

PENDING REVIEW FOR TAX LISTING



2020000481

HAYWOOD CO, NC FEE \$26.00

NO TAXABLE CONSIDERATION

PRESENTED & RECORDED:
01-16-2020 03:47:49 PM

SHERRI C. ROGERS
REGISTER OF DEEDS
BY: STACY C. MOORE
ASSISTANT

BK: RB 989

PG: 1525-1527

DATE 01/16/20 BY [Signature]
1/15/20 BY [Signature]

HAYWOOD COUNTY DEED CERTIFICATION

There are no taxes due that are a lien

against this property 7686-07-6670

Greg [Signature] County Tax Collector

Date: 1/15/20 TB
1/16/20 7696-16-4475

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 0.00

Parcel Identifier No. 7686-07-6670 & _____ Verified by _____ County on the _____ day of _____, 20____
By: 7696-16-4475

Mail/Box to: James W. Kirkpatrick, III, PA, 37 Branner Avenue, Waynesville, NC 28786

This instrument was prepared by: James W. Kirkpatrick, III, PA, 37 Branner Avenue, Waynesville, NC 28786

Brief description for the Index:

THIS DEED made this 15th day of JANUARY, 2020 by and between

GRANTOR

Connie L. Dennis, a single woman

GRANTEE

James Donald Blyth, a single man and
Connie L. Dennis, a single woman, as Joint
Tenants with Right of Survivorship
212 Campbell Creek Road
Maggie Valley, NC 28751

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, parcel of land or condominium unit situated in the City of _____, _____ Waynesville _____ Township, _____ Haywood _____ County, North Carolina and more particularly described as follows:

SEE ATTACHED EXHIBIT "A"

TITLE NOT SEARCHED BY PREPARER

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

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

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, other than the following exceptions:

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

By: _____ (Entity Name) Connie L. Dennis (SEAL) Print/Type Name: Connie L. Dennis

By: _____ (SEAL) Print/Type Name & Title: _____ Print/Type Name: _____

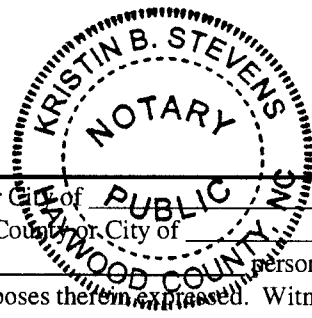
By: _____ (SEAL) Print/Type Name & Title: _____ Print/Type Name: _____

By: _____ (SEAL) Print/Type Name & Title: _____ Print/Type Name: _____

State of North Carolina - County or City of Haywood

I, the undersigned Notary Public of the County or City of Haywood and State aforesaid, certify that Connie L. Dennis 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 15th day of January, 2020.

My Commission Expires: 1/5/25 (Affix Seal)



Kristin B. Stevens Notary Public Notary's Printed or Typed Name

State of _____ - County or City of _____

I, the undersigned Notary Public of the County or City of _____ 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: _____ (Affix Seal)

Notary Public
Notary's Printed or Typed Name

State of _____ - County or City of _____

I, the undersigned Notary Public of the County or City of _____ and State aforesaid, certify that _____ personally came before me this day and acknowledged that _____ he is the _____ of _____, 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 _____ day of _____, 20____.

My Commission Expires: _____ (Affix Seal)

Notary Public
Notary's Printed or Typed Name

Exhibit "A"

Tract 1:

BEING Lot Number 20, Section C, Woodlands, as per survey and plat of James T. Herron, R.L.S. recorded in Plat Cabinet "B", Slot 363(D), Haywood County Registry.

Together with improvements located thereon; said property being located at 20 Lisa Lane, Maggie Valley, North Carolina.

The above description conforms to survey and plat by I. Randy Herron, R.L.S., dated March 27, 1996, entitled "Jenny D. Helms," Drawing Number 1697-303A.

Subject to restrictions recorded in Deed Book 360, Page 546, Haywood County Registry, and together with and including the right, privilege and easement to the use of the sewage disposal system as same is described in Deed Book 582, Page 1754, Haywood County Registry.

BEING the same property conveyed to Connie Lee Dennis dated September 14, 2012 recorded in Book 831, Page 733, Haywood County Registry.

Tract 2:

Being Lot 4, containing 0.355 acres as per plat and survey by J. Randy Herron, P.L.S., dated April 22, 2004, drawing number 1829-894-A and recorded in Plat Cabinet C, Slot 3671, Haywood County Registry.

BEING the same property conveyed to Connie L. Dennis by Warranty Deed dated December 20, 2005 recorded in Book 653, page 375, Haywood County Registr.

19-905-BLYT