

PENDING REVIEW FOR TAX LISTING**DATE** 2023-03-31 **BY** SL**HAYWOOD COUNTY TAX CERTIFICATION**

Sebastian Cothran, Haywood County Tax Collector

Date: 2023-03-31 By: twatkins

There are no delinquent taxes due that are a lien against parcel(s)

2023002573

HAYWOOD COUNTY NC FEE \$26.00

EXEMPT

PRESENTED & RECORDED

03/31/2023 09:36:22 AM

SHERRI C. ROGERS

REGISTER OF DEEDS

BY: TARA E. REINHOLD

DEPUTY

BK: RB 1083**PG: 1719 - 1721****NORTH CAROLINA GENERAL WARRANTY DEED**

This instrument was prepared by: Patrick U. Smathers, a NC Licensed Attorney/BG

Mail To: Patrick U. Smathers 462 Main Street Canton, NC 28716

Brief description for the Index: 90 Buckeye Cove Road, 74 Buckeye Cove Road, 106 Cable CV
Canton, NC 28716

Parcel Number:

Excise Tax: \$0

Title Not Searched by Preparer

GRANTOR: ALIETA HARDIN CABLE (Life Estate) PO Box 1243 Canton, NC 28716	GRANTEE: CANDACE JOY WINGFIELD PO Box 1243 Canton, NC 28716
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THIS DEED, made, executed and delivered, this the 30 day of March, 2023
by and between ALIETA HARDIN CABLE, hereinafter "GRANTOR(S)", and CANDACE JOY
WINGFIELD hereinafter "GRANTEE".

The designation Grantors and Grantees 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

The said Grantors, for a good and valuable consideration to them in hand paid by the
Grantee(s), the receipt of which is hereby acknowledged, does hereby give, grant, bargain, sell and
convey unto the said Grantee(s), her heirs, successors and assigns, all of that certain piece, parcel
or tract of land, lying and being in Beaverdam Township, Canton, North Carolina and more
particularly described as follows:

submitted electronically by "Smathers and Smathers"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Haywood County Register of Deeds.

See Attached "Exhibit A"

____ If checked, the property includes the primary residence of at least one of the Grantors, (NCGS105-317.2)

TO HAVE AND TO HOLD the aforesaid and above-described parcel or tract of land of land, with all rights and privileges, and appurtenances thereunto belonging, or in anywise appertaining, unto the said Grantee(s), their heirs, successors and assigns, in fee simple, forever.

AND said Grantor(s), for themselves and their heirs, successors, and assigns, covenants to and with the said Grantee(s), their heirs, successors and assigns, that they are seized of said lands and premises and have a good and lawful right and power to convey the same fee simple; that said lands and premises are free and clear from liens and encumbrances, and that Grantor(s), their heirs, successors and assigns, will forever defend said title to the same unto the Grantee(s), their heirs, successors and assigns, against all lawful claims, whatsoever, of all persons, whomsoever.

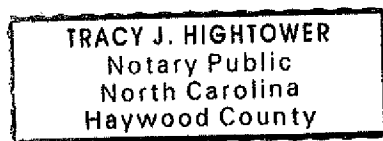
IN WITNESS WHEREOF, the Grantors has hereunto set his hand and seal, effective the day and year first above written.

Alieta Hardin Cable (SEAL)
ALIETA HARDIN CABLE

STATE OF: NORTH CAROLINA
COUNTY OF: HAYWOOD

I, the undersigned Notary Public of the County and State, aforesaid, certify that ALIETA HARDIN CABLE, personally, came before me this day and acknowledged that they signed the foregoing instrument in their same name on their behalf as their act and deed. Witness my hand and official seal, this 30th day of March, 2023.

WITNESS my hand and Notarial Seal, this the 30th day of March 2023



Tracy J. Hightower
Notary Signature

Tracy J. Hightower
Notary Printed Name

11/4/2027
Date Commission Expires

EXHIBIT "A"

From: Aleita Hardin Cable
PO Box 1243
Canton, NC 28716

To: Candace Joy Wingfield
PO Box 1243
Canton, NC 28716

90 Buckeye Cove Road Canton, NC 28716
0.4063 Acres, more or less
Beaverdam Township, Haywood County, Canton North Carolina
106 Cable CV Canton, NC 28716
0.216 Acres, more or less
Beaverdam Township, Haywood County, Canton North Carolina
74 Buckeye Cove Road, Canton, NC 28716
29.51 Acres, more or less
Beaverdam Township, Haywood County, Canton North Carolina

PIN: 8658-50-0821; 8658-40-7568;8658-51-9594

BEING the same two tracts described in Deed Book 832 , Page 495, and Judgement recorded in Deed Book 925, Page 778, Haywood County Registry, reference to which is made for a more particular and accurate description.

TOGETHER WITH AND SUBJECT TO easements, restrictions and rights of way of record, water rights of way and restrictions, utility lines and rights of way in existence over, under or upon the property conveyed by this deed and exceptions in this deed.

It is the intent of the Grantor to convey the Life Estate retained in the above described real property to the Grantee.