

377-584

Book 377 Page 584

PREPARED BY: Midgette, Page & Moore  
Chatham  
NORTH CAROLINA CHATHAM COUNTY

STATE OF NORTH CAROLINA  
CHATHAM COUNTY  
OCT 25 1973  
Real Estate Excise Tax  
33.00  
BY AND BETWEEN

THIS DEED, MADE AND ENTERED INTO THIS THE 25th DAY OF September

SAMUEL W. WILBURN and Wife, NETTIE B. WILBURN

PARTY OF THE FIRST PART AND

NEIL SMITH and Wife, JUDY SMITH

PARTY OF THE SECOND PART. WITNESSETH:

THAT THE SAID PARTY OF THE FIRST PART, IN CONSIDERATION OF THE SUM OF TEN DOLLARS AND OTHER GOOD, VALUABLE AND SUFFICIENT CONSIDERATIONS, 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 BARGAIN, SELL AND CONVEY UNTO THE SAID PARTY OF THE SECOND PART AND HIS HEIRS AND ASSIGNS ALL THAT CERTAIN TRACT OR PARCEL OF LAND IN MORE PARTICULARLY DESCRIBED AS FOLLOWS: Hickory Mountain TOWNSHIP CHATHAM COUNTY, NORTH CAROLINA, AND Chatham

BEGINNING at a point located in the center of State Road #2167 located in Terry Benson's Northwestern corner and running thence with the center of State Road #2167 the following courses and distances: South 84° 19' West 94.85 feet to a point; thence South 83° 13' West 254.10 feet to a point; thence South 89° 13' West 270.00 feet to a point; running thence a new line with Samuel W. Wilburn South 20° 14' West 1,814.03 feet to a point in the center of Landrum's Creek; running thence with the center of the Creek South 54° 01' East 180.00 feet to a point located in Ken Mullins Western corner; thence with Mullins' line North 41° 38' East 603.87 feet to an iron stake located in Mullins' corner; thence with Mullins' Northern line North 89° 13' East 400.00 feet to an iron stake; thence South 16° 50' East 100.00 feet to an iron stake located in Raymond C. Upchurch's Western line; thence with Upchurch's line North 56° 56' East 759.09 feet to an iron stake located in Benson's Southwestern corner; thence with Benson's Western line North 19° 14' West 1111.52 feet to a point located in the center of State Road #2167 and being the point and place of Beginning and containing 33.645 acres, more or less.

SAVING AND EXCEPTING from the above that certain forty foot easement granted in Book 367, Page 519; Book 367, Page 521; and, Book 367, Page 517, Chatham County Registry.

1. The above description was taken from a plat dated September 10, 1973, entitled "A Portion of Original R.G. Hancock Land" prepared by James D. Hunter. See also map recorded in Plat Book 14, Page 30 in the Chatham County Registry.
2. The above described property is subject to a right-of-way now existing in favor of the North Carolina State Highway Commission.
3. The above described property is subject to any and all easements and rights-of-way which now exist in favor of any Public Utility Company.

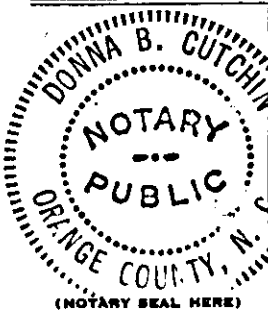
THE ABOVE DESCRIBED PROPERTY WAS CONVEYED TO GRANTOR BY DEED RECORDED IN BOOK \_\_\_\_\_, PAGE \_\_\_\_\_

TO HAVE AND TO HOLD THE AFORESAID TRACT OR PARCEL OF LAND AND ALL PRIVILEGES AND APPURTENANCES THEREUNTO BELONGING TO THE SAID PARTY OF THE SECOND PART AND HIS HEIRS AND ASSIGNS IN FEE SIMPLE FOREVER, EXCEPT AS SET FORTH ABOVE. AND THE SAID PARTY OF THE FIRST PART DOES COVENANT THAT HE IS SEIZED OF SAID PREMISES IN FEE SIMPLE AND HAS THE RIGHT TO CONVEY THE SAME IN FEE SIMPLE; THAT THE SAME ARE FREE FROM ENCUMBRANCES EXCEPT AS SET FORTH ABOVE; AND THAT HE WILL WARRANT AND DEFEND THE SAID TITLE TO THE SAME AGAINST THE CLAIMS OF ALL PERSONS WHOMSOEVER, WHEREVER USED HEREIN, THE SINGULAR NUMBER SHALL INCLUDE THE PLURAL, THE PLURAL THE SINGULAR, AND THE USE OF ANY GENDER SHALL BE APPLICABLE TO ALL GENDERS, AS THE CONTEXT MAY INDICATE.

IN TESTIMONY WHEREOF THE SAID PARTY OF THE FIRST PART HAS HEREUNTO SET HIS HAND AND SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

\_\_\_\_\_  
(SEAL)

*Samuel W. Wilburn*  
Samuel W. Wilburn  
*Nettie B. Wilburn*  
Nettie B. Wilburn  
(SEAL)



STATE OF NORTH CAROLINA COUNTY OF Orange

I, Donna B. Cutchin

A NOTARY PUBLIC OF SAID COUNTY, DO HEREBY CERTIFY THAT

SAMUEL W. WILBURN and Wife, NETTIE B. WILBURN

GRANTOR, PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE DUE EXECUTION OF THE FOREGOING DEED.

WITNESS MY HAND AND NOTARIAL SEAL, THIS THE 25th DAY OF October, 19 73

MY COMMISSION EXPIRES: May 14, 1978

*Donna B. Cutchin*  
NOTARY PUBLIC

NORTH CAROLINA, CHATHAM COUNTY

The foregoing certificate(s) of Donna B. Cutchin, Notary Public

is (are) certified to be correct. This instrument was presented for registration at 12:30 o'clock, P.M., on October 24

19 73, and recorded in Book 377, Page 584.

LEMUEL R. JOHNSON  
Register of Deeds  
COMMA DANIELEY, RALEIGH, N. C.

By: *Rosa L. Thomas*  
Assistant/Deputy