

**NORTH CAROLINA NON-WARRANTY DEED**

Excise Tax: Exempt

Parcel Identifier No. 9668-16-2180 Verified by \_\_\_\_\_ County on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_  
By: \_\_\_\_\_

Mail/Box to: Nichelle C. Nichols

This instrument was prepared by: Michael C. Frue, Senior County Staff Attorney [No title work performed by preparer]

Brief description for the Index:

THIS DEED made this \_\_\_\_\_ day of August, 2017 by and between

GRANTOR	GRANTEE
Buncombe County, a body politic, 200 College Street, Suite 300 Asheville, NC 28801	Steven Emerson 20 Ager Lane Fairview, NC 28730

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 or parcel of land situated in Buncombe County, North Carolina and more particularly described as follows:

Being all of Lots 19 and 20 of plat of Arbutus Park, as same is recorded in Plat Book 7, at Page 67, Buncombe County, NC Registry reference to which plat is hereby made for purposes of description. Being that same parcel of land set forth and described in Deed Book 309, Page 335 in said registry. Said property is shown on the records of the Buncombe County Tax Office as PIN#: 9668-16-2180-0000.

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 forever.

The Grantor makes no warranty, express or implied, as to title to the property hereinabove described.

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

BUNCOMBE COUNTY, a body politic and corporate  
of the State of North Carolina

By: \_\_\_\_\_  
Brownie Newman, Chairman

Attest:

\_\_\_\_\_  
Kathy Hughes, Clerk to the Board

STATE OF NORTH CAROLINA

COUNTY OF BUNCOMBE

I, \_\_\_\_\_, Notary Public for said County and State, has personal knowledge of the identity of Kathy Hughes, and hereby certifies that said Kathy Hughes, Clerk to the Board, personally appeared before me this day and acknowledged that she is Clerk to the Board of Commissioners of County of Buncombe and that David Gantt is the Chairman of the Board of Commissioners of Buncombe County, and that by authority duly given and as the act of the County of Buncombe, the foregoing instrument was signed in its name by said Chairman, sealed with its official seal, and voluntarily attested to by herself as its Clerk as the act and deed of the County of Buncombe, all by authority duly given by its governing body.

Witness my hand and notarial seal, this the \_\_\_\_ day of August, 2017.

\_\_\_\_\_  
Notary Public

My commission expires: