

Prepared by and return to: Roy A. Cooper, Jr.
Fields & Cooper
Nashville, NC 27856

NORTH CAROLINA

GENERAL WARRANTY DEED

NASH COUNTY

THIS DEED made this the 8th day of February, 1998, by and between
MILTON RUTH, JR. (AKA MILTON RUTH) and wife, BARBARA ANN RUTH,
(hereinafter referred to as "Grantor") and WILLIAM DAWES RUTH and wife, AMY
BETH RUTH, whose address is 8413 Old Middlesex Rd, Bailey, NC 27807
(hereinafter referred to as "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, 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 situate in Bailey Township, Nash County, North Carolina, and more
particularly described as follows:

BEGINNING at an existing iron pipe on the southern right of way of N.C. S.R. 1105
(Old Middlesex Road), a new line for Ruth said beginning point also being located S. 06° 47'
12" W. 30' from a new iron stake in the center of S.R. 1105 (Old Middlesex Road) which new
iron stake is located S. 83° 26' 00" E. 1397.25 feet from an existing P.K. nail in the center of the
intersection of S.R. 1100 and S.R. 1105 (Old Middlesex Road); thence from said beginning point
thus established along a new line for Milton Ruth, Jr., S. 06° 47' 12" W. 523.77 feet to an iron
pipe set, a new corner for Milton Ruth, Jr.; thence along a new line for Milton Ruth, Jr., N. 71°
13' 26" W. 274.05 feet to an iron pipe set, a new corner for Milton Ruth, Jr.; thence along a new
line for Milton Ruth, Jr., N. 10° 04' 15" E. 459.00 feet to an iron pipe set on the southern right of
way of N.C. S.R. 1105 (Old Middlesex Road); thence along the southern right of way of said

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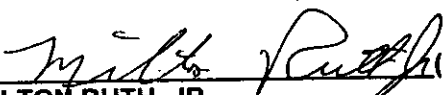
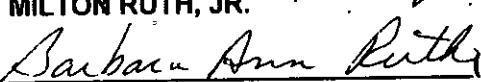
road, S. 85° 20' 53" E. 156.93 feet to a new iron pipe set on the southern right of way of said road; thence continuing along the southern right of way of said road, S. 85° 03' 47" E. 85.00 feet to an existing iron pipe on the southern right of way of said road, the POINT OF BEGINNING containing 2.8816 acres according to survey and plat entitled "Survey for Milton Ruth, Jr. and wife Barbara Ann Ruth". Being a portion of the property described in deed recorded in Book 1617, Page 109, Nash County Registry. This is a portion of Lot No. 8 as shown in Plat Book 18, Page 88, Nash County Registry.

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, that title is marketable and free and clear of all encumbrances, and that the 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 all restrictions, rights of way, easements and permits of record, if any.

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

 (SEAL)
MILTON RUTH, JR.
 (SEAL)
BARBARA ANN RUTH

STATE OF NORTH CAROLINA

COUNTY OF NASH

I, a Notary Public of the County and State aforesaid, certify that **MILTON RUTH, JR. and wife, BARBARA ANN RUTH**, 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 February, 1999.

Debra S. Skinner
Notary Public

My Commission Expires:
8/25/2003

DEBRA S. SKINNER
NOTARY PUBLIC
HALIFAX COUNTY, NC

FILED
'99 FEB 9 AM 10:18
NASH COUNTY, NC
REGISTER OF DEEDS

NORTH CAROLINA-NASH COUNTY
The foregoing certificate _____ of _____
Debra S. Skinner
Notary (s) Public is
(are) certified to be correct. This instrument was presented for registration and recorded in this
office on Book 1656 Page 442
This 9 day of February 19 99 at 10:18 o'clock A.
By Barbara W. Sasser
BARBARA W. SASSER, REGISTER OF DEEDS
Asst. Deputy Register of Deeds

12.00
MAC

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