

BOOK 3310 PAGE 268

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RECEIVED

REGISTRATION

'87 JUL 30 PM 4 41

RECORDS
CUMBERLAND COUNTY NC
Recording Time, Book and Page

Excise Tax \$775.00

Tax Lot No. Parcel Identifier No. 170//114/5/F
Verified by County on the day of 19
by

Mail after recording to REID, LEWIS & DEESE, ATTORNEYS AT LAW

P. O. Drawer 1358, Fayetteville, N. C. 28302

This instrument was prepared by RICHARD M. LEWIS, JR.

Brief description for the Index

724.90 acs. S/S N.C. 24

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 28th day of July, 1987, by and between

GRANTOR

I. L. VINSON, JR. and wife,
MARIE P. VINSON and
H. DOLPH BERRY, TRUSTEE

GRANTEE

THE CITY OF FAYETTEVILLE, a Municipal
CorporationP. O. Drawer 1089
Fayetteville, North Carolina 28302-1089

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 near the City of Fayetteville, Cedar Creek Township, Cumberland County, North Carolina and more particularly described as follows:

See Exhibit "A" attached

Included within this conveyance are all improvements including all improvements in the ground and above the ground included but not limited to irrigation piping, machinery and equipment located on the aforesaid property.

The tobacco allotment on this property will not be transferred but shall be retained by the seller.

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:

Among other rights-of-way and easements, property is subject to Right-of-Way to Carolina Power & Light Company and to a one hundred thirty (130') foot wide Railroad Right-of-Way.

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.

.....
(Corporate Name)

BY:

.....
President

ATTEST:

.....
Secretary (Corporate Seal)



NORTH CAROLINA, CUMBERLAND County.

I, a Notary Public of the County and State aforesaid, certify that H. Dolph Berry, Trustee and I. L. Vinson, Jr. and wife, Marie P. Vinson Grantor,

personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 30th day of July, 19..87

My commission expires: 2-28-91

Phyllis P. Park, Notary Public

The foregoing Certificate(s) of

Phyllis P. Park

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.

GEORGE E. TATUM

REGISTER OF DEEDS FOR CUMBERLAND COUNTY,

By

Phyllis R. Edge

Deputy/Assistant - Register of Deeds

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.

REGISTER OF DEEDS FOR COUNTY

By

Deputy/Assistant - Register of Deeds

*Roy J. Haddock*REGISTERED LAND SURVEYOR
P.O. BOX 1141 • FAYETTEVILLE, NORTH CAROLINA 28302
TELEPHONE: 486-8912

July 23, 1987

A certain tract or parcel of land containing 724.9 acres lying and being in Cedar Creek Township, Cumberland County, North Carolina, about 12.5 miles East of the City of Fayetteville on the South side of N.C. Highway 24. Bounded on the North by N.C. Highway 24, Levie E. Johnson, Larry D. Sutton James C. Nowiski, Laura C. Haues, Seaboard Coast Line Railroad, on the East by South River, on the South by Evelyn Bullock Bullard, Wade N. Nunnery, Malachi Avery, Louise B. Moody, on the West by T.A. Cashwell, Eldridge H. Cashwell, Betty W. Cashwell, William L. Johnson, Farmers Home Administration, L.K. Syllivant, John J. Stiles, Dwight Naylor, Harvey Hall and Ed A. Hair. And more particularly described as follows:

Beginning at an iron pipe on the western edge of South River in the eastern line of Evelyn Bullock Bullard land formerly owned by B.G. Bullock and recorded in Deed Book 103, Page 388, Cumberland County Registry; said iron pipe being located North 29 degrees 39 minutes 57 seconds West 222.0 feet more or less from Bullard's southeast corner; and runs thence continuing with Bullard's eastern line North 29 degrees 39 minutes 57 seconds West 1969.65 feet to an existing concrete monument, Bullard's northeast corner and designated as Point "F" on a Plat Entitled Survey for PWC by Roy J. Haddock dated June of 1987; thence with Bullard's northern line and crossing S.R. 2030 South 60 degrees 39 minutes 27 seconds West 1306.69 feet to an iron pipe (designated as Point "E") the most eastern corner of Wade N. Nunnery's land as recorded in Deed Book 2526, Page 210, Cumberland County Registry; thence with the northern line of Wade N. Nunnery land the following bearings and distances; thence North 85 degrees 27 minutes 39 seconds West 164.85 feet to an iron pipe; thence South 78 degrees 32 minutes 21 seconds West 495.00 feet to an iron pipe; thence North 72 degrees 27 minutes 39 seconds West 594.00 feet to an iron pipe; thence North 56 degrees 27 minutes 39 seconds West 264.00 feet to an iron pipe; thence North 73 degrees 27 minutes 39 seconds West 462.00 feet to an iron pipe; thence North 75 degrees 27 minutes 39 seconds West 263.91 feet to an existing iron pipe (old 1 1/2" pump strainer); thence North 87 degrees 13 minutes 39 seconds West 754.45

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feet to an existing concrete monument; thence South 62 degrees 19 minutes 50 seconds West 405.70 feet to an iron pipe, the northeast corner of the 10.00 acre tract formerly owned by T.G. Crumpler as recorded in Deed Book 284, Page 319, Cumberland County Registry; thence with the northern line of the 10 acre tract North 52 degrees 00 minutes 55 seconds West 1182.80 feet to an iron pipe in the eastern line of Louise B. Moody land as recorded in Deed Book 2520, Page 167, Cumberland County Registry; thence with Moody's eastern line North 36 degrees 29 minutes 09 seconds East 653.40 feet to an iron pipe, Moody's northeast corner; thence with Moody's northern lines the following bearings and distances; thence North 71 degrees 54 minutes 55 seconds West 314.38 feet to an iron pipe designated as Point "D"; thence North 58 degrees 32 minutes 22 seconds West 528.05 feet to an iron pipe designated as point "C"; thence North 87 degrees 55 minutes 17 seconds West 412.45 feet to an iron pipe; thence North 07 degrees 49 minutes 41 seconds West 330.00 feet to an iron pipe; thence North 87 degrees 37 minutes 33 seconds West 412.52 feet to an iron pipe in the eastern line of T.A. Cashwell's land (see Book 619, Page 181, Cumberland County Registry); thence North 03 degrees 33 minutes 54 seconds East 1297.40 feet to an iron pipe, a corner of the Eldridge H. Cashwell land as recorded in Deed Book 2795, Page 573, Cumberland County Registry; thence continuing with Cashwell North 25 degrees 58 minutes 04 seconds West 297.27 feet to an iron pipe; thence North 53 degrees 02 minutes 56 seconds West 178.20 feet to an iron pipe; thence South 88 degrees 53 minutes 54 seconds West 275.15 feet to an iron pipe; thence South 36 degrees 05 minutes 16 seconds West 564.26 feet to an existing iron pipe with bolt top, a corner of Betty W. Cashwell as recorded in Deed Book 2983, Page 175, Cumberland County Registry; thence with Cashwell's line North 69 degrees 38 minutes 35 seconds West 633.04 feet to an iron pipe, the southeast corner of William L. Johnson land as recorded in Deed Book 1098, Page 79, Cumberland County Registry; thence continuing with the eastern line of Johnson, the eastern line of Farmers Home Administration (see Book 2901, Page 325, Cumberland County Registry) and the eastern line of L.K. Sylvant (see Book 457, Page 323, Cumberland County Registry) North 03 degrees 14

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degrees 40 seconds East 1272.48 feet to an iron pipe, John J. Stiles southwest corner (see Book 2172, Page 327, Cumberland County Registry); thence with Stiles southern line South 86 degrees 02 minutes 24 seconds East 303.60 feet to an iron pipe, Stiles southeast corner; thence with the eastern line of Stiles North 27 degrees 58 minutes 36 seconds East 864.60 feet to an existing 2" iron pipe, Dwight Naylor's southwest corner; thence with Naylor's southern line South 59 degrees 57 minutes 00 seconds East 501.04 feet to an existing rebar Naylor's southeast corner and designated as Point "B" (see Book 2566, Page 29, Cumberland County Registry); thence continuing with the eastern line of Naylor and the eastern line of Harvey Hall (see Book 602, Page 123) and the eastern line of Ed A. Hair Et Al (see 469, Page 244) North 27 degrees 26 minutes 10 seconds East 1808.06 feet crossing the Seaboard Coast Line Railroad (130 foot R/W) to an existing rebar in the southern margin of N.C. Highway 24 (30 feet from center) and designated as Point "A"; thence with the southern margin of N.C. Highway 24 (30 feet from center) South 62 degrees 54 minutes 00 seconds East 946.16 feet to an iron pipe, the northwest corner of Levie E. Johnson land as recorded in Deed Book 3012, Page 845, Cumberland County Registry; thence with Johnson's western line South 26 degrees 52 minutes 51 seconds West 381.35 feet to an existing axle (gear) in the northern margin of the Seaboard Coast Line Railroad R/W (65 feet from the center); thence with said railroad's Northern margin South 72 degrees 38 minutes 33 seconds East 211.36 feet to an existing buggy axle; thence with Johnson's eastern line North 09 degrees 21 minutes 58 seconds East 363.67 feet to an iron pin in the southern margin of N.C. Highway 24 (30 feet from the center); thence with the southern margin of N.C. Highway 24 (30 feet from the center), the following bearings and distances South 63 degrees 50 minutes 49 seconds East 100.00 feet to an iron pin; thence South 64 degrees 41 minutes 31 seconds East 100.00 feet to an iron pin; thence South 66 degrees 21 minutes 49 seconds East 100.00 feet to an iron pin; thence South 68 degrees 31 minutes 14 seconds East 100.00 feet to an iron pin; thence South 69 degrees 11 minutes 27 seconds East 100.00 feet to an iron pin; thence

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South 69 degrees 26 minutes 55 seconds East 316.86 feet to an iron pin Roger L. Jackson, Jr. northwest corner as recorded in Deed Book 2369, Page 304, Cumberland County Registry; thence with Jackson's western line and beyond crossing the Seaboard Coast Line Railroad (130 foot R/W) South 19 degrees 30 minutes 17 seconds West 420.79 feet to an iron pipe in the southern margin of Seaboard Coast Line Railroad R/W (65 feet from the center); thence with said railroads, southern margin South 69 degrees 45 minutes 07 seconds East 132.00 feet to an iron pipe; thence North 73 degrees 44 minutes 53 seconds East 218.55 feet to an iron pipe in the northern margin of said Railroad R/W (65 feet from center); thence with the northern margin of the Seaboard Coast Line Railroad R/W South 69 degrees 41 minutes 31 seconds East 238.50 feet to a concrete monument; thence crossing the Railroad South 13 degrees 50 minutes 48 seconds East 156.68 feet to an existing iron pipe in the southern margin of the Railroad R/W (65 feet from the center), the northwest corner of Laura C. Hayes lands as recorded in Deed Book 2954, Page 452, Cumberland County Registry; thence with the western line of Hayes South 13 degrees 50 minutes 48 seconds East 956.37 feet to an existing 1" square bolt, Hayes southwest corner; thence with the southern line of Hayes North 86 degrees 26 minutes 28 seconds East 344.55 feet to an existing iron stake (tie rod end) Hayes southeast corner; thence with THeastern line of Hayes North 19 degrees 13 minutes 19 seconds East 650.07 feet to ^{AK}existing iron pipe Hayes northeast corner in the southern margin of ^{WITI}the Seaboard Coast Line Railroad R/W (65 feet from the center); thence ^{WITI}said Railroads margin (65 feet from the center) South 69 degrees 30 minutes 33 seconds East 1422.77 feet to an iron pipe on the western bank of the South River (designated as point "G") and having North Carolina Grid Coordinates $x = 2,105,851.29$ feet and $y = 454,303.94$ feet, said iron pipe being located North 72 degrees 36 minutes 07 seconds West a Grid distance of 1371.29 feet from North Carolina Grid System monument (Vinson Az. 1973); thence South 69 degrees 30 minutes 33 seconds East about 40.00 feet to the run of South River; thence down the run of South River as it meanders southwardly about 4800 feet to a point in the eastern line of the aforesaid Evelyn Bullock Bullard Land; thence with said line

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North 29 degrees 39 minutes 57 seconds West about 100.0 feet to the Beginning. Containing 724.90 acres more or less as surveyed by Roy J. Haddock in June of 1987 using North Carolina Grid Meridian. Deed References Book 2168, Page 119, Deed Book 505, Page 125, Deed Book 976, Page 661, Deed Book 469 Page 78 and Deed Book 529, Page 113, Cumberland County Registry.

