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FILED
DAVIE COUNTY NC
M. BRENTSHOAF
REGISTER OF DEEDS
FILED Oct 07, 2019
AT 02:30 pm
BOOK 01118
START PAGE 0243
END PAGE 0244
INSTRUMENT # 05217
EXCISE TAX (None)

DEED TRANSFER CHECKED

DATE 10-7-2019 BY [Signature]

EXECUTOR'S SPECIAL WARRANTY DEED

MAIL TO: Teresa L. Blake, 2915 Arnold Rd., Lexington, NC 27295

PREPARED BY: Grady L. McClamrock, Jr., 161 South Main Street, Mocksville, NC 27028

Stamps: \$0.00

STATE OF NORTH CAROLINA, Davie County

THIS DEED, Made this 3 day of October, 2019, by and between **WILLIAM NORMAN BLAKE, EXECUTOR OF THE HENRY NORMAN BLAKE ESTATE**, of North Carolina, hereinafter called Grantor, and **TERESA LYNN BLAKE**, hereinafter called Grantee, whose mailing address is 2915 Arnold Road, Lexington, NC 27295.

WITNESSETH: That the Grantor, for and in consideration of the sum of Ten and No/100 Dollars and other good and valuable considerations to him in hand paid by the Grantee, the receipt whereof is hereby acknowledged, has given, granted, bargained, sold and conveyed, and by these presents does give, grant, bargain, sell, convey and confirm **subject to a life estate described hereafter** unto the Grantee, his heirs and/or successors and assigns, premises in **Farmington** Township, **Davie** County, North Carolina, described as follows:

Being all of that tract of land described as Tract 2 containing 30.716 acres as set forth in a Plat entitled Survey for Henry Norman Blake Estate by David A. Craver, PLS dated September 20, 2019 and recorded on September 20, 2019 in Plat Book 13 at Page 124, Davie County Registry.

Subject to the life estate of Jeanette Boles Blake.

This tract is the southeast portion of that tract described as Davie County Tax Parcel D-6-2.03 and PIN 5852232363. For back title see Deed Book 110 at Page 240, Davie County Registry.

This conveyance is made pursuant to Article II, Paragraph 4B of the Last Will and Testament of Henry Norman Blake dated November 16, 2007. See estate file 19 E 200, Office of the Clerk of Superior Court of Davie County, North Carolina, date of death June 10, 2019.

TO HAVE AND TO HOLD said lands and premises, together with all privileges and appurtenances thereunto belonging, to him/her the said Grantee and his/her heirs and assigns in as full and ample a manner as said Grantor as Executor as aforesaid is authorized and empowered to convey the same, subject to all prior liens, taxes, defects and encumbrances of records, if any.

THE GRANTOR COVENANTS with the GRANTEE, that the GRANTOR has done nothing to impair such title as Grantor received, and Grantor will warrant and defend such title against lawful claims of all persons claiming by, under or through Grantor, except for the exceptions hereinafter stated.

When reference is made to the Grantor or Grantee, the singular shall include the plural and the masculine shall include the feminine or the neuter.

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

ESTATE OF HENRY NORMAN BLAKE BY:

William Norman Blake (SEAL)
WILLIAM NORMAN BLAKE, EXECUTOR

NORTH CAROLINA

DAVIE COUNTY

I, Moshika Finger, a notary public of Rowan County, North Carolina, do hereby certify that **WILLIAM NORMAN BLAKE, EXECUTOR OF THE ESTATE OF HENRY NORMAN BLAKE**, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

WITNESS my hand and notarial seal this 3 day of October, 2019.

Moshika Finger
Notary Public

My Commission Expires: 8-13-2020

