Type: CRP
Recorded: 03/28/2014 at 12:06:11 PM
Fee Amt: $26.00 Page 1 of 3
Revenue Tax: $0.00
Iredell County, NC
Matthew J. McCall Register of Deeds
BK 2292 PG 2129-2131

Excise Tax $ None

Recording Time, Book and Page

Parcel Identifier No. 47877917204 and 4787915177 Verified by _____ County on the _____ day of _____, 20__
By:

Mail after recording to GRANTEE

This instrument was prepared by : **THE LAW OFFICE OF ANTHONY S. PRIVETTE, PLLC**
307 Davie Avenue, Statesville, NC 28677
www.attorneyprivette.com

Title Company: No Opinion on Title Expressed or Implied by Preparer

Brief description for the Index: Combination Deed

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 28th day of March, 2014, by and between

GRANTOR	GRANTEE
JOE F. GANTT and wife, BETTY Q. GANTT	**JOE F. GANTT and wife, BETTY Q. GANTT**
Mailing Address: 115 Porter Farm Drive Statesville, NC 28625	Mailing Address: 115 Porter Farm Drive Statesville, NC 28625

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 or parcel of land situated in the City of N/A, COOL SPRINGS Township, IREDELL County, North Carolina and more particularly described as follows:

Tract No. 1: PIN# 4787-91-7204:

BEING all of LOT NO. THIRTY-ONE (31) in SECTION I of the GARDEN VALLEY ESTATES subdivision as the same is platted, planned and recorded in Plat Book 6, Page 11, records of Iredell County, North Carolina, and the same being a portion of the property conveyed to Brown Porter and wife and Paul H. Stroud and wife by deed of Virginia Steele Allen and husband, W.H. Allen, dated February 8, 1957, recorded in Deed Book 284, page 274, Iredell County Registry. See also deed from Paul H. Stroud and wife to Porter and wife dated September 20, 1957, recorded in Deed Book 296, page 248, Iredell County Registry.

The above described property is conveyed subject to certain restrictions as to the use thereof, running with the said land by whomsoever owned, said restrictions being expressly assented to by the parties of the second part in accepting this deed, and being as follows:

Page Count: 3
☐NS ☐PQ ☐SI

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this 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.

Joe F. Gantt (SEAL)

Betty Q. Gantt (SEAL)

NORTH CAROLINA
IREDELL COUNTY

I, Madonna A. Barber, a Notary Public for Rowan County, North Carolina, do hereby certify that JOE F. GANTT and wife, BETTY Q. GANTT personally appeared before me this day, and being by me duly sworn, says that he/she executed the foregoing and annexed instrument for the purposes therein expressed.

Witness my hand and official stamp or seal, this 28th day of March, 2014.

My commission expires: 09-22-2018

MADONNA A. BARBER
Notary Public
Rowan County
NORTH CAROLINA

Madonna A. Barber
Notary Public