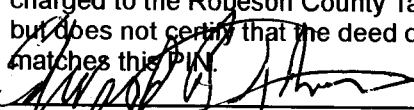


This certifies that PIN: ; 060201009: 06020100901:060201010  
is free of any delinquent ad valorem Tax liens  
charged to the Robeson County Tax Collector;  
but does not certify that the deed description  
matches this PIN.

  
Collection Agent Signature

1/25/19  
Date

**2019000719**  
ROBESON CO, NC FEE \$26.00  
STATE OF NC REAL ESTATE EXTX  
**\$260.00**  
PRESENTED & RECORDED:  
01-29-2019 01:30:51 PM  
VICKI L LOCKLEAR  
REGISTER OF DEEDS  
BY: TOMASA MORALES PEAVY  
ASSISTANT  
**BK: D 2163**  
**PG: 70-73**

Excise Tax \$ **260.00**

**NORTH CAROLINA GENERAL WARRANTY DEED**

Tax Block: \_\_\_\_\_ Lot: \_\_\_\_\_

Parcel No: **0602-01-009; 0602-01-00901;**  
**0602-01-010** *TP*

Prepared by: ERIC WEST, Attorney at Law, PLLC  
HOLD FOR: ERIC WEST, Attorney at Law, PLLC

**\*\* PROPERTY \_\_\_ IS / xx IS NOT THE PRIMARY RESIDENCE OF THE GRANTORS**

Brief Description for the Index:

**Three Tracts, SR 2468 – Gaddy Township**

THIS DEED made this 28<sup>th</sup> day of January, 20 19, by and between

GRANTOR	GRANTEE
<b>FLORA THOMPSON</b> (widow)	<b>THOMAS H. SMITH</b>
P.O. Box 2114 Sumter, SC 29151	520 S. Greenwood Avenue Pasadena, CA 91107

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 Gaddy Township, **Robeson** County, North Carolina and more particularly described as follows:

**See Exhibit "A" attached attached hereto and incorporated herein by reference.**

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:

Subject to ad valorem taxes; all applicable zoning and land use ordinances, statutes and regulations; and to the provisions of all applicable restrictive covenants and utility easements of record.

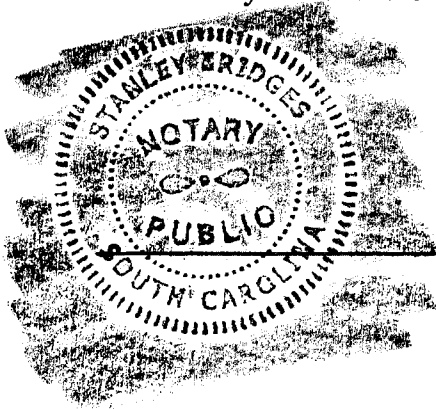
IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers, the day and year first above written.

Flora Thompson (Seal)  
Flora Thompson

State of South Carolina  
County of SUMTER

I, STANLEY BRIDGES, Notary Public of said County and State do hereby certify that **Flora Thompson** personally known to me and personally appeared before me and acknowledged the voluntary execution of the foregoing instrument.

Witness my hand and official seal this the 28 day of January, 2019.



Stanley Bridges  
Notary Public

My Commission Expires: 9/22/2024

## EXHIBIT "A"

### **Parcel No. 0602-01-009:**

**Tract One:** That certain tract of land containing 39 acres, more or less, composed of two contiguous parcels and bounded now or formerly by natural boundaries and/or lands owned by and/or in the possession of the following persons: C. F. Stone and Alex Leggett on the North, Alex Leggett on the East, Carl Stone on the South and Lennon H. Johnson on the West, said tract of land lying approximately 6 miles southwest of the Town of Fairmont and being more particularly described as follows: BEGINNING at a stake in the run of a branch and in the Carl Stone Estate line, said beginning point being the southeastern corner of Lot No. 5 as shown on a map of the Estate Lands of H. P. Barnes, said map being recorded in Robeson County Registry in Book of Maps 5, at Page 28, reference to same being hereby made for the purpose of more definitely establishing said point of beginning, and runs thence from said point of beginning North 15 degrees West 8.60 chains to a stake in the Alex Leggett line; thence with the Alex Leggett and C. F. Stone lines, North 86 degrees West 27.19 chains to a stake; thence South 4 degrees 30 minutes West 16.63 chains to a stake; thence South 75 degrees 30 minutes East 4.60 chains to a stake in a ditch; thence as the said ditch in a northeasterly direction to the run of the branch; thence as the run of the branch in an easterly direction to the beginning. And being the same lands conveyed to Roy Adams by Deed from Lennon H. Johnson et ux recorded in Robeson County Registry in Book 13-S, at Page 315.

### **Parcel No. 0602-01-010**

**Tract Two:** That certain tract or parcel of land located in Gaddys Township, Robeson County, North Carolina, and more particularly described by courses and distances according to a survey made by L. T. Bryan, R. S., in January, 1969, as follows: In and on the west side of Ashpole Swamp and on the south side of a small branch adjoining the lands of R. L. Weinstein, Jack Mitchell, Barnes and others, BEGINNING at a stake in the run of Ashpole Swamp, Jack Mitchell and others' corner, and runs as Jack Mitchell's line about west about 22 chains to R. L. Weinstein's corner, near the west edge of said swamp; thence North 20 West 14.00 chains to a stake in the south edge of a small branch; thence South 80 West 15.50 chains to a stake; thence South 37 West 7.00 chains to a stake near a farm road; thence North 87 West 1.50 chains to a stake near said road; thence North 10 East 8.00 chains to a stake in the run of a small branch, L. H. Johnson's line; thence down the run of said branch, the run of Ashpole Swamp; thence down the run of Ashpole Swamp to the beginning, containing 40 acres, more or less, the above described lands being a portion of a 65 acre tract formerly known as the Carl L. Grimsley tract, and being a portion of Tract No. 2 in Deed from Carl L. Britt et als to William A. Hough and in Correction Deed from William A. Hough et ux to Carl L. Britt and Wendell Britt, said Deed dated January 23, 1969 and duly recorded in Robeson County Registry.

Also being the same lands described as Tract No. 2 in that certain Deed dated January 27, 1969 and recorded in Book 16-X, at Page 63, Robeson County Registry.

### **Parcel No. 0602-01-00901:**

**Tract Three:** All of that certain tract or parcel of land lying and being about 6 miles west of the center of the Town of Fairmont, NC, and on the northeastern side of but not adjacent to Paved Secondary Road 2468 and adjoining the lands of Lennon H. Johnson on the West and the South and C. F. Stone on the North and being more particularly described as follows: BEGINNING at a stake, the most northwestern corner of Johnson and Stone and runs with the northern line of said original tract, South 86 degrees 00 minutes East 235.00 feet to a stake in said line; thence with a new line, South 04 degrees 30 minutes West 1140.70 feet to a stake in the southern line of said original tract; thence with said southern line of said tract, North 75 degrees 30 minutes West 236.8 feet to a stake, the southwestern corner of said original tract; thence with the western line of said tract, North 04 degrees 30 minutes East 1097.58 feet to the beginning, containing 6.0 acres, more or less.

LESS AND EXCEPT that 1.00 acre tract of land as more particularly described in Deed Book 1684, at Page 91, Robeson County Registry.

Subject to a Private Roadway Easement more particularly described in Deed Book 1684, at Page 91.

And being a portion of that certain tract of 30 acres, conveyed to Claybourn Walters by Roy Adams in 1978. And being identical to that certain tract conveyed by Claybourn Walters and wife, Peggy P. Walters to C. R. Hayes by Deed recorded in Book 432, at Page 348 of the Robeson County Registry.