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701WM

BOOK 1357
PAGES 720 - 721
Iredell County, NC
Recorded 07/26/2002 11:33:46am
No 9999-00087534 1 of 2 pages
Excise Tax: $508.00
Brenda D. Bell, Register of Deeds

Drawn by:
Alan G. Carpenter, Attorney
1318-C Davie Avenue
Statesville, NC 28677

Excise Tax: $508.00

NORTH CAROLINA

GENERAL WARRANTY DEED

IREDELL COUNTY

THIS DEED made this 26th day of July, 2002, by and between BUTTKE DAIRY ENTERPRISES, INC., a North Carolina corporation, hereinafter called the "Grantor," and the DEPARTMENT OF TRANSPORTATION, an agency of the State of North Carolina, hereinafter called the "Grantee,"

(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 the 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 Cool Springs Township, Iredell County, North Carolina, and more particularly described as follows:

**Parcel 701WM, Project 6.769011T**

BEGINNING at an iron stake in the Southeast right of way line of Interstate 40 at the corner of William J. Harris' tract described in Deed Book 503, page 272, Iredell County Registry, NC, and running thence with the line of Harris, South 85 deg 41 min East 198.04 feet to an iron stake; thence with the lines of Allen D. Campbell and William P. Brewer, South 38 deg 09 min East 660 feet to a stone, a corner of T. E. Swann; thence with the line of Swann, South 7 deg 47 min West 1,446.48 feet to an iron pin, a corner of Swann and Tom Stevenson; thence with the lines of Stevenson and J. R. Turner, South 6 deg 50 min 30 sec West 929.52 feet to an iron pin, a corner of Boyd Gant; thence in and along the branch and with the lines of Boyd Gant, North 69 deg 45 min West 217.76 feet to an iron pin and north 64 deg 45 min West 387 feet t a poplar and North 20 deg 28 min 30 sec West 644.96 feet to a stone and North 35 deg 47 min 3 sec West 445 feet to an iron pin; thence leaving the branch and continuing with the lines of Boyd Gant, South 44 deg 20 min 30 sec West 627 feet to a stone and North 54 deg 14 min West 516.93 feet to a stake in the Southeast right of way of Interstate 40; thence with the Southeast right of way line of Interstate 40, North 41 deg 08 min 22 sec East 2,430.70 feet to the **BEGINNING containing 72.539 acres**, more or less, according to an actual survey and plat made by Gerald V. Grant and Associates, Registered Surveyors on March 4, 1980. Being the property described in the deed recorded in from Louis G. Bowles and wife, Eugenia W. Bowles to Allen D. Campbell and wife, Elizabeth S. Campbell, recorded in Deed Book 651, page 13, Iredell County Registry.

For back title, see deed from The Federal Land Bank of Columbia to Buttke Dairy Enterprises, Inc. dated April 21, 1986 and recorded in Book 733, Page 162, Iredell County Registry.

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.

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And the Grantor covenants with the Grantee, that the 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:

Easements, rights of way and restrictions of record, if any.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed in its corporate name by its duly authorized officer, this the day and year first above written.

Buttke Dairy Enterprises, Inc.

by: Arlin E. Buttke
Arlin E. Buttke, President

(SEAL)

NORTH CAROLINA
IREDELL COUNTY

I, a Notary Public of Iredell County and State aforesaid, certify that Arlin E. Buttke personally came before me this day and acknowledged that he is President of Buttke Dairy Enterprises, Inc., a North Carolina corporation, and that he, as President, being duly authorized to do so, executed the foregoing on behalf of the corporation.

Witness my hand and official stamp or seal, this 26th day of July, 2002.

Paulette J Porter
Notary Public

My Commission Expires: 9-6-05
(Official Seal)

The foregoing Certificate of Paulette J Porter 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.

Brenda D. Bell, REGISTER OF DEEDS FOR IREDELL COUNTY

By Kay W Matthews
~~Deputy~~/Assistant Register of Deeds