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 Recorded: 04/24/2012 at 12:47:12 PM
 Fee Amt: \$26.00 Page 1 of 3
 Excise Tax: \$0.00
 Jackson County, NC
 Joe Hamilton Register of Deeds
 BK 1934 Pg 565-567



**TITLE TO THE PROPERTY HEREIN DESCRIBED IS NOT CERTIFIED
 UNLESS A WRITTEN TITLE OPINION HAS BEEN RENDERED THEREON**

Excise Tax: \$0.00

LIFE ESTATE DEED

Tax Lot No. _____ Parcel Identifier No. _____
 Verified by Jackson County on the _____ day of _____ 2012 by _____

Current Parcel No. 7662-69-2280.

This Deed of Conveyance includes the primary residence of the Grantor herein.

This instrument is prepared by: M. Ellen Davis, Attorney at Law, Post Office Drawer 1269
 Andrews, North Carolina, 28901

Brief description for the Index: 16.18 acres, more or less, Scotts Creek Township

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 24th day of April, 2012 by and between **BILLY J. FISHER**,
 unmarried widower of Anna Mae Fisher, Grantor, whose address is 2087 Henry Road, Sylva,
 North Carolina 28779-8937, to **MATTHEW LEE SMITH**, Grantee, whose address is Post Office
 Box 32, Robbinsville, North Carolina 28771.

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 tract or parcel of land situate in the Scotts Creek Township,
 Jackson County, North Carolina, and being more particularly described as follows:

BEGINNING at a stake, corner common to Guy Henry, now or formerly, (DR 165-287) and Georgia F. Shook, now or formerly, (DR 490-71); thence from point of beginning, with Shook, North 79-00-00 East 139.87 feet to a stake in the line of Shook; thence with Shook North 76-00-00 East 131.82 feet to a stake; thence with Shook North 58-07 East 309.67 feet to a stake at corner common to J. H. Jones, now or formerly, (DR 490-136, Tract 2); thence with Jones North 48-27-00 West 111.10 feet to a stake; thence North 51-44-00 West 129.30 feet to a stake; thence North 46-40-00 West 70.20 feet to a stake; thence North 36-54-00 West 203.10 feet to a stake in the line of Albert Oskarrsson, now or formerly, (DR 490-80, Tract 1); thence North 41-37-00 East 238.21 feet to a stake; thence North 46-00-00 West 620.00 feet to an existing iron pin; formerly a white oak at corner common to Charles A.

Muench, now or formerly, (DR 586/461, Tract 2); thence a severance line South 27-40-14 West 193.33 feet to an iron pin set; thence South 34-46-10 West 166.12 feet to an iron pin set; thence South 59-03-38 West 72.33 feet to an iron pin set; thence South 45-35-54 West 207.43 feet to an iron pin set; thence South 74-16-04 West 205.99 feet to a point in center line of 30 foot right of way for 12 foot soil road; thence South 72-07-01 West 100.34 feet to an existing iron pin at 40 inch Spanish Oak at corner common to Frank Mathis, now or formerly (DR 587/101) and Brenda Sneed, now or formerly, (DR 574/511 Tract 2); thence with Sneed, South 70-00-00 East 264.00 feet to a Spanish Oak, J. Hoyle Corner; thence South 63-00-00 East 115.50 feet to a stake; thence with Sneed, now or formerly, (DR 574/511 Tract 1) South 63-00-00 East 660.00 feet to an old White Oak stump; thence with Guy Henry, now or formerly, (DR 165/287) to the point of BEGINNING, containing 18 acres, more or less and being Tract proposed to Billy J. Fisher and Wife, Anna Mae Fisher as shown on unrecorded plat by Roy J. Tucker, RLS dated 2-24-95 and being drawing no. 031495.

THERE IS EXCEPTED AND RESERVED unto Samuel I. Fisher and Nana Lee Fisher and this conveyance is made and given SUBJECT TO the 30 foot right of way for a 12 foot soil road as shown on referenced survey leading from State Road 1460 through the Western portion of the lands herein conveyed, being more particularly described as follows:

Beginning at a point where 18 foot gravel road known as State Road 1460 and 10 foot gravel road that continues as an extension past the end of State Maintenance of State Road 1460 and 30 foot right of way for 12 foot soil road intersect; thence from said point of beginning leaving State Road 1460 and 10 foot gravel road and continuing with centerline of 12 foot soil road the following fourteen (14) courses and distances: North 84-54-00 West 57.24 feet to a point; thence North 74-00-27 West 112.54 feet; thence North 89-11-28 West 44.21 feet; thence South 78-10-59 West 43.63 feet; thence South 59-17-24 West 58.02 feet; thence South 53-05-21 West 85.18 feet; thence South 65-02-10 West 61.46 feet; thence South 70-20-02 West 68.54 feet; thence South 84-18-38 West 41.04 feet; thence North 75-34-10 West 42.47 feet; thence North 46-17-46 West 29.62 feet; thence North 37-49-27 West 32.77 feet; thence North 68-56-43 West 44.23 feet; thence North 32-35-17 West 20.54 feet to a point in centerline of right of way and in common boundary line between the lands herein conveyed and tract proposed to Samuel I. Fisher. Said right of way to be used jointly for ingress and egress and for the purposes of inspecting, maintaining and repairing said right of way.

SAVING, EXCEPTING AND RESERVING from the herein above described tract or parcel of land that certain tract or parcel of land heretofore conveyed by the Grantor herein to Betty J. Stringfield, the same containing 1.82 acres, more or less, and being described by Deed duly recorded in Book 1016 at Page 729, Jackson County Registry.

For source of title see Book 888 at Page 520, Jackson County Registry.

**The Grantor herein does hereby
reserve unto himself a life estate in
and to the above described tract or
parcel of land for and during the
term of his natural life.**

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.

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.

Billy J. Fisher (SEAL)
BILLY J. FISHER

STATE OF NORTH CAROLINA

COUNTY OF CHEROKEE

I, Shirlene S. Nix, a Notary Public of said State and County, certify that BILLY J. FISHER, unmarried widower of Anna Mac Fisher, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

WITNESS my hand and Notarial Seal, this the 24th day of April, 2012.

SHIRLENE S. NIX
NOTARY PUBLIC
CHEROKEE COUNTY, NC

Shirlene S. Nix
Notary Public

My Commission Expires:
October 5, 2013