

Return to Lawrence A. Hogan

STATE OF NORTH CAROLINA  
OCT 29 1998  
PR 10749  
Real Estate Excise Tax  
509.00

Excise Tax \$ 509.00

Filed and recorded in the Register of Deeds Office for Henderson County, N. C. this 29 day of October 1998 at 4:55 o'clock P. M. in Book 969 at page 93

Media W. Moles  
Register of Deeds

By: Linda S. Overfute-Deputy

Recording Time, Book and Page

Tax Lot No. \_\_\_\_\_ Parcel Identifier No. \_\_\_\_\_  
Verified by \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
by \_\_\_\_\_

Mail after recording to  
This instrument was prepared by Lawrence A. Hogan

Brief Description for the index 119 W. Third Street

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made October 29, 1998, by and between

GRANTOR

GRANTEE

HARRY C. CLARKE and wife, ANNE F. CLARKE

LUPRI, LLC  
A North Carolina Limited Liability Company

Enter in appropriate block for each party: name, 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 Hendersonville, Hendersonville Township, Henderson County, North Carolina and more particularly described as follows:

Attached Exhibit A

C:\WPDOCS\SMITH.DEE

The property hereinabove described was acquired by Grantor by instrument recorded in Book 785 , Page 554.

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

**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 except for the exceptions hereinafter stated.

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

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

\_\_\_\_\_  
(Corporate Name)

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

\_\_\_\_\_  
President

ATTEST:

\_\_\_\_\_  
Secretary (Corporate Seal)

USE BLACK INK ONLY

\_\_\_\_\_  
Harry C. Clarke (SEAL)

\_\_\_\_\_  
Anne F. Clarke (SEAL)

\_\_\_\_\_  
(SEAL)

\_\_\_\_\_  
(SEAL)

**SEAL-STAMP**

**USE BLACK INK**

**NORTH CAROLINA, Henderson County.**

Lawrence A. Hogan, a Notary Public of the County and State aforesaid, certify that Harry C. Clarke and wife, Anne F. Clarke, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this

29 day of October, 1998

My commission expires: 7/20/2003

**Notary Public**

**SEAL-STAMP**

**USE BLACK INK ONLY**

**NORTH CAROLINA, Henderson County.**

I, a Notary Public of the County and State aforesaid, certify that \_\_\_\_\_, personally came before me this day and acknowledged that he/she is \_\_\_\_\_ Secretary of, a North Carolina corporation, and that by authority duly given and as the act of the corporation, the foregoing instrument was signed in its name by its \_\_\_\_\_ President, sealed with its corporate seal and attested by him/her as its \_\_\_\_\_ Secretary. Witness my hand and official stamp or seal, this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

**My commission expires:**

**Notary Public**

**STATE OF NORTH CAROLINA; COUNTY OF HENDERSON**

The foregoing certificate(s) of Lawrence A. Hogan \_\_\_\_\_  
Notary Public/Notary Public is/are certified to be correct. This instrument presented for registration and recorded in this office

this 29 day of October, 1998, at 4:55 P. M. in Book 969, page 93

Ledra W. Moles  
NEDRA W. MOLES, Register of Deeds

by: Leona W. Males

BEGINNING at an Existing Railroad Spike, at the southeast corner of the property described in Deed Book 785, at Page 554 and being in the northern margin of the Right of Way of Third Avenue West and the southwest corner of the alley also known as Wall Street, and running thence, South 81 deg. 51 min. 39 sec. West 85.75 feet to an Existing Iron Pipe; thence, leaving Third Avenue West, North 08 deg. 09 min. 01 sec. West 86.54 feet to a point that is the northwest corner of the property as described in Deed Book 785, at Page 554 and is South 65 deg. 19 min. 43 sec. East 125.92 feet from the marker known as N.C. Grid Monument Post Office; thence, North 80 deg. 39 min. 39 sec. East 45.18 feet to an Existing Iron Pin.; thence North 80 deg. 39 min. 39 sec. East 15.82 feet to a point in the southern margin of the James H. Cunningham property as described in Deed Book 933, at Page 220; thence, South 08 deg. 09 min. 01 sec. East 6.83 feet to an Existing Iron Pipe; thence North 82 deg. 04 min. 37 sec. East 24.66 feet to the northeast corner of the property as described in Deed Book 785, at Page 554 and being in the western margin of the alley known as Wall Street; thence with the western margin of Wall Street, South 08 deg. 13 min. 22 sec. East 80.89 feet to the point and place of the BEGINNING, containing 0.168 acres, more or less, and being all of that property as described by the "Survey for Luther E. Smith and wife, Priscilla P. Smith", by Patterson & Patterson, dated October 15, 1998, Job No. 98-10-65-A, and being a portion of that property described in Deed Book 785, at Page 554, Henderson County Registry.