

FILED in PERQUIMANS County, NC
on Oct 05 2006 at 10:01:45 AM
by: DEBORAH S. REED
REGISTER OF DEEDS
BOOK 317 PAGE 36

06.833

PERQUIMANS COUNTY LAND TRANSFER TAX AMOUNT \$ <u>0.00</u> by PAID \$ <u>0.00</u> R

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 640.00

Parcel Identifier No. 4-0036-0082 & Verified by _____ County on the _____ day of _____, 20____
By: _____

Mail/Box to: DAVID R PUREZA, THE TWIFORD LAW FIRM,P.C., PO BOX 99, ELIZABETH CITY NC 27907-0099

This instrument was prepared by: DAVID R PUREZA (2006-123)

Brief description for the Index: _____

THIS DEED made this 12th day of July, 2006, by and between

GRANTOR	GRANTEE
J. A. MICKEY HOOPER CO., INC., a North Carolina Corporation 1443 US 17 Highway Elizabeth City, NC 27909	BDIT, LLC 1443 US Highway 17 South 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 _____, _____ New Hope _____ Township, _____ PERQUIMANS _____ County, North Carolina and more particularly described as follows:

See Exhibit "A" attached hereto and by reference made a part hereof.

THIS IS A DEED OF GIFT.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 308 page 713.

A map showing the above described property is recorded in Plat Book 74 page 123.

NC Bar Association Form No. L-3 © 1976, Revised © 1977, 2002

Printed by Agreement with the NC Bar Association – 1981 SoftPro Corporation, 333 E. Six Forks Rd., Raleigh, NC 27609

Exhibit A

Beginning at a point, said point being presently designated by a rebar and located on the Northern right-of-way of State Road #1367 (Old Highway 17) at the Southeast corner of the Inter County Ruritan Club property and from said point of beginning; thence North 34° 07' 45" East 27.74 feet to a point; thence North 28° 17' 19" East 35.92 feet to a point; thence North 00° 33' 59" West 35.84 feet to a point; thence North 24° 51' 44" West 33.28 feet to a point; thence North 01° 39' 48" East 215.46 feet to a point; thence North 89° 14' 01" East 132.14 feet to a point; thence South 73° 59' 09" East 89.12 feet to a point; thence South 86° 57' 56" East 216.38 feet to a point, said point being presently designated by a rebar; thence South 02° 11' 02" West 318 feet to a point, said point being located on the Northern right-of-way of State Road #1367; thence along the said State Road North 87° 49' 00" West 446.05 feet to a point.

The above described tract is subject to a right-of-way retained by Inter County Water Association same being of record in Deed Book 62 at Page 61.

Reference is made to that certain map or plat being entitled "Recombination Survey for B&S Enterprises", having been prepared by Stephen L. Cardwell, Registered Surveyor, and dated December 20, 2005. A copy of the aforesaid map or plat is recorded in Plat Cabinet 2, Slide 147, Plat # 5 and is by reference incorporated herein.

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, Rights of Way and Restrictions of record.

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

J. A. MICKEY HOOPER CO., INC., a North Carolina

(Entity Name)

By: William E. Summer
Title: President

(SEAL)

(SEAL)

By: _____
Title: _____

(SEAL)

By: _____
Title: _____

(SEAL)

State of North Carolina - County of _____

I, the undersigned Notary Public of the County 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: _____

Notary Public

State of North Carolina - County of PERQUIMANS

I, the undersigned Notary Public of the County and State aforesaid, certify that William E. Summer personally came before me this day and acknowledged that he is the President of J. A. MICKEY HOOPER CO., 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 Notary Public seal, this 12th day of July, 2006

My Commission Expires: August 4, 2007

Camden County, NC
Cynthia M. Overman
Commission Exp. 8/4/07

Cynthia M. Overman
Notary Public Cynthia M. Overman

State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____

Witness my hand and Notarial stamp or seal, this _____ day of _____, 20__.

My Commission Expires: _____

Notary Public

~~The foregoing Certificate(s) of _____ 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.~~

~~By: _____ Register of Deeds for _____ County
Deputy/Assistant - Register of Deeds~~