

BK 477 PG 2081 - 2084

This instrument prepared by Peter E. Lane, a licensed North Carolina Attorney. Delinquent taxes, if any, to be paid by the closing attorney to the county tax collector upon disbursement of closing proceeds.

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 660.00
Parcel Identifier No. P-75-61 Verified by _____ County on the _____ day of _____, 20____
By: _____
Assessor TF
Collector TF
Land Use TF

Mail/Box to: Peter E. Lane
This instrument was prepared by: Peter E. Lane
Brief description for the Index: _____

THIS DEED made this ___ day of _____, 2023, by and between

GRANTOR	GRANTEE
Peter F. Weinheimer and Kimaree A. Weinheimer, as Trustees of the Peter F. Weinheimer Revocable Trust No. 1 dated November 30, 2005 , and as amended and restated on August 4, 2010; and Peter F. Weinheimer and Kimaree A. Weinheimer, as Trustees of the Kimaree A. Weinheimer Revocable Trust No. 1 dated November 30, 2005, and as amended and restated on August 4, 2010	Dylan Daniel Skidmore 119 Dare Lane Flat Rock, NC 28731

Enter in appropriate block for each Grantor and Grantee: name, mailing 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, parcel of land or condominium unit situated in the City of _____, Columbus , Township, Polk _____ County, North Carolina and more particularly described as follows:

SEE ATTACHED EXHIBIT "A" FOR PROPERTY DESCRIPTION

The property hereinabove described was acquired by Grantor by instrument recorded in Book _____ page _____
All or a portion of the property herein conveyed _____ includes XX or does not include the primary residence of a Grantor.

submitted electronically by "Peter E. Lane, Attorney at Law"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Polk County Register of Deeds.

Exhibit "A"

Description of Property

Situate, lying and being in Columbus Township, Polk County, North Carolina and being the same and identical property described in Deed recorded in Book 382, Page 878, Polk County Registry and being described according to said Deed as follows:

BEING all of that certain tract or parcel of land, containing 73.21 acres, more or less, and being shown and delineated on that certain plat entitled, "Kimaree A. Weinheimer", dated October 21, 1987 and prepared by Bulter Associates, Registered Land Surveyor, said plat being duly recorded in Map Slide A-396, Page 868, in the Office of the Register of Deeds for Polk County, North Carolina; reference being made to said recorded plat for a full and complete metes and bounds description of said property pursuant to North Carolina General Statutes 47-30(g).

Being a portion of that property conveyed to Lee & Mason International Agency, Inc., by deed dated December 31, 1985, from R & W Realty Company, Inc., recorded in Book 189, Page 1986, Polk County Registry.

The above described property is conveyed subject to the following restrictions, to-wit; There shall be no mobile homes located on the above described property.

SAVE AND EXCEPT from the above described property all of that certain tract or parcel of land, together with the areas, rights, rights of way, easements and interest, described in that certain Deed for Highway Right of Way recorded in Book 357, Page 1115, Polk County Registry, the same being incorporated herein by reference as if fully set forth herein.

FURTHER SAVING AND EXCEPTING from the above described property are that 33.503 acres tract shown and described on that plat recorded in Book/Card File F, Page 1709 and conveyed by that Deed recorded in Book 460, Page 257, Polk County Registry and that 4.609 acres tract recorded in Book/Card File G, Page 59 and conveyed by that Deed recorded in Book 464, Page 1451, Polk County Registry.

The property herein conveyed is designated by the Polk County Tax Office as P75-61 and said to contain 34.831 acres by said office.

The Grantors WARRANT that those certifications contained in those Trust Certifications recorded in Book 460, at Pages 253 and 255, Polk County Registry, remain true as of today's date.

(Skidmore, Dylan 17777)

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, other than the following exceptions:

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

SEE ATTACHED SIGNATURE PAGE

_____(Entity Name) _____(SEAL)
Print/Type Name: _____

By: _____(SEAL)
Print/Type Name & Title: _____ Print/Type Name: _____

By: _____(SEAL)
Print/Type Name & Title: _____ Print/Type Name: _____

By: _____(SEAL)
Print/Type Name & Title: _____ Print/Type Name: _____

SEAL-STAMP State of _____ - County or City of _____
I, the undersigned Notary Public of the County or City and State aforesaid, certify that _____
- personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this _____ day of _____, 2023 .
My Commission Expires: _____

Notary Public
Notary's Printed or Typed Name

(Affix Seal)

SEAL-STAMP State of _____ - County or City of _____
I, the undersigned Notary Public of the County or City and State aforesaid, certify that _____
- personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this _____ day of _____, 20__ .
My Commission Expires: _____

Notary Public
Notary's Printed or Typed Name

(Affix Seal)

SEAL-STAMP State of _____ - County or City of _____
I, the undersigned Notary Public of the County or City and State aforesaid, certify that _____
- personally appeared before me this day and acknowledged that he is the _____
of _____ a North Carolina or _____
corporation/limited liability company/general partnership (strike through the inapplicable), and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal this _____ day of _____, 20__ .
My Commission Expires: _____

Notary Public
Notary's Printed or Typed Name

(Affix Seal)

Signature Page for General Warranty Deed Weinheimer Trust/Skidmore

THE PETER F. WEINHEIMER REVOCABLE TRUST NO. 1 DATED NOVEMBER 30, 2005, AND AS AMENDED AND RESTATED ON AUGUST 4, 2010

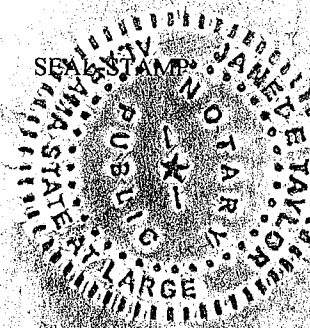
By: Peter F. Weinheimer, Trustee
Peter F. Weinheimer, Trustee

By: Kimaree A. Weinheimer, Trustee
Kimaree A. Weinheimer, Trustee

THE KIMAREE A. WEINHEIMER REVOCABLE TRUST NO. 1 DATED NOVEMBER 30, 2005, AND AS AMENDED AND RESTATED ON AUGUST 4, 2010

By: Peter F. Weinheimer, Trustee
Peter F. Weinheimer, Trustee

By: Kimaree A. Weinheimer, Trustee
Kimaree A. Weinheimer, Trustee



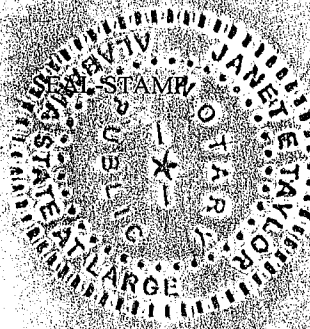
State of: Alabama

County of: Jefferson

Janet Elaine Taylor, the undersigned Notary Public of Jefferson County and State aforesaid, certify that Peter F. Weinheimer and Kimaree A. Weinheimer, Trustees of the Peter F. Weinheimer Revocable Trust No. 1 dated November 30, 2005 and as amended and restated on August 4, 2010, Grantors, personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 29 day of April, 2023.

Janet Elaine Taylor
Notary Public

My Commission Expires: 11-10-2024



State of: Alabama

County of: Jefferson

Janet Elaine Taylor, the undersigned Notary Public of Jefferson County and State aforesaid, certify that Peter F. Weinheimer and Kimaree A. Weinheimer, Trustees of the Kimaree A. Weinheimer Revocable Trust No. 1 dated November 30, 2005 and as amended and restated on August 4, 2010, Grantors, personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 29 day of April, 2023.

Janet Elaine Taylor
Notary Public

My Commission Expires: 11-10-2024