

*ms*

There are no delinquent taxes that are a lien on the parcel(s) described in this deed which the Buncombe County Tax Collector is charged with collecting



Doc ID: 030058580003 Type: CRP  
Recorded: 02/24/2016 at 11:38:44 AM  
Fee Amt: \$26.00 Page 1 of 3  
Revenue Tax: \$0.00  
Workflow# 0000332780-0001  
Buncombe County, NC  
Drew Reisinger Register of Deeds  
BK **5399** PG **1194-1196**

2/24/16      *Carol Jordan*  
Date                      Tax Collector

NORTH CAROLINA NON-WARRANTY DEED

Excise Tax: -0-  
Parcel Identifier No. 9699-37-1231-00000 Verified by \_\_\_\_\_ County on the \_\_\_\_ day of January, 2016  
By \_\_\_\_\_

Mail/Box to: Eugene Ellison (Box#10)  
This instrument was prepared by: Eugene Ellison, a NC Licensed Attorney  
Brief description for the Index: Wilson Ave Ext (2.00 acres )

THIS DEED made this \_\_\_\_\_ day of February, 2016, by and between  
GRANTOR GRANTEE

|                                                                                       |                                                                                                                                                       |
|---------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------|
| VICKI HOLCOMBE and<br><br>JOYCE JARVIS<br>52 Pearl St<br>with ROS<br>Canton, NC 28716 | BERNIECE RICE, a 1/3 undivided interest;<br><br>VICKIE HOLCOMBE and<br>JOYCE JARVIS, a 2/3 undivided interest<br><br>52 Pearl St.<br>Canton, NC 28716 |
|---------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------|

Enter in appropriate block for each Grantor and Grantee: name, mailing address, and, if appropriate, character of entity, e.g. 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, parcel of land or condominium unit situated in the City of Swannanoa, \_\_\_\_\_ Township, Buncombe County, North Carolina and more particularly described as follows:

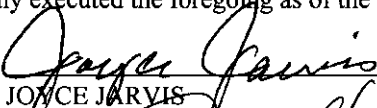
DESCRIPTION ATTACHED EXHIBIT "A"

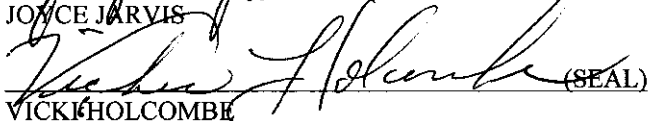
The property hereinabove described was acquired by Grantor by instrument recorded in Book 5225 page 1168.  
All or a portion of the property herein conveyed does not include the primary residence of a Grantor.

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.

The Grantor makes no warranty, express or implied, as to title to the property hereinabove described.

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

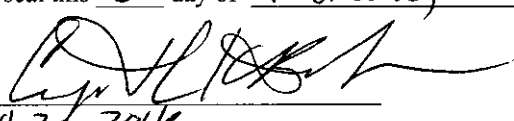
  
JOYCE JARVIS

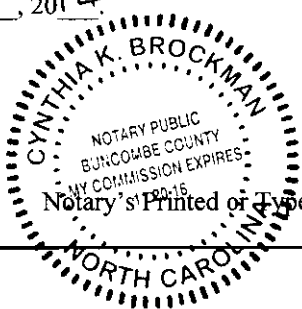
  
VICKI HOLCOMBE

(SEAL)  
(SEAL)  
(SEAL)

State of North Carolina, County of Buncombe

I, Cynthia K Brockman the undersigned Notary Public of the County of Buncombe and State aforesaid, certify that JOYCE JARVIS and VICKI HOLCOMBE 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 22 day of February, 2014.

  
My Commission Expires: 11-26-2016  
Cynthia K Brockman Notary Public  
(Affix Seal)



Notary's Printed or Typed Name

EXHIBIT "A"  
Description  
Wilson Ave

BEING the Eastern portion of a division of a four acre tract acquired from John F. Hanie and wife, said four acre tract adjoining Grovemont property and bounded and more particularly described as follows:

BEGINNING ON AN IRON PIPE AT THE OLD LOCUST CORNER AT THE Southeast corner of the aforesaid four acre tract, and runs thence South 64 deg 02' West 125 feet to a locust stake, thence North 16 deg 43' East 163.15 feet to a locust stake; thence North 85 deg West 135 feet crossing a private road to a stake; thence North 25 deg 38' West 510.8 feet to a stake in the Northern line of the aforesaid 4 acre tract; thence North 64 deg 02' East 142 feet to a stake, the Northeast corner of the original 4 acre tract; thence South 25 deg 58' East 696.96 feet to the point of BEGINNING. Containing 2 acres more or less.

Being the same property conveyed by deed to Henry L. Walker and wife, Loretta Walker (now deceased) and recorded on April 25, 1969, Book 998 at Page 532, Buncombe County Registry, North Carolina

Together with the right to the use of a private road extending from the Southwest corner of the above described road to the public road, and subject to the use of said roadway for adjoining property owners.