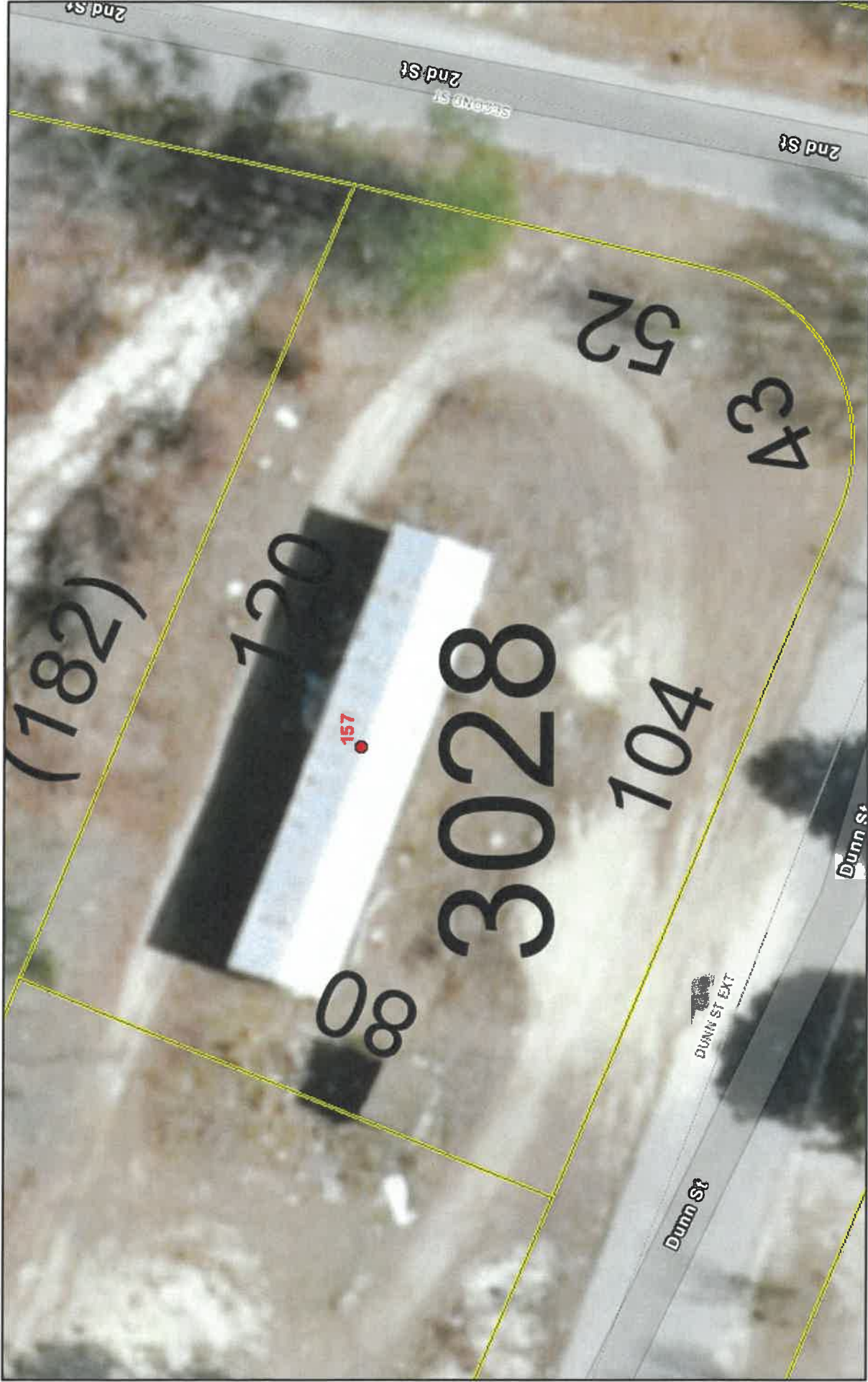
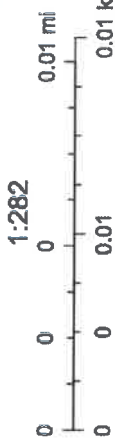


ArcGIS Web Map



June 3, 2020 at 2:59:08 PM EDT

- Streets2
 - US Highway
 - Interstate
 - Proposed Interstate
 - City Street
 - NC Highway
 - State Road
 - Dirt Road
 - Other
 - County Boundary
- Parcels
- City Limits
- AddressPoints



Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community. Sources: Richmond County GIS, Richmond County North Carolina



Filed: 07/24/2019 02:40:11 PM
Linda W. Douglas, Register of Deeds
Richmond County, NC

Callie D. Sum, Deputy

Tax: \$0.00

Prepared by: William R. Webb, Jr.; (ks)
The Webb Law Firm, PA
PO Box 1657, Rockingham NC 28380
TITLE NOT SEARCHED BY DRAFTSMAN.
Auction Lot #121 and #137
PIN No.748301298147 and 747701193028
Stamps \$ _____

NORTH CAROLINA
COUNTY OF RICHMOND

SPECIAL WARRANTY DEED

THIS DEED, made this 27 day of June 2019, by and between:

GRANTOR:	GRANTEE:
Richmond County, North Carolina, the body politic PO Box 504 Rockingham NC 28380	West Carolina Properties, LLC, a North Carolina limited liability company c/o Josh Houston 138 Cinnamon Way Flat Rock, NC 28731

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 the 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 Marks Creek Township, Richmond County, North Carolina and more particularly described as follows:

See Attached Exhibit A for property description.

See Resolution to Designate Contract Authority to Richmond County Manager recorded in Book 1813, Page 502, Richmond County Registry.

Title not searched or certified by draftsman. Transaction not closed by Draftsman.

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.

And the Grantor covenants with the Grantee, that Grantor has done nothing to impair such title as Grantor received, and Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under or through Grantor, but no further:

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

**Richmond County, North Carolina
the body politic**

by: *Bryan R. Land* (SEAL)
Bryan R. Land, County Manager

NORTH CAROLINA, RICHMOND COUNTY

I, a Notary Public of the County and state aforesaid, certify that **Bryan R. Land** personally appeared before me this day and acknowledged that he is the **County Manager of Richmond County, North Carolina, the body politic**, and that by authority duly given and as an act of Richmond County, North Carolina, the foregoing instrument was signed in its name by **Bryan R. Land, Manager of Richmond County, North Carolina.**

Witness my hand and official stamp or seal, this 27 day of June, 2019.

Kimberly S. Sweatt
Notary Public

My commission expires: 8/31/2020

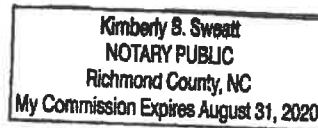


Exhibit A

Tract 1 – Auction Lot #121 (748301298147) All that certain lot or parcel of land situated in Rockingham Township, Richmond County, North Carolina and more particularly described as follows:

Being Lot No. 5 of the George Warburton lands as specifically appears by metes and bounds in plat of same which was made by C.M. Furman, C.E., which is duly registered in the office of the Richmond County Register of Deeds in Book 76, Page 477, reference to which is hereby made.

Subject to restrictive covenants and easements of record.

See that Deed recorded in Book 740, Page 748, Richmond County Registry.

✓ **Tract 2 – Auction Lot #137 (747701193028)** All that certain lot or parcel of land situated in Mineral Springs Township, Richmond County, North Carolina and more particularly described as follows:

Being that tract of land containing 9,944 square feet, and being Lot No. 1 of Plain View Subdivision, Section 3, according to a survey by Carl L. Lee, RLS, dated March 2, 1991, which plat is recorded in Slide 617-J of the Richmond County Registry Plat Cabinet, reference to which is hereby made.

Subject to restrictive covenants and easements of record.

See that Commissioner's Deed recorded in Book 1704, Page 492, Richmond County Registry.

