Johnston County, North Carolina
CRAIG OLIVE Register of Deeds
The following certificate(s) of
STEPHAN P GRIMES

notary/notaries public
is/are certified to be correct.
Sandra P Sullivan
~~Deputy~~ - Assistant - Register of Deeds

FILED
JOHNSTON COUNTY
CRAIG OLIVE
REGISTER OF DEEDS

FILED	Dec 16, 2003
AT	03:10:00 pm
BOOK	02604
START PAGE	0904
END PAGE	0905
INSTRUMENT #	59635

Johnston County 12-16-2003
NORTH CAROLINA
Real Estate
Excise Tax $138.00

Excise Tax: **$138.00** | Recording Time, Book and Page

PROJECT: 8.1402602 ID NO: R-2541WM PARCEL: 705WM

COUNTY: JOHNSTON ROUTE: WBS ELEMENT # 34453.4.1

Tax Lot No. Out of 07E06044L & 07E06044 Parcel Identifier No. Out of 1622-95-9124 & 1622-94-6640

Mail after recording to: NC Department of Transportation mast
2416 Bedgood Drive
Wilson, NC 27893

This instrument was prepared by: S. P. Grimes

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED, made this 22nd day of May, 2003 by and between:

GRANTOR	GRANTEE
CHRISTOPHER A. SPENCE and wife, DENISE CRABTREE GARGIS SPENCE	NORTH CAROLINA DEPARTMENT OF TRANSPORTATION, an agency of the State of North Carolina
2347 Zacks Mill Road Angier, NC 27501	2416 Bedgood Drive Wilson, NC 27893

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 in the amount of **$68,824.00** 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 Elevation Township, Johnston County, North Carolina and more particularly described as follows:

BEGINNING at a point in the eastern property line of the GRANTORS common with the NC Department of Transportation, said point also being S 20°06'47" W 1348.92 feet from NC DOT control point "BGWM-1" which has NC Grid coordinates Y = 625477.09 and X = 2130456.28; thence from said point of beginning along the eastern property line of the GRANTORS common with NC Department of Transportation the following courses and distances, S 15°30'14" W 276.48 feet to an existing iron stake; S 42°33'13" W 266.56 feet to an existing iron stake; S 24°22'57" W 193.34 feet to an existing iron stake;S 70°17'53" W 151.95 feet to an existing iron stake, a corner between the GRANTORS and Jerry L. Douglas, now or formerly; thence N 10°23'52" W 1759.55 feet along a western property line of the GRANTORS common with Jerry L. Douglas, now or formerly and common with Bobby Ray Byrd, now or formerly to an existing iron pin, a property corner common to the GRANTORS and James Tony Parker, now or formerly; thence N 89°22'24" E 94.97 feet along a northern property line of the Grantors common with James Tony Parker to an existing iron pin, which is a corner between Parker and Allen; thence N 89°22'24" E 50.03 feet along a northern property line of the GRANTORS common with Idaleen P. Allen, now or formerly to an existing iron pin, which is a property corner between the Grantors and Allen; thence N 16°29'17" E 42.27 feet along a western property line of the GRANTORS common with Idaleen P. Allen, now or formerly to a set iron pin; thence cornering along a new line the following courses and distances, N 79°44'27' E 98.26 feet to a set iron pin; S 61°00'29" E 168.70 feet to a set iron pin; S 32°08'00" E 178.43 feet to a set iron pin; S 14°32'29" E 346.37 feet to a set iron pin; S 05°35'42" E 507.97 feet to a set iron pin; S 72°54'30" E 117.35 feet to a set iron pin; N 80°50'34" E 50.45 feet to a set iron pin, which is the point and place of BEGINNING containing 17.2059 acres and being all of TRACT 2 on a plat entitled "Subdivision Survey for Chris Spence and Denise Gargis" drawn by Watts B. Fearrington and dated April 18, 2003.

The property described above was acquired by Grantor by instrument recorded in Deed Book 1897, Page 625 of the Johnston County Registry.

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: NONE

IN WITNESS WHEREOF, the GRANTORS have hereunto set their hands and seals (or if corporate, has caused the 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.

Christopher A. Spence (SEAL) — Denise Crabtree Gargis Spence (SEAL)

CHRISTOPHER A. SPENCE — **DENISE CRABTREE GARGIS SPENCE**

_____ (SEAL) _____ (SEAL)

_____
(Corporate Name)

BY _____ (President) ATTEST: _____ (Secretary)

STEPHAN P. GRIMES NOTARY PUBLIC JOHNSTON COUNTY, N.C.

NORTH CAROLINA, JOHNSTON COUNTY

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

Christopher A. Spence and wife, Denise Crabtree Gargis Spence

GRANTORS personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this the 22nd day of May 2003.

My Commission expires: March 5, 2005

Stephan P. Grimes
Notary Public

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/she is _____ Secretary of _____ a 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 the _____ day of _____ , 20 _____ .

My Commission Expires: _____

_____
Notary Public