

State of North Carolina,
County of Cherokee

11-14-77
2110

015 381
Pg 70

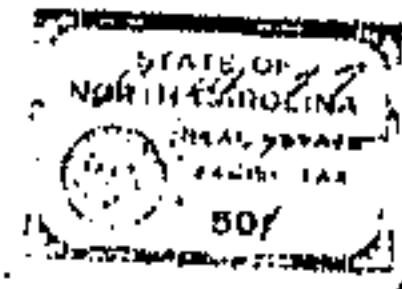
This Indenture, made the 16th day of April, 1975

by and between

F-10
1.08 AC



TANGLEWOOD FOREST, INC.



hereinafter called Grantors, and PERRY GROVER SMITH
Murphy, North Carolina

459300952355006

hereinafter called Grantee, (said designations shall include the respective parties, whether one or more, individual or corporate, and their respective successors in interest or assigns).

Witnesseth: That the Grantors, for and in consideration of the sum of Ten Dollars, and other good and valuable considerations to them in hand paid by the Grantee, the receipt whereof is hereby acknowledged, have given, granted, bargained, sold and conveyed, and by these presents do give, grant, bargain, sell, convey and confirm unto the Grantee, their heirs and/or successors and assigns, the following particularly described real estate, located in Cherokee County, North Carolina, to-wit:

Lot #F-10 of what is known as the Tanglewood Forest Subdivision in Murphy Township, District #6, and shown on a master plat of said Subdivision prepared by J. D. Shields, and from said plat described as follows:

BEGINNING on an iron pin in the East margin of an access road, this being the West or Southwest corner of Lot #F-10 and the South or Southwest corner of Lot #F-11, and runs thence with the line common to Lots #F-11 and #F-10, North 56-30 East 160.0 feet to an iron pin in the line of Helen Wells Smith, this also being the Easternmost corner of Lot #F-11 and the Northeast corner of Lot #F-10; thence South 10-04 East 142.3 feet, South 09-28 East 50.8 feet, South 06-22 West 115.7 feet, and, South 25-27 East 108.6 feet to an iron pin, this being the Northernmost corner of Lot #F-9 and the Southeast corner of Lot #F-11; thence with the line common to Lots #F-9 and #F-10 South 68-53 West 68.9 feet to an iron pin in the East margin of an access road; thence with the East margin of said access road North 30-00 West 140.0 feet, North 22-35 West 100.0 feet and, North 16-10 West 138.0 feet to the BEGINNING, containing 1.08 acres, more or less.

BEING a part of the lands described in the deed dated April 4, 1974 from Gerson Blatt, Trustee to Tanglewood Forest, Inc., Book 334, at Page 107.

This conveyance, however, is subject to all easements for access roads throughout the Subdivision, flood control, and other easements as laid out and shown on the above referred to plat of survey.

This property is also subject to the covenants and restrictions which pertain to this area of the Subdivision.

1590
0618

FILED Jun 29, 2018 11:56:07 am FILED
BOOK 01590 CHEROKEE
PAGE 0618 THRU 0619 COUNTY NC
INSTRUMENT # 03148 DAPHNE DOCKERY
RECORDING \$26.00 REGISTER
EXCISE TAX (None) OF DEEDS LGS

C-9 & C-11

3.22 AC

459300868995000

REAL PROPERTY ABSTRACT
(Documenting Transfer By Will Or Intestate Succession)

Prepared by Mitchell K. Brewer, PLLC
P.O. Box 596, Murphy, NC 28906
Phone: 828-837-2178

Title File No.: L105

Decedent and Estate Information:

Date of Death: August 20, 2017

CSC Estate File No.: 17-E-157

Name of Decedent (Index as Grantor): Helen Wells Smith

Address of Decedent: 1371 Andrews Road, Murphy, NC 28906

Name and Title of Executor/Administrator/Collector: Noland Wells Smith, Executor

Address of Executor/Administrator/Collector: P.O. Box 491, Murphy, NC 28906

County of Probate/Administration: Cherokee County, NC

Date Qualified: August 30, 2017

Name(s) and Address(es) of Devisee(s) or Heir(s) (Index as Grantee):

Perry Grover Smith – a one-half undivided interest
31 River Ridge Circle, Little Rock, AR 72227

Noland Wells Smith – a one-half undivided interest
P.O. Box 491, Murphy, NC 28906

Description of Real Property Transferred from Decedent:

PIN: 459300868995000

In Murphy Township, part of State Survey #8, and being Lot #C-9 and Lot #C-11 of Tanglewood Forest Subdivision, and adjoining lands now or formerly owned by Emily Willey (Deed Book 1384 at Page 129) on the West and Northwest, Rachel West (Deed Book 960 at Page 495) on the Southwest, Noland Wells Smith on the Southeast, Helen Wells Smith (Deed Book 240 at Page 57) on the East and Helen Wells Smith (Deed Book 740 at Page 222) on the North, and being more particularly described as follows:

BEGINNING on an iron pin found in the Eastern margin of the cul-de-sac of a subdivision access road, the Northwest corner of Lot #C-11 at the Southwest corner of Lot #D-1; thence with a curve to the right along the southern margin of the cul-de-sac having a chord course and distance of South 46-26 West 73.11 feet to a point in the cul-de-sac, the western corner of Lot #C-11 at the Northeast corner of Lot #C-10; thence with a line common to Lot #C-10 two courses and distances as follows: South 06-05 East 307.83 feet to an iron pin found, the Eastern corner of Lot #C-10 at a point in the common boundary line of Lot #C-9, and South 57-25 West 251.15 feet to an iron pin found, the Southwest corner of Lot #C-9 and the Northwest corner of Lot #C-6; thence with a line common to Lot #C-6 South 62-50 East 277.80 feet to an iron rod set in the Western boundary line of a subdivision access road, the South corner of Lot #C-9; thence with the West boundary line of the subdivision access road North 25-20 East 120.00 feet to an iron rod set in the Western margin of the cul-de-sac of the road; thence with a

curve to the left along the Northern boundary margin of the cul-de-sac having a chord course and distance of North 71-50 East 68.00 feet to an iron rod set on a ridge, a point in the Western boundary line of the Helen Wells Smith 62.2 acre tract; thence with a line common to Helen Wells Smith three courses and distances as follows: North 17-37 East 131.84 feet, North 03-39 East 131.19 feet to a point at the Northeast corner of Lot #C-9 and North 12-43 East 244.68 feet to an iron pin found, the Northeast corner of Lot #C-11 and in the Southern boundary line of Lot #D-1; thence with a line common to Lot #D-1 South 88-27 West 233.40 feet to the point of BEGINNING, containing 3.22 acres, more or less.

The aforesaid description was taken from a plat of survey by L.B. Adams, Registered Land Surveyor, dated March 6, 1992, reference to which is hereby made for further and more complete description.

TOGETHER with a non-exclusive perpetual right-of-way and easement for vehicular travel purposes, 50 feet in width, 25 feet on each side of the centerline thereof, over and across all existing subdivision access roads, part of which roads touch these premises, to provide vehicular ingress, egress and regress to and from North Carolina Secondary Road #1365 known as Reservoir Road, to include vehicular ingress, egress and regress specifically for Lot #C-9 and Lot #C-11.

SUBJECT to the following:

- (a) A non-exclusive perpetual reciprocal right and easement for vehicular travel purposes, 50 feet in width, 25 feet on each side of the centerline thereof, over and across all existing subdivision access roads, part of which roads touch the aforesaid premises, to provide vehicular ingress, egress and regress to and from North Carolina State Secondary Road #1365 known as Reservoir Road;
- (b) Rights of any upper and lower riparian owner in and to any branch, stream or creek which may join or traverse the aforesaid tract, and
- (c) Restrictive Covenants and Conditions governing the use and enjoyment of subdivision lots as recorded in Book 347 at Page 138, and amended in Book 350 at Page 133 and Book 479 at Page 125, Cherokee County registry.

BEING Parcel One conveyed by Tanglewood Forest, Inc. to Helen Wells Smith by deed dated March 27, 1992, and recorded in Book 648 at Page 143, Cherokee County registry.

1590
0616

D-1
1.74 AC
459300879318000

FILED Jun 29, 2018 11:55:26 am FILED
BOOK 01590 CHEROKEE
PAGE 0616 THRU 0617 COUNTY NC
INSTRUMENT # 03147 DAPHNE DOCKERY
RECORDING \$26.00 REGISTER
EXCISE TAX (None) OF DEEDS LGS

REAL PROPERTY ABSTRACT
(Documenting Transfer By Will Or Intestate Succession)

Prepared by Mitchell K. Brewer, PLLC
P.O. Box 596, Murphy, NC 28906
Phone: 828-837-2178

Title File No.: 990-B & L105

Decedent and Estate Information:

Date of Death: August 20, 2017

CSC Estate File No.: 17-E-157

Name of Decedent (Index as Grantor): Helen Wells Smith

Address of Decedent: 1371 Andrews Road, Murphy, NC 28906

Name and Title of Executor/Administrator/Collector: Noland Wells Smith, Executor

Address of Executor/Administrator/Collector: P.O. Box 491, Murphy, NC 28906

County of Probate/Administration: Cherokee County, NC **Date Qualified:** August 30, 2017

Name(s) and Address(es) of Devisee(s) or Heir(s) (Index as Grantee):

Perry Grover Smith -- a one-half undivided interest
31 River Ridge Circle, Little Rock, AR 72227

Noland Wells Smith -- a one-half undivided interest
P.O. Box 491, Murphy, NC 28906

Description of Real Property Transferred from Decedent:

PIN: 459300879318000

In Murphy Township, part of State Survey #8 and being Lot #D-1 of Tanglewood Forest Subdivision, adjoining a cul-de-sac of Tanglewood Forest Subdivision and lands now or formerly owned by Don R. Jones and wife (Deed Book 755 at page 167) on the West, Stephen Dickey (Deed Book 206 at Page 287) on the North, Helen Wells Smith (Deed Book 240 at Page 57 on the Northeast and Helen Wells Smith (Deed Book 648 at Page 143) on the Southeast and being more particularly described as follows:

BEGINNING on an iron pin found in the Eastern right-of-way margin of a cul-de-sac of an existing subdivision access road, the Southwesternmost corner of Lot #D-1 and the Northwest corner of Lot #C-11; and runs thence through the road right-of-way of said cul-de-sac North 47-14 West 71.37 feet to an iron pin found in the Eastern right-of-way margin of said cul-de-sac, the Southeast corner of Lot #D-2; thence with a line common to Lot #D-2 along a marked boundary line North 02-15 West 236.29 feet to an iron pin found, the Northeast corner of Lot #D-2 and the Northwest corner of Lot #D-1; thence along a painted line North 89-59 East 243.72 feet to an iron pin found on a ridge, the Northeast corner of Lot #D-1; thence along said ridge line three courses and distances as follows: South 15-22 East 173.90 feet to an angle iron set, South 06-58 East 86.17 feet to an angle iron set and South 13-56 West 23.20 feet to an iron pin found, the Southeast corner of Lot #D-1 and the Northeast corner of Lot #C-11; thence with a line common to Lot #C-11 along a marked line South 87-47 West 233.51 feet to the point of BEGINNING, containing 1.74 acres, more or less.

The aforesaid description was taken from a plat of survey by Felix E. Palmer, Registered Land Surveyor, dated November 15, 1984, reference to which is hereby made for further and more complete description.

TOGETHER with the following:

- (a) A non-exclusive perpetual right-of-way and easement 50 feet in radius for the aforesaid cul-de-sac as depicted on the aforesaid plat of survey, and
- (b) A non-exclusive perpetual right-of-way and easement 30 feet in width, 15 feet on each side of the centerline thereof, for the subdivision roads depicted on the aforesaid plat of survey, extending from the aforesaid lot through the intervening lands to the existing paved road which provides vehicular ingress, egress and regress to the subdivision lots of Tanglewood Forest Subdivision from the state maintained road known as "Reservoir Road".

SUBJECT to the Restrictive Covenants and Condition governing the use and enjoyment of Tanglewood Forest Subdivision as recorded in Book 347 at Page 138, as amended in Book 350 at Page 133 and Book 479 at Page 125, Cherokee County registry.

BEING the same lands conveyed by Paul Stamey, Jr. to Dr. Helen Wells Smith by deed dated July 26, 1995, and recorded in Book 740 at Page 222, Cherokee County registry.

1590
0620

F-12

2.44

459300960012000

FILED Jun 29, 2018 11:56:42 am FILED
BOOK 01590
PAGE 0620 THRU 0621
INSTRUMENT # 03149
RECORDING \$26.00
EXCISE TAX (None)
CHEROKEE
COUNTY NC
DAPHNE DOCKERY
REGISTER
OF DEEDS LGS

REAL PROPERTY ABSTRACT
(Documenting Transfer By Will Or Intestate Succession)

Prepared by Mitchell K. Brewer, PLLC
P.O. Box 596, Murphy, NC 28906
Phone: 828-837-2178

Title File No.: L105

Decedent and Estate Information:

Date of Death: August 20, 2017

CSC Estate File No.: 17-E-157

Name of Decedent (Index as Grantor): Helen Wells Smith

Address of Decedent: 1371 Andrews Road, Murphy, NC 28906

Name and Title of Executor/Administrator/Collector: Noland Wells Smith, Executor

Address of Executor/Administrator/Collector: P.O. Box 491, Murphy, NC 28906

County of Probate/Administration: Cherokee County, NC

Date Qualified: August 30, 2017

Name(s) and Address(es) of Devisee(s) or Heir(s) (Index as Grantee):

Perry Grover Smith – a one-half undivided interest
31 River Ridge Circle, Little Rock, AR 72227

Noland Wells Smith – a one-half undivided interest
P.O. Box 491, Murphy, NC 28906

Description of Real Property Transferred from Decedent:

PIN: 459300960012000

In Murphy Township, part of State Survey #8, and being Lot #F-12 of Tanglewood Forest Subdivision, and adjoining lands now or formerly owned by Dawn Lynn Hedden (Deed Book 1502 at Page 149) on the North, Robert Berry and wife (Deed Book 1570 at Page 788) on the West, James V. Rice and wife (Deed Book 1022 at Page 69) on the South and West, James E. Crawford (Deed Book 1055 at Page 681) on the Southwest and Helen Wells Smith (Deed Book 240 at Page 57) on the Northeast, and being more particularly described as follows:

BEGINNING on an iron rod found in a subdivision access road, the Northwest corner of Lot #F-12 at a corner common to Lot #F-13 and Lot #F-16; and runs thence leaving the access road and with a line common to Lot #F-13 South 08-46 West 211.89 feet to an iron pin found, the Western corner of Lot #F-12 at the Southeast corner of Lot #F-13 and the Northwest corner of Lot #F-15; thence with a line common to Lot #F-15 three courses and distances as follows: South 82-29 East 161.51 feet to an iron rod set, South 03-43 West 109.50 feet to an iron pin found and South 03-43 West 95.81 feet to an iron pin found, the Southwest corner of Lot #F-12 and the Northwest corner of Lot #F-11; thence with a line common to Lot #F-11 South 82-00 East 257.73 feet to an iron rod found on the centerline of a ridge, the Southeast corner of Lot #F-12 at a point in the Western boundary line of the Helen Wells Smith 62.2 acre tract; thence with a line common to Smith along the centerline of the ridge five courses and distances as follows: North 22-00 West 72.77 feet, North 23-27 West 95.70 feet, North 07-03 West 80.27 feet, North 15-20 West 108.47 feet and North 19-15 West 141.22 feet to an iron pin found, the

Northeast corner of Lot #F-12 and a point in the Southern boundary line of Lot #F-16; thence with a line common to Lot #F-16 South 89-43 West 217.91 feet to the point of BEGINNING, containing 2.44 acres, more or less.

The aforesaid description was taken from a plat of survey by L.B. Adams, Registered Land Surveyor, dated March 6, 1992, reference to which is hereby made for further and more complete description.

TOGETHER with a non-exclusive perpetual right-of-way and easement for vehicular travel purposes, 50 feet in width, 25 feet on each side of the centerline thereof, over and across all existing subdivision access roads, part of which roads touch these premises, to provide vehicular ingress, egress and regress to and from North Carolina Secondary Road #1365 known as Reservoir Road, to include vehicular ingress, egress and regress specifically for Lot #F-12.

SUBJECT to the following:

- (a) A non-exclusive perpetual reciprocal right and easement for vehicular travel purposes, 50 feet in width, 25 feet on each side of the centerline thereof, over and across all existing subdivision access roads, part of which roads touch the aforesaid premises, to provide vehicular ingress, egress and regress to and from North Carolina State Secondary Road #1365 known as Reservoir Road;
- (b) Rights of any upper and lower riparian owner in and to any branch, stream or creek which may join or traverse the aforesaid tract, and
- (c) Restrictive Covenants and Conditions governing the use and enjoyment of subdivision lots as recorded in Book 347 at Page 138, and amended in Book 350 at Page 133 and Book 479 at Page 125, Cherokee County registry.

BEING Parcel Two conveyed by Tanglewood Forest, Inc. to Helen Wells Smith by deed dated March 27, 1992, and recorded in Book 648 at Page 143, Cherokee County registry.

1410
0505

F-17
.87 AC

45 93 00868388000

FILED
CHEROKEE COUNTY NC
DAPHNE DOCKERY
REGISTER OF DEEDS

FILED Apr 20, 2011
AT 04:09:06 pm
BOOK 01410
START PAGE 0505
END PAGE 0507
INSTRUMENT # 01739
EXCISE TAX (None)

WARRANTY DEED

This instrument was prepared by Noland W. Smith of the law firm of McKeever & Smith, P.A. Title to the lands and/or interest in lands described herein is not certified unless a separate, written title opinion has been given to, or title insurance obtained for, the Grantees herein by said law firm.

State of North Carolina
County Of Cherokee

Title File No. 1763-B & 1013-A

DEED STAMPS: \$0.00

This Indenture made the 4th day of April, 2011, by and between:

NOLAND W. SMITH
P. O. Box 491
Murphy, NC 28906

hereinafter called Grantors, and **NOLAND W. SMITH and wife, CHARLENE M. SMITH,**
as Tenants by the Entirety
P. O. Box 491
Murphy, NC 28906

hereinafter called Grantees, (said designations shall include the respective parties, whether one or more, individual or corporate, and their respective successors in interest or assigns).

Witnesseth; That the Grantors, for and in consideration of the sum of Ten Dollars, and other good and valuable considerations to them in hand paid by the Grantees, the receipt whereof is hereby acknowledged, have and by these presents do give, grant, bargain, sell, convey and confirm unto the Grantees, their heirs and/or successors and assigns, (subject to the terms, conditions, covenants, restrictions, exceptions and reservations hereinafter stated, if any), the following particularly described real estate, located in Cherokee County, North Carolina to-wit:

All my right, title and interest in and to the following tracts of land being a one-half undivided interest in Tracts One and Two and 100 % interest in Tract Three.

TRACT ONE

A part of the lands described in and conveyed by a certain deed dated November 17, 1947, from H.A. Barton and wife, Ada Barton, to A.G. Thompson and wife, Eva J. Thompson, and registered in the Office of the Register of Deeds of Cherokee County, North Carolina, in Deed Book 165, Page 250, reference to which is hereby made for greater certainty of description, and bounded and more particularly described as follows:

BEGINNING at an iron stake on the South margin of Pleasant Valley Road, being a corner common to the lands of Horace Hembree and Mr. & Mrs. Mack R. Howell, said corner also being 100 feet with the Pleasant Valley Road from a corner common to the lands of Vandiver and Horace Hembree; running thence North 39-45 East 1.59 chains with Pleasant Valley Road to an iron pin on the South margin of said road, a corner of A.G. Thompson and Mr. & Mrs. Mack R. Howell; thence South 42-15 East 10.03 chains to an iron pin corner of A.G. Thompson and Mr. & Mrs. Mack R. Howell on the top of a ridge in the property line of Wells Heirs, in a woven fence line; thence South 39-30 West 1.59 chains to an iron pin, a common corner of the lands of

PIN # 3503028992000
PIN # 459300868388000



Horace Hembree and Mr. & Mrs. Mack Howell in the line of said Wells heirs property on the top of said ridge in the line of said woven wire fence; thence North 42-15 West 10.04 chains to the point of BEGINNING, containing 1.58 acres, more or less.

TRACT TWO

In Cherokee County, North Carolina. BEGINNING on a double White Oak on the bank of an old road, now Public Road, then South 46 East 36 poles to a Black Oak on the top of a ridge, then down the top of said ridge 100 feet to an iron stake in the A.G. Thompson's line; then North to an iron stake on bank of the Public Road in A.G. Thompson's line; then 100 feet to the BEGINNING, containing 2 acres, more or less. Being a part of Tract No. 10 in District No. 6.

EXCEPTING from the above two tracts are lands previously conveyed to George P. Davis, III as recorded in Book 1201, Page 243, Cherokee County, NC Registry.

ALSO CONVEYED to both Tract One and Tract Two above is a non-exclusive, perpetual right of way and easement as reserved in Deed Book 1201, Page 243, Cherokee County, NC Registry.

ALSO CONVEYED is the right of way reserved as recorded in Book 1201, Page 243, Cherokee County, NC Registry.

THIS CONVEYANCE IS SUBJECT TO the right of way and easement as recorded in Book 1201, Page 235, Cherokee County, NC Registry.

FOR SOURCE OF TITLE on Tract One and Two reference Deed Book 429, Page 207, Cherokee County, NC Registry.

TRACT THREE

Lot #F-17 of what is known as the Tanglewood Forest Subdivision in Murphy Township, District #6, and shown upon a master plat of said subdivision prepared by J.D. Shields, and from said plat described as follows:

BEGINNING on an iron pin in the East margin of an access road, the Northwest corner of Lot #F-16 and the Southwest corner of Lot #F-17, and runs thence with the East margin of said access road North 24-40 East 371.2 feet to an iron pin; thence North 46-50 East 51.2 feet to an iron pin in the Eastern boundary of the Subdivision; thence South 15-15 West 168.1 feet, South 14-12 East 133.6 feet, and South 34-07 East 149.0 feet to an iron pin in the East boundary line of said subdivision; thence North 81-15 West 269.0 feet to the Beginning, containing 0.87 acres, more or less.

THIS CONVEYANCE, however, is subject to all easements for access for access roads throughout the subdivision, flood control, and other easements as laid out and shown upon the above referred to plat of survey.

This property is subject to the Covenants and Restrictions which pertain to this area of the subdivision.

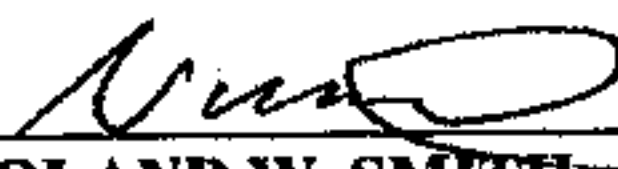
FOR SOURCE OF TITLE on Tract Three reference Deed Book 347, Page 241, Cherokee County, NC Registry.

All or a portion of the property hereinconveyed does not include the primary residence of a Grantor.

To Have and to Hold the above described land and premises, with all the appurtenances thereunto belonging, or in any wise appertaining, unto the Grantees, their heirs and/or successors and assigns forever, (subject to the terms, conditions, covenants, restrictions, exceptions and reservations hereinabove stated, if any).

And the Grantors covenant to and with the Grantees, their heirs and/or successors and assigns, that the Grantors are lawfully seized in fee simple of said land and premises, and have full right and power to convey the same to the Grantees in fee simple, and that said land and premises are free from any and all encumbrances (with the exceptions above stated, if any), and that they will and their heirs, executors, administrators and/or successors shall forever warrant and defend the title to said land and premises, with the appurtenances, unto the Grantees, their heirs and/or successors and assigns, against the lawful claims of all persons whomsoever.

In Witness Whereof each 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, or if an LLC, the Manager has executed on behalf of said company, the day and year first above written


NOLAND W. SMITH (SEAL)