **LINDSEY R. HOFER**, Grantor, 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 8<sup>th</sup> day of August, 2018.

My Commission Expires: November 7 2020  
Rebecca Hesse, Notary Public