

BK: CRP V-36
PG: 1484-1485
RECORDED:
07-08-2015
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BY: TODD RABY
REGISTER



2015003961
MACON COUNTY, NC
TODD RABY
REGISTER OF DEEDS

NC FEE \$26.00
STATE OF NC
REAL ESTATE
EXTX \$700.00

WARRANTY DEED

Delinquent taxes, if any, to be paid by the closing attorney to the county tax collector upon disbursement of the closing proceeds.

Revenue \$700.00

This instrument prepared by: Joseph M. Collins, a licensed North Carolina attorney
Return To: COLLINS & HENSLEY, P.A.
217 Iotla Street
Franklin, North Carolina 28734

Grantees' permanent mailing address: BRASSTOWN BEEF, LLC
1960 Brasstown Road
Brasstown, NC 28902

PIN # 6584-99-3215

STATE OF NORTH CAROLINA
COUNTY OF MACON



THIS DEED, made this the 8th day of July, 2015, by and between HERMAN L. TALLEY, JR. And wife, LYNN F. TALLEY, Grantor, and BRASSTOWN BEEF, LLC, a South Carolina limited liability company, Grantee; whether one or more; the neuter gender shall be deemed to include the masculine and feminine and the singular number the plural, and vice versa;

WITNESSETH, That Grantor, in consideration of Ten Dollars and other valuable consideration, the receipt of which is hereby acknowledged, has bargained and sold, and by these presents does bargain, sell, and convey unto Grantee, and his heirs, successors, and assigns, a certain tract or parcel of land in Franklin City Township, Macon County, North Carolina, being more particularly described as follows:

BEING that certain 0.66 acre tract as surveyed by Sprinkle Surveying, P.A., G.L. Sprinkle, Professional Land Surveyor, dated 12 June 2015, entitled Survey For Brasstown Beef, LLC, drawing number #5882, and being subsequently recorded on Plat Card # 8403, Macon County Land Registry, to which reference is hereby made for a more complete description.

Subject to those certain easements and rights of way as shown on the above referenced recorded plat and as described in Deed Book X-20, Pages 570-571, Macon County Land Registry.

Subject to easements for existing roadways and utility lines and facilities, to restrictions of record, and to applicable land use laws and ordinances.

The property hereinabove described was acquired by Grantors by instrument recorded in Deed Book F-34, Pages 472-473, Macon County Land Registry.

All or a portion of the property herein conveyed does not include the primary residence of a Grantor.

TO HAVE AND TO HOLD the aforesaid tract or parcel of land and all privileges and appurtenances thereunto belonging, or in anywise thereunto appertaining, unto the Grantee, and his heirs, successors and assigns, to their only use and behoof, in fee simple forever, subject to those exceptions, reservations, and limitations following the description hereinabove set forth.

And the Grantor covenants with Grantee, his heirs, successors and assigns, that he is seized of said premises in fee, and has the right to convey the same in fee simple; that the same are free and clear from all liens and encumbrances and that he will warrant and defend the said title to the same against the lawful claims of all persons whomsoever, subject to those exceptions, reservations, and limitations following the description hereinabove set forth.

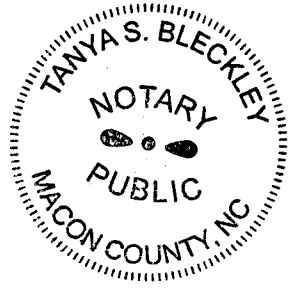
IN TESTIMONY WHEREOF, Grantor has set his hand and seal, the day and year first above written.

Herman L. Talley, Jr. (SEAL)
HERMAN L. TALLEY, JR.
Lynn F. Talley (SEAL)
LYNN F. TALLEY

STATE OF NORTH CAROLINA
COUNTY OF MACON

I, a Notary Public of the County and State aforesaid, certify that HERMAN L. TALLEY, JR. And wife, LYNN F. TALLEY personally appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official stamp or seal, this the 8th day of July, 2015.

(SEAL)



Tanya S. Bleckley
Notary Public
My Commission Expires: 6/5/16