Doc ID: 012622820002 Type: CRP
Kind: DEED
Recorded: 07/14/2009 at 02:02:35 PM
Fee Amt: $17.00 Page 1 of 2
Revenue Tax: $0.00
Iredell County, NC
Brenda D. Bell Register of Deeds
BK 2017 PG 1159-1160

(Title Opinion Not Rendered) *Deed of Conveyance*

JE

Document Drawn By: L. Hugh West, Jr., Attorney At Law, 307 Davie Avenue, Statesville, N.C. 28677

Mail To:
Kristi L. Murdock
167 Nacho Lane
Cleveland, NC 27013

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No Stamps

STATE OF NORTH CAROLINA

COUNTY OF IREDELL

THIS DEED, Made this the 6th day of July, 2009, by **ADDIE LEE R. BURNETT,** of Iredell County, State of North Carolina, Party of the First Part, to **KRISTI L. MURDOCK**, Unmarried, of Iredell County, State of North Carolina, Party of the Second Part;

W I T N E S S E T H :

THAT the said party of the first part FOR A VALUABLE CONSIDERATION to her paid by the said party of the second part, the receipt of which is hereby acknowledged, has bargained and sold, and by these presents does hereby grant, bargain, sell and convey, to the said party of the second part, her heirs and assigns, a certain tract of land lying in Barringer Township, Iredell County, North Carolina, described by metes and bounds as follows:

BEGINNING at an existing iron pin, corner of Gregory L. Murdock and wife, Barbara Murdock at which point is located, North 10° 12′ 35" East 1,378.00 feet from an existing iron rod marking a corner of Gregory L. Murdock and Barbara Murdock as described in Book 1100, at Page 1792, and runs from the beginning with a new line, North 05° 09′ 13" West 198.48 feet to an existing iron rod; thence with two new lines as follows: North 70° 07′ 16" East 252.46 feet to an existing iron rod and South 62° 31′ 12" East 105.93 feet to an iron rod set in the center of a 25 foot roadway easement established by an instrument recorded in Deed Book 1005, at Page 2043; thence with the center of said 25 foot easement, South 27° 28′ 48" West 127.20 feet to an iron rod set in the center of said roadway easement at its intersection with the line of Gregory L. Murdock and wife; thence with the lines of said Murdock two (2) calls as follows: North 88° 30′ 00" West 141.85 feet to an existing iron pipe, and South 42° 00′ 50" West 168.92 feet to the point of **BEGINNING**, containing 1.024 acres, more or less, according to a map prepared by Gerald V. Grant, Professional Land Surveyor, dated June 2, 2009, and being a part of Tract One described in deed to Addie Lee R. Burnett dated September 22, 1998, recorded in Deed Book 1100, at Page 1788. The property is composed of the property designated under Pin Number 4760879580 and a small portion of the property designated under Pin Number

TO HAVE AND TO HOLD the aforesaid tract or parcel of land and all privileges and appurtenances thereto belonging, to the said party of the second part, her heirs and assigns, to her only use and behoof forever.

AND that the said party of the first part, for herself and her heirs and assigns, covenant with said party of the second part, her heirs and assigns, that she is seized of said premises in fee and has the right to convey the same in fee simple; that the same are free and clear from all encumbrances, and that she does hereby forever warrant and will forever defend the said title to the same against the lawful claims of all persons whomsoever, except as hereinabove mentioned.

IN TESTIMONY WHEREOF, the party of the first part has hereunto set her hand the day and year first above written.

Addie Lee R. Burnett
ADDIE LEE R. BURNETT

STATE OF NORTH CAROLINA
COUNTY OF IREDELL

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Addie Lee R. Burnett.

Dated: July 14, 2009.

Notary Public Cathy D. Johnson
Print Name Cathy D. Johnson
My Commission Expires February 26, 2012

