

## BEAUFORT COUNTY LAND RECORDS

ROUTING FORM 30711  
158A 12/17/07  
 Land Records Official Date

FOR REGISTRATION REGISTER OF DEEDS  
 JENNIFER LEGGETT WHITEHURST  
 BEAUFORT COUNTY, NC  
 2007 DEC 17 11:20:17 AM  
 BK: 1621 PG: 83-86 FEE: \$20.00  
 NC REVENUE STAMP: \$379.00  
 INSTRUMENT # 2007009820

Prepared by:  
 Stubbs & Perdue, P.A.  
 310 Craven Street  
 New Bern, NC 28560

Parcel No. 15-019596 PORTION  
 Revenue Stamps \$ 379.00

NORTH CAROLINA

BEAUFORT COUNTY

## GENERAL WARRANTY DEED

THIS GENERAL WARRANTY DEED, dated the 10<sup>th</sup> day of December, 2007, is made by and between **Pamlico Beach Properties, LLC, A North Carolina Limited Liability Company** (herein called the "Grantor"); and **Michael E. Humphreys and wife, Patricia Malarkey**, (herein called the "Grantee") whose address is **104 North Fields Circle, Chapel Hill, NC 27516**.

The terms "Grantor" and "Grantee" as used herein shall mean and include the parties indicated, whether one or more, and their heirs, legal representatives, successors and assigns, and shall include singular, plural, masculine, feminine or neuter as required by the context.

## WITNESSETH:

That Grantor, for a valuable consideration paid by Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto Grantee in fee simple, the following described real property; to wit:

**SEE ATTACHED EXHIBIT "A"**

TO HAVE AND TO HOLD the aforesaid real property and all privileges and appurtenances thereunto belonging to Grantee in fee simple.

**EXHIBIT A**

**All that certain tract or parcel of land lying and being situate in Beaufort County, North Carolina and being more particularly described as follows:**

**Being all of Lot Nos. Three (3) and Three A (3A) as the same is shown and delineated on the map of "The Trade Winds", as recorded in Plat Cabinet H at Slide 6-2, in the Office of the Beaufort County Register of Deeds, said map being incorporated herein by reference for a more particular description of the aforesaid lot.**

**This conveyance is made together with a non-exclusive perpetual easement to and from the aforesaid Lot Nos. Three (3) and Three A (3A) for the installation, maintenance, and repair of water, sewer, and general utility lines over and upon the property identified as "New 20' Wide Utility Easement" on the aforesaid map.**

**This conveyance is made subject to the restrictive and protective covenants recorded in Book 1616 at Page 1, in the Office of the Beaufort County Register of Deeds.**

And Grantor covenants with Grantee that Grantor is seized of the premises in fee and has the right to convey the same in fee simple, that the title is free and clear of all liens and encumbrances except as herein otherwise described, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever.

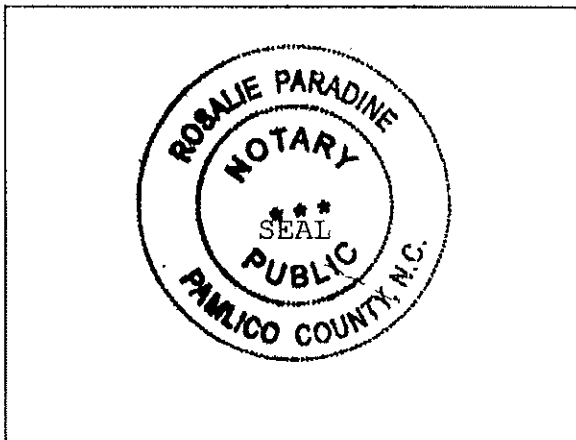
IN WITNESS WHEREOF, Grantor has caused this instrument to be executed in such form as to be binding as of the day and year first above written.

**Pamlico Beach Properties, LLC**

By: *Jeffery A. Passot* (Seal)  
Its Manager

North Carolina  
Craven County

I, the undersigned Notary Public of the County and State aforesaid, certify that Jeffery A. Passot, personally came before me this day and acknowledged that he is Manager of **Pamlico Beach Properties, LLC**, a **North Carolina Limited Liability Company**, and by authority duly given and as the act of such entity, he signed the foregoing instrument in its name and on its behalf as its act and deed. Witness my hand and official seal this 10th day of December, 2007.



*Rosalie Paradine*  
Signature of Notary Public

My Commission Expires: 9-13-09

ROSALIE PARADINE  
Printed or Typed Name of Notary Public



JENNIFER LEGGETT WHITEHURST  
BEAUFORT COUNTY REGISTER OF DEEDS  
COURTHOUSE BUILDING  
112 W. 2ND STREET  
WASHINGTON, NC 27889

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Filed For Registration: 12/17/2007 11:20:17 AM

Book: RE 1621 Page: 83-86

Document No.: 2007009820

DEED 4 PGS \$20.00

NC REAL ESTATE EXCISE TAX: \$379.00

Recorder: PATRICIA COLUMBUS

*Fried Hulscher 1/2*

**\*2007009820\***

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