DEED & PLAT BOOK

PROJECT NUMBER: 17BP.12.R.104

TIP NUMBER: 540121

COUNTY: Lincoln

ROUTE: SR 1113 (Reepsville Road)

Bridge No. 121 on SR 1113 (Reepsville Road) over Tanyard Creek in Lincoln County

January 2017

Deed Book Index

TIP No: 540121 **Project No: 17BP.12.R.104** **County(s): LINCOLN**

Project Description: **Replace Bridge #121 on SR 1113 (Reepsville Road) over Tanyard Creek**

Property Owners	Deed Book / Page Num	Page Num
Kendall B. Davis	1003 / 635	4
Mr. W. Rhodney Reep	1219 / 243	7
Mr. Jonathan W. Scronce	1281 / 396	10
William R. Warlick Sr. Life Estate	2517 / 744	12

Plat Book Index

TIP No: 540121 **Project No: 17BP.12.R.104** **County(s): LINCOLN**

Project Description: **Replace Bridge #121 on SR 1113 (Reepsville Road) over Tanyard Creek**

Property Owners	Plat Book / Page Num	Page Num
Kendall Davis	G / 96	16

11:21/8-20-97 12.00 pd.

009028 BOOK 1003 PAGE 635

Filed for registration and recorded this the 20th day of August, 1997, at 11:21 A.M. in Book 1003, Page 635.

ELAINE N. HARMON
Register of Deeds for Lincoln County

By: Judith W. Martin
Asst Register of Deeds

θ Excise Tax | Recording Time, Book and Page

Tax Lot No. ..... Parcel Identifier No. .....

Verified by ..... County on the ..... day of ....., 19.....

by .....

Mail after recording to .....

.....

This instrument was prepared by Thomas J. Wilson, P.A., Lincolnton, NC 28093

Brief description for the Index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 6th day of August, 19 97, by and between

GRANTOR	GRANTEE
WILLIAM L. HEAFNER and wife, DEBRA D. HEAFNER d/b/a Piedmont Housing	KENDALL BELTON DAVIS 3922 Reepsville Road Vale, NC 28168

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 ....., Howards Creek Township, Lincoln County, North Carolina and more particularly described as follows:

See Exhibit "A" attached hereto:

N. C. Bar Assoc. Form No. 3 © 1976. Revised © 1977 — James Williams & Co., Inc., Box 127, Yadkinville, N. C. 27055
Printed by Agreement with the N. C. Bar Assoc. – 1981

EXHIBIT A

BEING all and the full contents of Lot No. Thirteen (13) and Fourteen (14) of SEAGLETOWN HEIGHTS as shown on that certain plat recorded in Plat Book G, Page 96, Lincoln County Registry, to which reference is hereby made for a more complete description.

The above described real estate is conveyed subject to the following restrictions which shall be binding on the purchasers, their heirs, successors, and assigns and shall run with the land:

1. No trailers or mobile homes shall be placed, erected, or allowed to remain on the real estate, subject to the following provision; provided that one new double-wide manufactured home/house may be placed on the real estate.

2. No more than one (1) residence allowed on the above described tract.

3. All homes must be brick underpinned.

4. Property must have a gravel drive.

5. No junk or inoperable motor vehicles may be parked or stored on said real estate.

6. No commercial enterprises.

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:

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)

USE BLACK INK ONLY

William L. Heafner (SEAL)
William L. Heafner

Debra D. Heafner (SEAL)
Debra D. Heafner

(SEAL)

(SEAL)

SEAL-STAMP

Use Black Ink

NORTH CAROLINA, Lincoln County.

I, a Notary Public of the County and State aforesaid, certify that ---
William L. Heafner and wife, Debra D. Heafner d/b/a Piedmont Hosuing Grantor,
personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 14th day of August 19 97

My commission expires: 4-18-98 4-18-98 Charles R. Shepard Notary Public

---

SEAL-STAMP

Use Black Ink

NORTH CAROLINA, ---County.

I, a Notary Public of the County and State aforesaid, certify that ---,
personally came before me this day and acknowledged that ---- he is --- Secretary of
--- 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 --- President, sealed with its corporate seal and attested by --- as its --- Secretary.
Witness my hand and official stamp or seal, this ---day of ---, 19---.

My commission expires: --- --- Notary Public

The foregoing Certificate(s) of Charles R. Shepard, Notary Public of Lincoln County, NC,
---
---
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.

ELAINE N. HARMON REGISTER OF DEEDS FOR LINCOLN COUNTY

By Judith W. Martin ~~Deputy~~/Assistant - Register of Deeds

(11b)

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Printed by Agreement with the N. C. Bar Assoc. — 1981

001702

BOOK 1219 PAGE 243

NORTH CAROLINA, LINCOLN COUNTY
The following certificates of B. D. Miskelly, Notary Public of San Mateo County, CA, are certified to be correct. Presented for registration and recorded February 8, 2001, at 2:04 PM in Book 1219, Page 243.

ELAINE N. HARMON
Register of Deeds for Lincoln County, NC

BY Judith W. Martin
Asst Register of Deeds

12.00 Excise Tax $

Tax Lot No. _____ Parcel Identifier No. _____
Verified by _____ County on the ____ day of _____, 20___
by _____

Mail after recording to **Kennedy & Wulfhorst, PA, PO Box 242, Denver, NC 28037**

This instrument was prepared by **D. Todd Wulfhorst**

Brief Description for the index | **Two Tracts Howards Creek Twsp**

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made **January 09, 2001**, by and between

GRANTOR	GRANTEE
GERALD WRIGHT DOUGLAS STRATFORD, Individually and GERALD WRIGHT DOUGLAS STRATFORD, Executor of the Estate of Wanda Mae Wright	**W. RHODNEY REEP 4227 Reepsville Rd Vale, NC 28168**

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 , **Howards Creek** Township, **Lincoln** County, North Carolina and more particularly described as follows:

See Exhibit A attached hereto and incorporated herein by reference

NO TITLE EXAM REQUESTED NO OPINION GIVEN AND DRAFTER DID NOT PARTICIPATE IN CLOSING OF THIS TRANSACTION

Title Reference: See Estate file of Wanda Mae Wright File 01-E-63 who died Jan. 3, 2001.

N. C. Bar Assoc. Form No. 3 © 1977
Printed by Agreement with the N.C. Bar Assoc.
#003

EXHIBIT A

TRACT ONE:

SITUATE, lying and being on the South side of Secondary State Road No. 1113, being bounded on the North by said State Road; on the East, South and West by lands of Rhyne Reep, and being more fully described, by metes and bounds, in accordance with a survey and plat as prepared by Max D. Abernethy, Registered Surveyor, dated April 14, 1979, as follows:

BEGINNING at a point in the center of Secondary State Road No. 1113, said beginning point being located North 77 deg. 50 min. East 433 feet from the intersection with Secondary State Road No. 1200 with State Road No. 1113, and runs with the center of said State Road No. 1113, North 77 deg. 50 min. East 202.37 feet to a point in the center of said State Road, a new corner with Rhyne Reep lands, thence, three new lines with the Rhyne Reep lands, South 00 deg. 06 min. East 402.06 feet to a new iron pin, a corner; North 69 deg. 41 min. West 142.15 feet to a new iron pin, a corner; and North 11 deg. 53 min. West 316.83 feet to the point of BEGINNING, containing 1.35 Acres, more or less.

TRACT TWO:

Containing 46.20 Acres, more or less, and being more particularly described by metes and bounds in accordance with an actual survey and plat as prepared by Hoke S. Heavner, RLS, dated May 22, 1973, as follows:

BEGINNING at a point in the right of way of State Road No. 1113, and runs thence with said right of way, the following seven (7) courses and distances: (1) North 77 deg. 50 min. East 1,200 feet to a point, (2) thence North 84 deg. 45 min. East 200 feet to a point, (3) thence North 88 deg. 15 min. East 200 feet to a point, (4) thence South 89 deg. 25 min. East 600 feet to a point, (5) thence North 84 deg. 23 min. East 200 feet to a point, (6) thence North 75 deg. 40 min. East 200 feet to a point, (7) thence North 70 deg. 05 min. East 904 feet to a point; thence with the line of R. E. McConnell, the following three (3) courses and distances: (1) South 60 deg. 30 min. East 258 feet to a large stone, (2) thence North 69 deg. 00 min. East 132 feet to a point, and (3) thence North 7 deg. 10 min. East 215 feet to a point in the right of way of State Road No. 1113; thence with said right of way, North 76 deg. 45 min. East 126 feet to a point; thence leaving said right of way, South 10 deg. 00 min. East 380 feet to an Iron; thence with the line of W. C. Jetton, the following nine (9) courses and distances: (1) South 52 deg. 00 min. West 1,575 feet to an oak, (2) thence North 42 deg. 00 min. West 193.5 feet to an iron, (3) thence South 77 deg. 43 min. West 1,008 feet to a control stone, (4) thence North 7 deg. 34 min. West 189.7 feet to an iron, (5) thence South 70 deg. 25 min. West 366 feet to an iron, (6) thence South 79 deg. 00 min. West 363 feet to an iron, (7) thence South 21 deg. 30 min. West 357.5 feet to a point, (8) thence South 10 deg. 00 min. East 313.5 feet to a control old iron, and (9) thence South 75 deg. 30 min. West 511 feet to a point in Reep Road; thence with the right of way of Reep Road, North 8 deg. 40 min. East 698.7 feet to a point in the right of way of State Road No. 1200; thence with the right of way of State Road No. 1200, the following two (2) courses and distances: (1) North 49 deg. 30 min. West 777 feet to a point, and (2) thence North 01 deg. 00 min. East 56.6 feet to the point of BEGINNING, containing 61.90 acres, more or less.

BARRING AND EXCEPTING from the above-described real estate the following parcels:

1. All of that certain 4.0 acres, more or, less, lying south of State Road No. 1200.
2. That certain 3.77 acres, more or less, tract described in Book 788 Page 395, Lincoln County Public Registry.
3. That certain 1.35 acres, more or less, tract described in Book 555 Page 831, Lincoln County Public Registry.
4. Those eight lots as shown on plat entitled Rock Acres Estates Subdivision and recorded In Plat Book F Page 382, Lincoln County Public Registry.
5. That certain 1.56 acres, more or less, tract described in Book 515 Page 235, Lincoln County Public Registry.

The property hereinabove described was acquired by Grantor by instrument recorded in Book **1075**, Page **259**.

A map showing the above described property is recorded in , .

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:

Valid and enforceable reservations, restrictions, easements, conditions and rights of way in the record chain of title.

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)

_____ (SEAL)
Gerald Wright Douglas Stratford

_____ (SEAL)
Gerald Wright Douglas Stratford, Executor of Estate of Wanda Mae Wright

_____ (SEAL)

_____ (SEAL)

SEAL-STAMP

B. D. MISKELLY
Comm. # 1184138
NOTARY PUBLIC - CALIFORNIA
San Mateo County
My Comm. Expires June 16, 2002

CALIFORNIA SAN MATEO
~~NORTH CAROLINA~~, ~~Lincoln~~ County.
I, the undersigned, a Notary Public of the County and State aforesaid, certify that **Gerald Wright Douglas Stratford,** Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this ~~January~~ FEB 2ND 2001.

My commission expires: 06/16/02 _____ Notary Public

SEAL-STAMP

B. D. MISKELLY
Comm. # 1184138
NOTARY PUBLIC - CALIFORNIA
San Mateo County
My Comm. Expires June 16, 2002

CALIFORNIA SAN MATEO
~~NORTH CAROLINA~~, ~~Lincoln~~ County.
I, the undersigned, a Notary Public of the County and State aforesaid, certify that Gerald Wright Douglas Stratford, Executor of Estate of Wanda Mae Wright personally came before me this day and acknowledged the execution of the foregoing instrument.
Witness my hand and official stamp or seal, this ~~January~~ FEB 2ND **2001.**

My commission expires: 06/16/02 _____ Notary Public

The foregoing Certificate(s) of _____

_____

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.

N. C. Bar Assoc. Form No. 3 © 1977
Printed by Agreement with the N.C. Bar Assoc.
#003

BOOK 1281 PAGE 396

015148

NORTH CAROLINA, LINCOLN COUNTY
The following certificate of Pamela H. Houser, Notary Public of Lincoln County, NC, is certified to be correct. Presented for registration and recorded October 8, 2001, at 4:40 PM in Book 1281, Page 396.

ELAINE N. HARMON
Register of Deeds for Lincoln County, NC

BY: Judith W Martin
and Register of Deeds

10.00
Excise Tax

Tax Lot No. ..... Parcel Identifier No. .....

Verified by ..... County on the ..... day of ....., ...

by .....

Mail after recording to Grantee ✓

.....

This instrument was prepared by Pendleton & Pendleton, P.A. - Lincolnton, NC 28093-0159

Brief description for the Index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 8th day of October, 2001, by and between

GRANTOR	GRANTEE
RICHARD SCRONCE and wife, ETHEL SCRONCE	JONATHAN WAYNE SCRONCE Address: 3919 Reepsville Rd. Vale, NC 28168

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 ....., Howards Creek Township, Lincoln County, North Carolina and more particularly described as follows:

BEGINNING on the South side of the Reepsville-Lincolnton Highway near a stone between Seagle and Warlick Creeks, and runs as follows: South 60 deg. 30 min. East 12-2/5 poles to a large natural Rock; thence North 69 deg. East 8 poles to a stake, a new corner; thence North 18 deg. East 10-4/5 poles to a stake near the center of Road; thence South 69 deg. West 24 poles to the BEGINNING, containing 7/8 of an ACRE, more or less.

Title Reference: See Estate File 85-E-282 in the Office of the Clerk of Court of Lincoln County and Book 510 at Page 975 in the Lincoln County Public Registry.

NEITHER THE INDIVIDUAL NOR LAW FIRM PREPARER OF THIS INSTRUMENT PERFORMED ANY TITLE EXAMINATION WORK NOR CONDUCTED OR PARTICIPATED IN ANY CLOSING RELATED TO THE TRANSACTION INVOLVING THIS INSTRUMENT.

N. C. Bar Assoc. Form No. 3 © 1976, Revised © 1977 — James Williams & Co., Inc., Box 127, Yadkinville, N. C. 27055
Printed by Agreement with the N. C. Bar Assoc. - 1981

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:

All valid and enforceable easements, restrictions, reservations, rights of way and other conditions which may appear in the record chain of title.

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)

Use Black Ink ONLY

Richard E. Scronce Jr. ----------(SEAL)
Richard Scronce

Ethel Scronce ----------(SEAL)
Ethel Scronce

----------(SEAL)

----------(SEAL)

SEAL-STAMP

PAMELA H. HOUSER NOTARY My Comm. Exp. 11-09-03 PUBLIC LINCOLN COUNTY, N.C.

Use Black Ink

NORTH CAROLINA, Lincoln County.

I, a Notary Public of the County and State aforesaid, certify that Richard Scronce and wife, Ethel Scronce Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 8th day of October, 2001.

My commission expires: 11-09-03 Pamela H. Houser Notary Public

SEAL-STAMP

Use Black Ink

NORTH CAROLINA, ----------County.

I, a Notary Public of the County and State aforesaid, certify that ----------, personally came before me this day and acknowledged that ____ he is ---------- Secretary of ---------- 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 ---------- President, sealed with its corporate seal and attested by ---------- as its ---------- Secretary. Witness my hand and official stamp or seal, this _____day of ----------, ---------.

My commission expires: ---------- ---------- Notary Public

The foregoing Certificate(s) of ----------

---

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

N. C. Bar Assoc. Form No. 3 © 1976, Revised © 1977 — James Williams & Co., Inc., Box 127, Yadkinville, N. C. 27055
Printed by Agreement with the N. C. Bar Assoc. – 1981

BK 2517 PG 744 - 747 (4)

This document presented and filed:
05/06/2015 08:51:12 AM
DEED
Fee $26.00 Transfer Tax: $0.00

533026

Lincoln County North Carolina
Danny R. Hester, Register of Deeds

ac 4)

NO REVENUE **DO NOT PUBLISH**

PIN NO: LRK (REID):

env ✓ THIS INSTRUMENT WAS PREPARED BY DAVID L. ISENHOWER, ATTORNEY AT LAW, P.O. BOX 1627, CONOVER, NC 28613

NORTH CAROLINA GENERAL WARRANTY DEED
DEED OF GIFT
LIFE ESTATE RESERVED BY GRANTOR

THIS DEED, made this 28 day of April, 2015, by and between, WILLIAM R. WARLICK, SR., unmarried, 3788 Reepsville Road, Lincolnton, NC 28092, **GRANTOR**; and WILLIAM R. WARLICK, JR., unmarried, 3788 Reepsville Road, Lincolnton, NC 28092, **GRANTEE**.

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, in consideration of love and affection, SUBJECT TO THE LIFE ESTATE HEREIN RESERVED, has and by these presents does grant, give and convey unto the Grantee in fee simple, all that certain lot or parcel of land situated in Lincoln County, North Carolina, and more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN.

The property herein conveyed does include the Grantor's primary residence.

NEITHER THE INDIVIDUAL NOR LAW FIRM PREPARER OF THIS DEED PERFORMED ANY TITLE EXAMINATION NOR PARTICIPATED IN THE CLOSING INVOLVING THIS INSTRUMENT.

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, SUBJECT TO THE LIFE ESTATE HEREIN RESERVED.

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:

The life estate herein reserved, all restrictions, covenants, and easements and rights of way.

IN TESTIMONY WHEREOF, said Grantor has hereunto set his hand and seal the day and year first above written.

William R. Warlick Sr. (SEAL)
WILLIAM R. WARLICK, SR.

STATE OF NORTH CAROLINA

COUNTY OF CATAWBA

I, a Notary Public of the County and State aforesaid, certify that WILLIAM R. WARLICK, SR. personally appeared before me this day and acknowledged the execution of the foregoing instrument.

WITNESS my hand and official stamp or seal, this 28 day of April, 2015.

(Notary Seal)

DONNA H. KANIPE NOTARY PUBLIC CATAWBA COUNTY, N.C.

Donna H. Kanipe
NOTARY PUBLIC Donna H. Kanipe
My Commission Expires: 02-02-2018

EXHIBIT "A"

FIRST TRACT (LINCOLN COUNTY PARCEL 14030)

BEGINNING at a point in the middle of the paved Reepsville Highway, which said beginning point is 793 feet from James Warlick's corner at the bridge, and runs from said beginning S 73 E 215 feet to a point in the middle of said Reepsville Highway; thence, a new line N 17 E 220 feet to a stake; thence N 66-20 W 216.7 feet to a stake; thence, S 17 W 245 feet to the Beginning. Containing 1.13 acres, more or less.

The above parcel of land being a part of tract two as set forth in a deed of record in Book 309, Page 397 in the Public Registry of Lincoln County, NC.

SECOND TRACT (LINCOLN COUNTY PARCEL 14031)

PARCEL ONE: All that certain tract of land containing 82 acres, more or less, known as the David Warlick homeplace lands, being about 6½ miles Northwest of the City of Lincolnton, and being about 2 miles Southeast of Union School house, and being located on a county road, on the waters of Mill Creek, and being bounded on the North by the lands of Edgar and Russell Seagle; on the East by the lands of Guy Rinck (formerly); on the South by the lands of T.A. Warlick estate, and on the West by the lands of Chancey Dalton. Said tract of land being more fully described, in accordance with a survey as made by A.B. Heavner, Surveyor, dated May 18, 1938, as follows:

BEGINNING at a stone on said public road, a corner of Chancey Dalton, and runs thence along said road, N 68° 30' E 24 poles to a stone on the Western bank of Mill Creek; thence, crossing the creek and continuing with the road, N 77° E 14 poles; thence, with the road, S 89° E 18 poles; thence, leaving the road, N 49° E 76 poles; thence N 48° 30' W 127½ poles to a stone; thence S 50° W 86½ poles; thence S 28° 30' E 100 poles to the point of BEGINNING, containing 82 acres, as aforesaid.

PARCEL TWO: Adjoining the premises of W.G. Rinck on the North side; on the East by Seagle estate lands; on the South by Seagle estate lands; and on the West by the lands of H.D. Warlick and D. C. Warlick, and being more fully described, by metes and bounds, as follows:

BEGINNING at a stone, formerly a hickory, the corner of D.C. Warlick's land and runs thence with one of Warlick's lines, N 43½° W 88 poles to a stone, Warlick's corner; thence with the line of W.G. Rinck lands, S 47½° E 118 poles to a stone in the branch; then with the branch, and with the line of Seagle estate lands in a Southwesterly direction, 58 poles to a stone in the public road leading from Lincolnton to Reepsville; thence, crossing said road, and with the line of Seagle estate lands, S 46¼° W 21½ poles to a stone; thence S 41½° W 38 poles to a stone, another corner of the Seagle estate lands; thence, with another line of the Seagle estate lands, N 53° W

52-21/25 poles to a stone where Howards Creek and Seagle Creek intersect, a corner of Seagle estate and H.D. Warlick lands; thence with Seagle's Creek in a Northerly direction 25 poles to a stone in the public road; thence, with the public road, N 79° E 16-22/25 poles to a stone in the said road; thence continuing with the road, S 83° E 18-16/25 poles to a stone in the road; thence, leaving the road and with the line of D.C. Warlick's land, N 50° E 73 poles to the BEGINNING corner, containing 37 acres, more or less.

Reference had and made to deed from Lucille Warlick White and husband, Hoyle E. White, et al, to Robert D. Warlick, dated June 7, 1954, and recorded in Book 309, on Page 397, Lincoln County Public Registry.

THIRD TRACT (LINCOLN COUNTY PARCEL 14032)

BEGINNING at a point in the center of the bridge over Howards Creek and runs N 80½° E 56½ poles to a stone; thence S 25° W 24 poles to a post oak; thence S 47° W 51½ poles to a point in the center of Howards Creek; thence with the center of said creek, as it meanders, N 23° W 17-3/5 poles; N 8° E 13½ poles; and N 11° W 15-1/9 poles to the point of BEGINNING, containing 9 acres, 1 rood and 39¼ poles.

The above described land being the same and identical land as conveyed to Edgar L. Seagle by deed of record in Deed Book 201, on Page 25, Lincoln County Public Registry.

For reference to title, see Deed Book 322, Page 670, Lincoln County Registry.

G-96

014256

12:10 fx 11-94
G-96
21.00 pd.

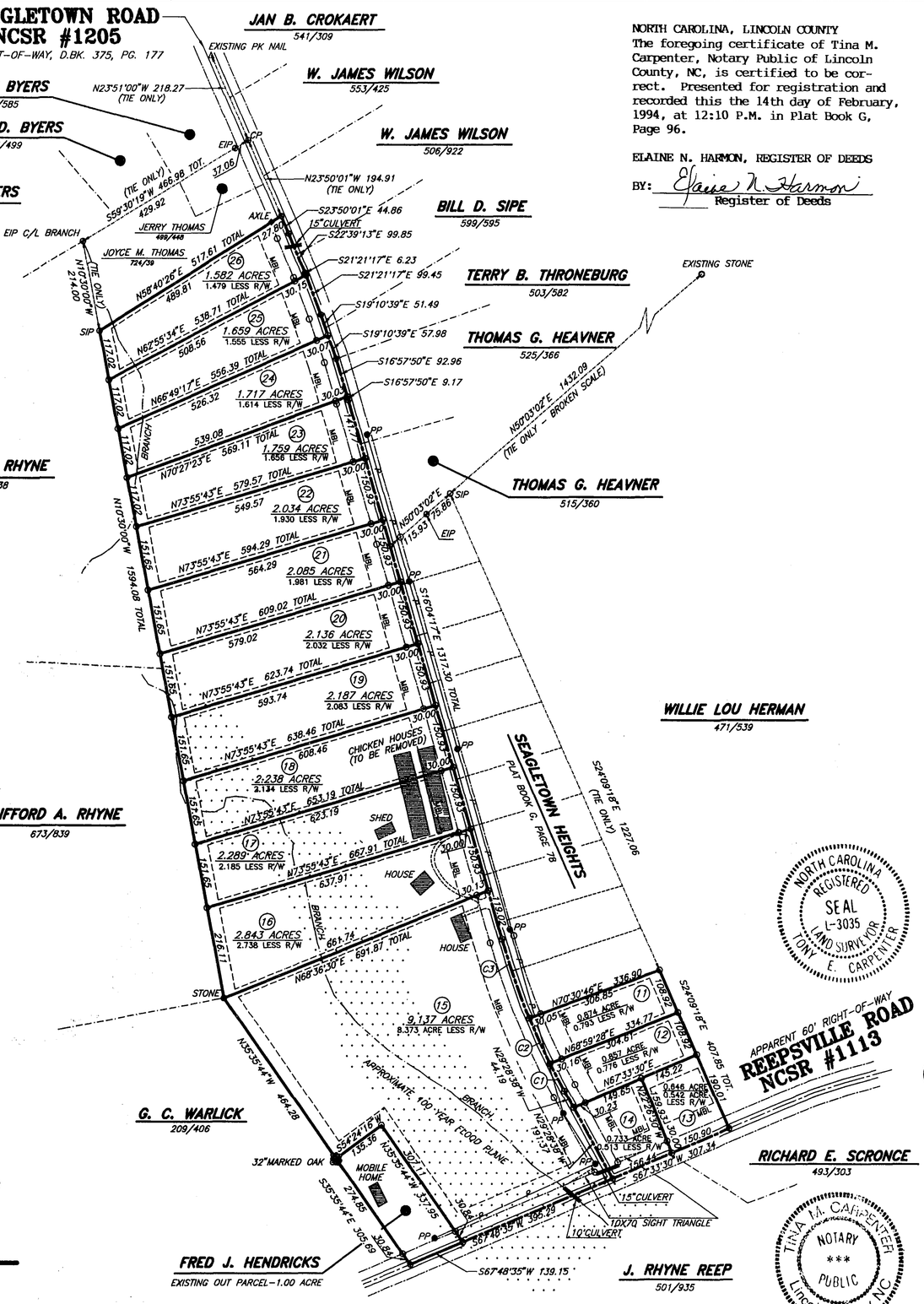
DRAWING NUMBER
PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
REORDER BY NUMBER 07548

DRAWING NUMBER
G 96
PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
REORDER BY NUMBER 07548

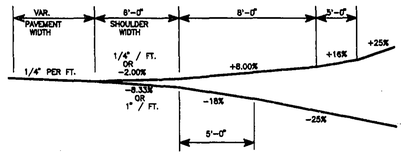
DRAWING NUMBER
PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
REORDER BY NUMBER 07548

NORTH ORIENTATION BASED ON PLAT BOOK G, PAGE 78





DRIVEWAY TURNOUT GRADES – SHOULDER SECTION



FLOOD HAZARD NOTATION
DEVELOPMENT WITHIN FIVE (5) TIMES THE WIDTH OF THE STREAM BANK OPENING OR TWENTY (20) FET FROM THE BANK, WHICHEVER IS GREATER, IS REGULATED BY THE LINCOLN COUNTY FLOOD DAMAGE CONTROL ORDINANCE.

A PORTION OF THIS PROPERTY IS LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA A DETERMINED BY THE HUD/FIA FLOOD MAP. #370146 0050 B
NOTE: A PORTION OF THIS PROPERTY IS SUBJECT TO LINCOLN COUNTY FLOOD CONTROL AREA

SEAGLETOWN HEIGHTS PHASE 2

BEING 34.776 ACRES TOTAL LOCATED IN
HOWARDS CREEK TOWNSHIP
LINCOLN COUNTY
NORTH CAROLINA
DEED REFERENCE: BOOK 849, PAGE 153
BOOK 751, PAGE 248
TAX MAP NO. 3605.00-30-2857

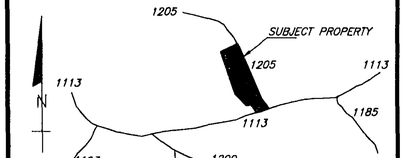
SUBDIVIDER: KENNETH M. McCURRY
ROUTE 1 BOX 400K
LINCOLNTON, NC 28092
704/735-0338

0' 100' 200' 300' 500' 900'
GRAPHIC SCALE 1"=200'

MAP FILE NO. 93-11-04B

NORTH CAROLINA, LINCOLN COUNTY
The foregoing certificate of Tina M. Carpenter, Notary Public of Lincoln County, NC, is certified to be correct. Presented for registration and recorded this the 14th day of February, 1994, at 12:10 P.M. in Plat Book G, Page 96.

ELAINE N. HARMON, REGISTER OF DEEDS
BY: Elaine N. Harmon
Register of Deeds



LOCATION MAP NO SCALE

NOTE: PROPERTY OWNERSHIP, EASEMENTS, RIGHT-OF-WAYS, ETC. INDICATED HEREON ARE APPARENTLY CORRECT AND CURRENT FROM AN EXTENSIVE REVIEW OF COUNTY TAX OFFICE RECORDS, REGISTER OF DEEDS, UNRECORDED PLATS AND OTHER SOURCES CONSIDERED WITH EXISTING FIELD EVIDENCE, WRITTEN OR UNWRITTEN. AN ATTORNEYS TITLE EXAMINATION WAS NOT PROVIDED AT THE TIME OF THIS SURVEY AND ALL PROPERTIES INDICATED ARE SUBJECT TO WHATEVER WILL BE REVEALED BY A COMPLETE AND CORRECT TITLE EXAMINATION

LEGEND
EIP = EXISTING IRON PIN
SIP = SET IRON PIN
CP = CALCULATED POINT
MBL = MINIMUM BUILDING LINE

NOTE: IRON PINS SET AT ALL CORNERS

CURVE	RADIUS	ARC	CHORD & BEARING
1	1659.32	73.76	N28°12'14"W 73.76
2	1659.32	118.00	N24°53'35"W 117.97
3	1659.32	388.24	N22°46'28"W 387.36

CERTIFICATE OF OWNERSHIP AND DEDICATION
WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF LINCOLN COUNTY AND THAT WE HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH OUR FREE CONSENT AND ESTABLISH MINIMUM LOT SIZE AND BUILDING SETBACKS AS NOTED.

OWNER _____ DATE 2/5/94

OWNER _____ DATE _____

CERTIFICATE OF APPROVAL FOR RECORDING
I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF LINCOLN COUNTY, NORTH CAROLINA AND THAT THIS PLAT HAS BEEN APPROVED BY LINCOLN COUNTY ON FEB. 11, 1994 FOR RECORDING IN THE LINCOLN COUNTY DEEDS OFFICE.

Stephen C Killian — February 11, 1994
SUBDIVISION ADMINISTRATOR, LINCOLN COUNTY, NORTH CAROLINA — DATE

NORTH CAROLINA LINCOLN COUNTY
THE FOREGOING CERTIFICATE OF _____, NOTARY PUBLIC OF _____ COUNTY IS CERTIFIED TO BE CORRECT.
FILED FOR REGISTRATION AND RECORDED THIS _____ DAY OF _____, 1993
AT _____ IN PLAT BOOK _____ AT PAGE _____.

REGISTER OF DEEDS

NOTE: THIS SURVEY CREATES A SUBDIVISION OF LAND IN AN AREA THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.
NOTE: IN APPROVING THIS PLAT, LINCOLN COUNTY DOES NOT GUARANTEE THE SUITABILITY OF ANY LOT FOR THE PLACEMENT OF A SEPTIC TANK SYSTEM.
NOTE: ALL PROPERTY LINES HAVE A 10 FOOT DRAINAGE & UTILITY EASEMENT ON EACH SIDE.
NOTE: TOTAL ACRES TO BE SUBDIVIDED – 34.776
TOTAL NUMBER OF LOTS CREATED – 16
PROPOSED USE – RESIDENTIAL
TOTAL LINEAR FEET IN SUBDIVISION STREET – 0
NOTE: MINIMUM SETBACK LINES – 40' ON FRONT
30' ON REAR
10' ON ALL SIDES
20' ON SIDES ABUTTING A STREET
NOTE: METHOD OF COMPUTATION – COORDINATE METHOD
NOTE: SMALLEST LOT SIZE SHALL BE 22,500 SQ. FT.
NOTE: ALL LOTS REQUIRE A WELL AND SEPTIC TANK.
NOTE: ALL PROPOSED ROADS ARE PROPOSED "PUBLIC"
NOTE: ALL LOTS ARE PROPOSED TO BE SINGLE FAMILY DWELLINGS

NORTH CAROLINA REGISTERED SEAL L-3035 LAND SURVEYOR TONY E. CARPENTER

NORTH CAROLINA LINCOLN COUNTY
I, TONY E. CARPENTER, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, DEED RECORDED IN BOOK 849, PAGE 153, AND BOOK 751, PAGE 248, THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES FROM REFERENCES AS INDICATED, THAT THE RATIO OF PRECISION AS CALCULATED IS 1 : 10000, THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH GS 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 3 DAY OF DECEMBER, AD 1993

TONY E. CARPENTER, RLS L-3035

NORTH CAROLINA LINCOLN COUNTY
I, TINA M. CARPENTER, A NOTARY PUBLIC OF THE COUNTY AND STATE AFORESAID CERTIFY THAT TONY E. CARPENTER, A REGISTERED LAND SURVEYOR, PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT.
WITNESS MY OFFICIAL STAMP OR SEAL THIS 3 DAY OF DECEMBER, 1993

TINA M. CARPENTER, NOTARY PUBLIC
MY COMMISSION EXPIRES AUGUST 1, 1998

TINA M. CARPENTER NOTARY *** PUBLIC Lincoln County, NC

CARPENTER LAND SURVEYING
6786 LACKEY ROAD
VALE, NC 28168
704/276-3733

DATE	DRAWN BY	SCALE
11/12/93	T. CARPENTER	1"=200'