

City of Eden - Annexation
331 Wilshire Drive

Subject Lot

Previously Annexed

Previously Annexed



RECORDED
SEP 7 1989

STATE OF
NORTH CAROLINA



Real Estate
Excise Tax
11.00

1483

RECORDED
RAMONA H. PAGE
REGISTER OF DEEDS
ROCKINGHAM, N.C.

SEP 7 4 48 PM '89

Book 826, Page **1483**

Rec. fees \$8.00 Excise Tax \$11.00

Recording Time, Book and Page

Tax Lot No. _____ Parcel Identifier No. _____
Verified by _____ County on the _____ day of _____, 19____
by _____

Mail after recording to Grantee *The Weight Co., P.O. Box 610, Eden NC 27288*

This instrument was prepared by Joseph G. Maddrey, Attorney at Law

Brief description for the Index **Lot 12, Sec. B, Phase I Northridge**

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 1st day of September, 1989, by and between

GRANTOR

GRANTEE

Northridge Development Corporation

Ann M. Fish, divorced

331 Wilshire Drive
Eden NC 27288

Enter in appropriate block for each party: name, 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 or parcel of land situated in the City of _____, Leaksville _____ Township, Rockingham, _____ County, North Carolina and more particularly described as follows:

BEING all of Lot 12, Section B, Phase I, Northridge Mobile Home Subdivision as recorded in Map Book 22, page 10. Subject to Restrictions as recorded in Book 763, page 1005 and amended in Book 789, page 2419. Subject to the Rules and Regulations for Northridge Subdivision including the requirement of membership in the Homeowner's Association.

Title Not Examined

511268V-3

000008261483

51128RV3

1484 92800000

The property hereinabove described was acquired by Grantor by instrument recorded in

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.

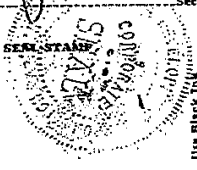
And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to the following exceptions:

1. 1989 Rockingham County ad valorem taxes;
2. Any easements or rights-of-way heretofore granted for alleys, roads and public utilities as may affect the subject premises;
3. Zoning and subdivision ordinances and restrictions, if any.

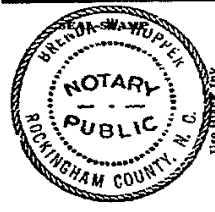
IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

Northridge Development Corporation (SEAL)
 (Corporate Name)
 BY: John G. Smith, III (SEAL)
 President
 ATTEST: Brenda W. Hopper (SEAL)
 Secretary (Corporate Seal) (SEAL)

USE BLACK INK ONLY



NORTH CAROLINA, County.
 I, a Notary Public of the County and State aforesaid, certify that Grantor,
 personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my
 hand and official stamp or seal, this day of 19.....
 My commission expires: Notary Public



NORTH CAROLINA, Rockingham County.
 I, a Notary Public of the County and State aforesaid, certify that John Smith, III
 personally came before me this day and acknowledged that he is corp. Secretary of
Northridge Development Corporation a North Carolina corporation, and that by authority duly
 given and as the act of the corporation, the foregoing instrument was signed in its name by its corp.
 President, sealed with its corporate seal and attested by him as its corp. Secretary.
 Witness my hand and official stamp or seal, this 6 day of September, 1989
 My commission expires: July 10, 1993 Brenda W. Hopper Notary Public

The foregoing Certificate(s) of Brenda W. Hopper a Notary Public of Rockingham County N.C.

is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.
Ramona H. Page REGISTER OF DEEDS FOR COUNTY
 Ramona H. Page
 By Deputy/Assistant - Register of Deeds