Type: CONSOLIDATED REAL PROPERTY
Recorded: 3/28/2016 12:16:38 PM
Fee Amt: $26.00 Page 1 of 2
Revenue Tax: $0.00
Iredell County, NC
Matthew J. McCall Register of Deeds

BK 2410 PG 1968 - 1969

NORTH CAROLINA NON-WARRANTY DEED

Excise Tax: $0.00

Parcel Identifier No. Out of 4760258794 Verified by _____ County on the ____ day of _____, 20____
By: _____

Mail/Box to: Sandra L. Knox, PC 19410 Jetton Rd., Suite 130, Cornelius, NC 28031

This instrument was prepared by: Sandra L. Knox, PC 19410 Jetton Rd., Suite 130, Cornelius, NC 28031

Brief description for the Index: 0.162 acres, Buckin Lane

THIS DEED made this 28 day of March, 2016, by and between

GRANTOR	GRANTEE
Shane E. Hildebrand and Melody A. Hildebrand 149 Buckin Lane Troutman, NC 28166	CMH Homes, Inc. 5000 Clayton Road Maryville, TN 37804

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 Town of Township, Barringer Township, Iredell County, North Carolina and more particularly described as follows:

BEGINNING at an existing #4 rebar, the northwest corner of CMH Homes, Inc. as described in Deed Book 2397 at Page 873, Iredell County Registry (ICR), and the northwest corner of Tract 4 of The Family Subdivision for Shane E. Hildebrand as recorded in Plat Book 62, Page 104, ICR, in the eastern line of Taylor Hildebrand as described in Deed Book 2335, page 2342, ICR, said existing #4 rebar being located N 08-42-25 E 95.98 feet from an existing iron rebar at the end of Buckin Lane off Weathers Creek Road, SR 2379, thence with Taylor Hildebrand line two (2) courses and distances as follows: (1) N 08-42-25 E 63.36 feet to an existing #4 rebar, and (2) S 81-17-35 E 30.00 feet to an existing #4 rebar; thence running with a new line of Shane E. Hildebrand S 67-39-34 E 177.69 feet to an existing #4 rebar, the northeast corner of CMH Homes, Inc.; thence with the northern line of CMH Homes, Inc. N 87-20-33 W 203.81 feet 266.63 feet to the point of BEGINNING, containing 0.162 acres, more or less, and being a portion of the Shane E. Hildebrand and wife, Melody A. Hildebrand property as described in Deed Book 2335, page 2349, ICR and a portion of Tract 2 of The Family Subdivision for Shane E. Hildebrand as recorded in Plat Book 62, Page 104, ICR.

NC Bar Association Form No. 7 © 1/1/2010, 2013
Printed by Agreement with the NC Bar Association

This standard form has been approved by:
North Carolina Bar Association – NC Bar Form No. 7

Submitted electronically by "Sandra L. Knox P.C."
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Iredell County Register of Deeds.

The above tract is to be combined with Parcel No. 4760-35-0353.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 2335 page 2349.

All or a portion of the property herein conveyed ___ includes or _X_ does not include the primary residence of a Grantor.

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.

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.

_____ Shane E. Hildebrand (SEAL)
(Entity Name)
Shane E. Hildebrand

By: _____ Melody A. Hildebrand (SEAL)

Print/Type Name & Title: _____
Melody A. Hildebrand

OFFICIAL SEAL
Notary Public, North Carolina
County of Iredell
Patricia E. Squires
My Commission Expires 3-17-18

State of NC - County or City of Iredell

I, the undersigned Notary Public of the County or City of Iredell and State aforesaid, certify that Shane E. Hildebrand and Melody A. Hildebrand 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 28 day of March, 2016.

My Commission Expires: 3-17-18
(Affix Seal)

Patricia Esquires
Patricia E. Squires Notary Public
Notary's Printed or Typed Name

State of _____ - County or City of _____

I, the undersigned Notary Public of the County or City of _____ 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: _____
(Affix Seal)

_____ Notary Public
Notary's Printed or Typed Name

NC Bar Association Form No. 7 © 1/1/2010, 2013
Printed by Agreement with the NC Bar Association

This standard form has been approved by:
North Carolina Bar Association – NC Bar Form No. 7