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0132

FILED ELECTRONICALLY  
ALAMANCE COUNTY NC  
HUGH WEBSTER

FILED Dec 28, 2018  
AT 10:44:23 AM  
BOOK 03839  
START PAGE 0132  
END PAGE 0135  
INSTRUMENT # 21050  
EXCISE TAX \$194.00

As of the Date of this Certification, On the Real Property described in this Deed, there are No Delinquent Taxes Owed which are (1) ad valorem County taxes, (2) ad valorem Municipal Taxes collected by Alamance County or (3) any other taxes collected by Alamance County

Date: 12/28/2018

Deputy/Tax Collector: Kathy Winn

Revenue Stamps: \$194.00

Parcel ID#: 173799

Prepared by: Chad Wesley Riggsbee, Attorney at Law, P.O. Box 147, Pittsboro, NC 27312

Return to Grantee:

Description for the Index: 0 Quakenbush Road, Snow Camp, NC 27349

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STATE OF NORTH CAROLINA )  
                                          )           **WARRANTY DEED**  
COUNTY OF ALAMANCE        )

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THIS DEED made this 20 day of December, 2018, by and between

**GRANTOR:**       **PATRICIA LYNN COVINGTON-HICKS and BRIAN E. HICKS**  
                          **A Married Couple**  
                          **10232 Glenmae Road**  
                          **Charlotte, NC 278215**

**GRANTEE:**       **STEVEN ANTHONY FOWLER and DIANE MARIE FOWLER**  
                          **A Married Couple**  
                          **91 Meadowlark Circle**  
                          **Pittsboro, NC 27312**

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.

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 those certain lots or parcels of land situated in Alamance County, North Carolina, and more particularly described as:

**BEING all of Tract One (1), containing 15.584 acres, more or less, as shown on a plat entitled "Boundary Survey for David Eugene Covington" recorded in Plat Book 78, Page 203, Alamance County Registry, to which plat reference is hereby made for a more complete and particular description.**

The property herein described was acquired by Grantor via instruments recorded in Deed Book 3751, Page 835, Alamance County Registry. This property was \_\_\_ was not  the personal residence of the Grantor.

**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.

And the Grantor covenants with the Grantee, that Grantor has done nothing to impair such title as Grantor received, and that Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under or through Grantor, except for the exceptions hereinafter stated.

Title to the property hereinabove described is hereby conveyed subject to all valid and subsisting restrictions, reservations, covenants, conditions, rights of ways and easements properly of record, if any and current year ad valorem taxes.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals, or, if corporate, has caused this Deed to be executed by its duly authorized officers and its seal to be hereunto affixed, the day and year first above written.

**SIGNATURE PAGES TO FOLLOW**

  
\_\_\_\_\_  
PATRICIA L. COVINGTON-HICKS (SEAL)

State of North Carolina

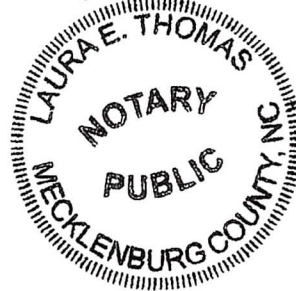
County of Mecklenburg

I, Laura E. Thomas, a Notary Public for said State and County, do hereby certify that **PATRICIA L. COVINGTON-HICKS** appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed.

WITNESS my hand and notarial seal, this the 20 day of December, 2018.

  
\_\_\_\_\_  
Notary Public

My Commission Expires: June 17, 2020



*Brian E. Hicks* (SEAL)  
BRIAN E. HICKS

State of North Carolina

County of Mecklenburg

I, Laura E. Thomas, a Notary Public for said State and County, do hereby certify that **BRIAN E. HICKS** appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed.

WITNESS my hand and notarial seal, this the 20 day of December, 2018.

*Laura E. Thomas*  
Notary Public

My Commission Expires: June 17, 2022

