

NORTH CAROLINA, CARTERET COUNTY
This instrument and this certificate are duly filed at
the date and time and in the Book and Page shown
on the first page hereof.

Jerry T. Hardesty, Register of Deeds

By Jana W. Whitehurst
Deputy



FILE # 1509010

FOR REGISTRATION REGISTER OF DEEDS
Jerry T. Hardesty
Carteret County, NC
May 20, 2015 11:24:32 AM
IWW Deed 2 P
Fee \$26.00
NC REVENUE STAMP: \$210.00
FILE # 1509010

Parcel No. 6494.02.68.8840 & 6494.02.78.5903
Excise Tax \$210.00

File No. 15608/GOODWIN-WA.X

**Prepared By: The Harris Law Firm, PLLC
P.O. Box 712, Morehead City, NC 28557**

NORTH CAROLINA GENERAL WARRANTY DEED

This DEED made this the 14th day of May, 2015, by and between **ERIC W. ROSEN AND WIFE, ELIZABETH A. ROSEN**, whose mailing address is 900 New Century Road, Wake Forest, NC 27587; hereinafter "Grantor" and **WALTER LEE GOODWIN AND WIFE, CYNTHIA ANNE GOODWIN**, whose mailing address is 4811 State Route 247, Clifford Township, PA 18421; hereinafter "Grantee". 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.

Pursuant to NCGS 105-317.2, Grantor certifies the property _____ does x does not include the Grantor's primary residence.

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 Merrimon Township, Carteret County, North Carolina and more particularly described as follows:

Being all Lot 12 and 12A as shown on that map entitled "Final Plat Merrimon Bay Section 1-A" as recorded in Map Book 30, Pages 388-391, Carteret County Registry.

This being the same property conveyed to Grantor by deed recorded in Book 1406, Page 221, Carteret County Registry.

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.

BOOK 1509 PAGE 010

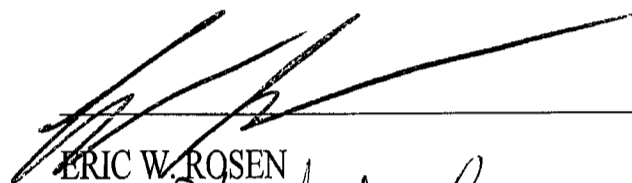
Submitted electronically by "Harris Law Firm, PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Carteret County Register of Deeds.

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.

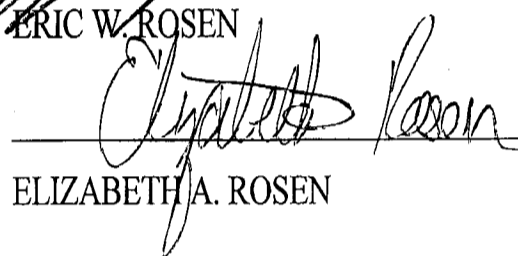
Title to the property hereinabove is subject to the following exceptions:

1. Restrictive Covenants of record.
2. Public utility easements of record.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal the day and year first above written.



ERIC W. ROSEN (SEAL)



ELIZABETH A. ROSEN (SEAL)

STATE OF NORT CAROLINA
COUNTY OF CARTERET

I, Catherine I. Wheeler, a Notary Public of the aforesaid County and State, do hereby certify that **ERIC W. ROSEN AND WIFE, ELIZABETH A. ROSEN** personally came before me this day and acknowledged the due execution of the foregoing instrument.

WITNESS my hand and official stamp or seal, this the 14 day of May, 2015.

Catherine I. Wheeler
NOTARY PUBLIC

My Commission Expires: 11-19-16

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