

1262  
0094

FILED  
YADKIN COUNTY NC  
ARIC WILHELM  
REGISTER OF DEEDS

FILED Jun 24, 2019  
AT 10:51:30 am  
BOOK 01262  
START PAGE 0094  
END PAGE 0095  
INSTRUMENT # 02191  
EXCISE TAX (None)

Tax Collector: [Signature]  
Land Records: [Signature]  
Tax Appraisal: [Signature]

**NORTH CAROLINA NON-WARRANTY DEED**

Excise Tax: \$0.00

Parcel Identifier No. ~~48890454442~~<sup>48890454443</sup> Verified by \_\_\_\_\_ County on the \_\_\_\_ day of \_\_\_\_\_, 2017  
By: 153235

Mail/Box to: Heritage Law Firm, 9140 Arrowpoint Blvd, Suite 215 Charlotte, North Carolina 28273

This instrument was prepared by: Heritage Law Firm, 9140 Arrowpoint Blvd, Suite 215 Charlotte, North Carolina 28273  
**NO TITLE SEARCH PERFORMED/REQUESTED. NO TITLE OPINION RENDERED**

Brief description for the Index: Lot 2 5.643 AC PB 9/938 BOONV

THIS DEED made this 25th day of March 2019, by and between:

GRANTOR	GRANTEE
Marie Spencer Grammer, married	Joshua Lee Brookshire, a 1/2 interest therein; and Aaron Spencer Brookshire, a 1/2 interest therein, As Tenants in Common
Mailing Address: 2643 Spencer Road Booneville, NC 27011	Property Address: 2643 Spencer Road Booneville, NC 27011

The designation Grantor(s) 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(s), 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, subject to a life estate reserved herein, all that certain lot, parcel of land or condominium unit situated in the Booneville Township, County of Yadkin, North Carolina and more particularly described as follows:

**BEING Lot No. 2, containing 5.643 acres, more or less, as shown on that Plat of Survey entitled "Plat of Survey for Marie Grammer and Lynn Spencer" as recorded in Plat Book 9, page 938, Yadkin County Registry, to which plat reference is hereby made for a more complete and accurate description.**

The property hereinabove described was acquired by Grantor by deed from Marie Spencer Grammer and Phillip D. Grammer dated April 4, 2008, and recorded on March 11, 2010 in Book 968 Page 557-558.

A map showing the above described property is recorded in Plat Book 9, Page 938.

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.

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

**No title search performed. No title opinion rendered.**


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

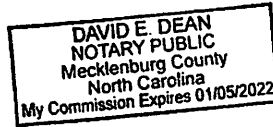
  
Marie Grammer (Grantor) (Seal)

State of North Carolina, County of Mecklenburg

I, David E. Dean a Notary Public for Mecklenburg County, in the state of North Carolina, do hereby certify that Marie Grammer, Grantor, either being personally known to me or proven by satisfactory evidence, personally appeared before me this day and acknowledged the voluntary due execution of the foregoing instrument (NORTH CAROLINA NON-WARRANTY DEED) by them for the purposes stated therein.

Witness my hand and official stamp or seal, this 25TH day of March, 2019.

  
David E. Dean, Notary Public  
My Commission Expires: January 5, 2022 (SEAL)



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