

FILED in Pasquotank County, NC
on Dec 10 2004 at 03:53:18 PM
by: Dollie J. Summerour
REGISTER OF DEEDS

BOOK 832 PAGE 689

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 1,500.00

Parcel Identifier No. 891412962936 Verified by _____ County on the _____ day of _____, 20____
By: _____

Mail/Box to: Trimpi, Nash & Harman, 200 N. Water Street, Suite 2A, Elizabeth City, NC 27909

This instrument was prepared by: G. Elvin Small, III, Attorney at Law, 405 E. Main Street, Suite 3, Elizabeth City, NC 27909

Brief description for the Index: 1138 N. ROAD STREET, ELIZABETH CITY, NC

THIS DEED made this 9th day of December, 2004, by and between

GRANTOR	GRANTEE
Jitendra Swarup and wife, Aruna Swarup Melody A. Morrow and husband, Edward S. Foster, Jr. 1503 N. Road Street Elizabeth City, NC 27909	Cutters, Inc., LLC, a North Carolina Limited Liability Company 1138 N. Road Street Elizabeth City, NC 27909

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, Providence Township, Pasquotank 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 _____ page _____.

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ID. 7416 Issued Dec 10 2004
\$1,500.00
State of Pasquotank
North Carolina County
Real Estate Excise Tax

PASQUOTANK COUNTY
Deed number 04-1948
Transfer tax \$ 7500.00 paid - dw
GN
Pasquotank County Assessor's Office

BEGINNING at an iron pipe situated on the eastern right of way line of U.S. Highway 17, which iron pipe is further situated South 22° 43' 30" East a distance of 95 feet from Davis Street, and running thence from said point of beginning along the line of property now or formerly owned by William F. Crutchley, Jr. North 53° 17' 43" East 169.34 feet to an iron pipe, cornering; thence South 23° 27' 13" East 15.75 feet to an iron pipe, cornering; thence North 54° 05' 14" East 66.02 feet to an iron pipe in the line of property of the Albemarle Professional Park Associates; thence along said Albemarle Professional Park Associates line South 34° 44' 16" East 128.71 feet to a point, cornering; thence South 49° 50' 52" West 37.75 feet to a point; thence South 57° 00' 00" West 223.15 feet to an iron pipe at the eastern right of way line of U.S. Highway 17; thence along the eastern right of way line of said highway North 22° 43' 30" West 136.78 feet to the iron pipe at THE POINT AND PLACE OF BEGINNING.

This being the same property that is shown and delineated on plat entitled in part, "property of Charlotte D. Dyhrberg" prepared by Edward T. Hyman, Jr., Registered Surveyor, under dated of September 27, 1989, and recorded in Deed Book 500, Page 152, Pasquotank County Registry.

This conveyance is a part of a tax deferred exchange undertaken in accordance with Section 1031 of the Internal Revenue Code of 1996 as amended and the regulations issued thereunder.

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: Easements of record in Book 207, Page 417, and Book 431, Page 760; Restrictions, easements, and rights of way of record and public service utility easements.

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

(Entity Name)

[Signature] (SEAL)
Jitendra Swarup

By: _____
Title: _____

[Signature] (SEAL)
Aruna Swarup

By: _____
Title: _____

[Signature] (SEAL)
Melody A. Morrow

By: _____
Title: _____

[Signature] (SEAL)
Edward S. Foster, Jr.

State of North Carolina - County of Pasquotank

I, the undersigned Notary Public of the County and State aforesaid, certify that Jitendra Swarup and wife, Aruna Swarup 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 9th day of December, 2004

My Commission Expires: 04-08-2006

[Signature]
Notary Public

State of North Carolina - County of _____

I, the undersigned Notary Public of the County 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: _____

Notary Public

State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that Melody A. Morrow and Edward S. Foster, Jr. personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes there in expressed. Witness my hand and Notarial stamp or seal, this 9th day of December, 2004.

My Commission Expires: 04-08-2006

[Signature]
Notary Public

NORTH CAROLINA : PASQUOTANK COUNTY

The foregoing Certificate(s) of Darlene E. Hampton, a Notary Public of Pasquotank Co., State of NC, 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.

[Signature] Register of Deeds for Pasquotank County
By: [Signature] Deputy/Assistant- Register of Deeds

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