

4:55

SEE ADDENDUM

825/483

NO TITLE SEARCH PERFORMED

Book 0825 Page 0483

ROMAN COUNTY NC 06/25/98  
\$3.00

FILED  
ROMAN COUNTY NC  
06/25/98 4:55 PM  
BOBBIE H. EARNHARDT  
Register Of Deeds  
By: Deputy/Asst



Real Estate  
Excise Tax

Excise Tax \$3.00

Recording Time, Book and Page

Tax Lot No. Map 353, parcels 138 and 180. Parcel Identifier No.  
Verified by ..... County on the ..... day of ..... 19 .....

Mail after recording to GRANTEE - BALFOUR QUARRY, INC.

This instrument was prepared by SMITH HELMS MULLISS & MOORE, L.L.P. (SMC)

Brief description for the Index

Balfour Quarry Road

### NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this ..... day of May, 19 98, by and between

GRANTOR  
TERRY L. HESS and wife, DORIS G. HESS

GRANTEE  
BALFOUR QUARRY, INC.  
470 Balfour Quarry Road  
Salisbury, North Carolina 28146

Enter in appropriate block for each party: name, 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 the certain lot or parcel of land situated in the City of Gold Hill, Rowan County, North Carolina and more particularly described as follows:

Rowan

County, North Carolina and more particularly described as follows:

See Exhibit A attached hereto and referred to herein by reference.

The property hereinabove described was acquired by Grantor by instrument recorded in .....  
Deed Book 0818 Page 725

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 except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to the following exceptions:

Ad valorem taxes for 1998 and subsequent years.

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.

..... (Corporate Name) ..... (SEAL)  
BY: ..... (SEAL)  
..... President  
DORIS G. HESS  
ATTEST: ..... (SEAL)  
..... Secretary (Corporate Seal) ..... (SEAL)

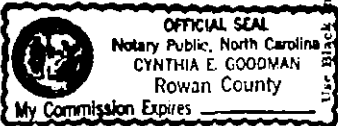
USE BLACK INK ONLY

SEAL-STAMP NORTH CAROLINA, ..... County.

I, a Notary Public of the County and State aforesaid, certify that TERRY L. HESS AND DORIS G. HESS Grantor,

personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 16th day of June 1998.

My commission expires: 10/22/99 Cynthia E. Goodman Notary Public



SEAL-STAMP NORTH CAROLINA, ..... County.

Use Black Ink

I, a Notary Public of the County and State aforesaid, certify that ..... he is ..... Secretary of ..... a North Carolina corporation, and that by authority duly given and as the act of the corporation, the foregoing instrument was signed in its name by its ..... President, sealed with its corporate seal and attested by ..... as its ..... Secretary. Witness my hand and official stamp or seal, this ..... day of ..... 19.....

My commission expires: ..... Notary Public

The foregoing Certificate of Cynthia E. Goodman a N.P. of Rowan Co NC

is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

By Betty M. Eganhardt REGISTER OF DEEDS FOR Rowan COUNTY NC  
By Nigel M. Simpson Asst. Deputy/Assistant - Register of Deeds  
6-25-98



**EXHIBIT A**

**TRACT NO. I:**

*BEGINNING* at an existing iron in the centerline of Balfour Quarry Road, said iron being the existing Northeastern corner of Lot No. 10 (Stromberg, Deed Book 602, page 194, Rowan County Registry); *thence continuing* with the centerline of Balfour Quarry Road, North 75 deg. 36 min. 31 sec. East 30.00 ft. to a point, a new corner; *thence* three new lines which are parallel with the lines of Lot No. 10 as follows: (1) South 11 deg. 09 min. 55 sec. East 240.00 ft., more or less, to a point; (2) South 35 deg. 17 min. 46 sec. West 140 ft., more or less, to a point; and (3) South 30 deg. 04 min. 19 sec. West 220.00 ft., more or less, to a point in the line of Tract No. II below; *thence* with the line of Tract No. II, North 23 deg. 22 min. 53 sec. West 30.00 ft. to the point of *BEGINNING*, the above being interpellated from the survey of Richard L. Shulenburg, RLS, dated July 29, 1992.

**TRACT NO. II:**

*BEGINNING* at an existing p.k. nail in the centerline of Balfour Quarry Road (NC State Road 2385), corner with Lot No. 10; and running *thence* with the line of Lot No. 10, and through an existing iron pipe, South 59 deg. 56 min. 56 sec. East, a total of 230.22 ft. to an existing one-inch pipe, corner with Lot No. 10; *thence* with the line of Lot No. 10, North 57 deg. 43 min. 41 sec. East 382.85 ft. to an existing iron pipe, a common corner with Lot No. 14 (see Tract No. I above), and other lots; *thence* with the line of Lot No. 14, South 23 deg. 22 min. 53 sec. East 52.74 ft. to a three-quarter inch iron pipe in the line of Lot No. 14; *thence* North 66 deg. 36 min. West 26.78 ft. to a three-quarter inch iron pipe; *thence* South 57 deg. 44 min. 18 sec. West 377.76 ft. to a three-quarter inch iron pipe; *thence* North 59 deg. 56 min. 42 sec. West, a total of 244.08 ft. to a p.k. nail in the centerline of Balfour Quarry Road; *thence* with the centerline of Balfour Quarry Road, North 21 deg. 28 min. 2 sec. East 30.31 ft. to the point of *BEGINNING* and containing 0.436 acre, as per the survey of Norman G. Ribelin, RLS, dated November 14, 1982.

## Rowan County Assessor's Office Multiple Parcel Identification

Tract/Lot I Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT
353		138						74

Tract/Lot II Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT
353		180						74

Tract/Lot \_\_\_\_\_ Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT

Tract/Lot \_\_\_\_\_ Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT

Tract/Lot \_\_\_\_\_ Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT

Tract/Lot \_\_\_\_\_ Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT

Tract/Lot \_\_\_\_\_ Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT

Tract/Lot \_\_\_\_\_ Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT

Tract/Lot \_\_\_\_\_ Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT

Tract/Lot \_\_\_\_\_ Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT

Tract/Lot \_\_\_\_\_ Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT

Tract/Lot \_\_\_\_\_ Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT

Tract/Lot \_\_\_\_\_ Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT

Tract/Lot \_\_\_\_\_ Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT

Tract/Lot \_\_\_\_\_ Parcel ID

MAP	S/M	PAR	S/P	U/IN	L/IN	C/C	PART	INT

Book: 825

Pages: 484-616

Date: 6-26-98

Filmed By: LTT

Date Filmed: 6-29-98

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