

G 253 Pasquotank County
May 22 1998 \$300.00
STATE OF
NORTH CAROLINA
REAL ESTATE
EXCISE TAX
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FILED in Pasquotank County, NC
on May 22 1998 at 04:26:40 PM
Dollie J. Summerour
Register of Deeds

Excise Tax

Recording Time, Book and Page

Tax Lot No. Parcel Identifier No. 891303436700
Verified by County on the day of 891303436848, 19.....
by

Mail after recording to John Morrison
This instrument was prepared by Thomas P. Nash IV
Brief description for the Index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 22 day of May, 1998, by and between	
GRANTOR	GRANTEE
B&B Ventures of North Carolina, a North Carolina General Partnership	Mark A. Turner, Carlton G. Turner and Forrest K. Turner 311 S. Hughes Blvd. Elizabeth City NC 27909

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.q. 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 Elizabeth City, Elizabeth City Township, Pasquotank County, North Carolina and more particularly described as follows:

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Being all of Lot 3 and 5 as shown and delineated on that certain plat entitled in part, "Subdivision Plat of Phase II, 'Halstead Commercial Park', dated June 13, 1996 and prepared by McDowell & Associates, P.A. as recorded in Map Book 21, Pages 44 and 45 (also known as Plat Cabinet 3, Slides 396 and 397), in the Pasquotank County Registry.

PASQUOTANK COUNTY
Deed number 98-486
Transfer tax \$ 1500.00 pddip
52
Pasquotank County Assessor's Office

The property hereinabove described was acquired by Grantor by instrument recorded in Deed Book 601, Page 703 in the Pasquotank County Registry.

A map showing the above described property is recorded in Map XXX Book 21 (aka Plat Cabinet 3, Slides 396 and 397) pages 44 and 45 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:

Restrictive Covenants appearing of record as recorded in Book 53s, Page 262 and Second Supplemental Declaration of Restrictive Covenants recorded in Book 601, Page 710 all in the Pasquotank County Registry.

Easements appearing of record as recorded in the Pasquotank County Registry.

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.

By: (Corporate Name) B&B Ventures of North Carolina, a North Carolina General Partnership (SEAL)
BY: William D. Rich Managing Partner (SEAL)
President
ATTEST: (SEAL)
Secretary (Corporate Seal) (SEAL)

USE BLACK INK ONLY
Pasquotank
NORTH CAROLINA, Chowan County.
I, a Notary Public of the County and State aforesaid, certify that William D. Rich, Managing Partner of B&B Ventures of North Carolina, a North Carolina General Partnership Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 14th day of May 1998.
My commission expires August 22, 2001 Jennifer L. Ford Notary Public

SEAL-STAMP
NORTH CAROLINA, County.
I, a Notary Public of the County and State aforesaid, certify that personally came before me this day and acknowledged that he 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 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 PASQUOTANK
The foregoing Certificate of Jennifer L. Ford, a Notary Public of Chowan County, State of North Carolina

is 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.
By: Register of Deeds for Pasquotank County
Deputy/Assistant - Register of Deeds