Unofficial Document

NORTH CAROLINA
PERSON COUNTY

BOOK 127 PAGE 555

This Deed, made this 22nd day of January, 1973, by Nathaniel W. Hicks and wife, Charlotte T. Hicks, and James William Rogers and wife, Inez H. Rogers, all of Person County, North Carolina,

hereinafter called Grantor, to B. L. Lang of Pitt County, North Carolina,

hereinafter called Grantee.

The designations Grantor and Grantee as used herein shall include singular, plural, masculine, feminine, or neuter as required by the context.

WITNESSETH: That the Grantor, in consideration of $10.00 and other valuable consideration to him paid by the Grantee, the receipt of which is acknowledged, has bargained and sold, and by these presents does bargain, sell and convey to the Grantee, his heirs, successors, and assigns, subject to any conditions or reservations hereinafter stated, all of the following described real property:

Being that tract of land located in Mt. Tirzah Township, Person County, North Carolina, containing 312.52 acres, and more particularly described as follows: BEGINNING at a concrete monument lying in the southern line of the lands of Harold J. Vaughan, said monument marking Spencer Bowling's northeastern corner in Vaughan's southern line; thence along and with Vaughan's southern line South 82° 25' East 709.00 feet to a concrete monument marking a common corner of lands of Harold J. Vaughan and Walter Vaughan; thence along and with Walter Vaughan's southern line South 84° 50' East 1,464.01 feet to a concrete monument marking a common corner of the lands of Walter Vaughan and B. S. Glenn; thence along and with Glenn's southern line South 77° 57' East 1,157.66 feet to a concrete monument marking Doris Oakley Hendren's northwestern corner in Glenn's southern line; thence along and with the western line of the lands of Doris Hendren and John Bullock South 07° 23' West 3,983.08 feet to a concrete monument marking John Bullook's southwestern corner in J. L. Hawley's northern line; thence along and with Hawley's northern line North 83° 21' 35" West 131.76 feet to a concrete monument marking a common corner of the lands of J. L. Hawley and the lands of the Prior Cousin Estate; thence along and with the Prior Cousin Estate lands northern line North 88° 21' West 1,155.25 feet to a concrete monument marking a common corner of the lands of the Prior Cousin Estate and lands now or formerly owned by D. C. Chandler; thence along and with Chandler's northern line North 83° 11' West 2,015.00 feet to a concrete monument marking Chandler's northwestern corner in Ervin Henry Oakley's eastern line; thence along and with Oakley's eastern line North 11° 24' East 999.95 feet to a concrete monument marking a common corner of the lands of Ervin Henry Oakley and Gattis M. Kidd; thence along and with Kidd's eastern line North 03° 13' East 1,267.31 feet to a concrete monument marking a common corner of the lands of Gattis M. Kidd and Spencer Bowling; thence along and with Bowling's eastern line North 07° 09' East 1,899.38 feet to that concrete monument marking the point and place of beginning, as per that plat of survey made by J. Watts Copley, Surveyor, entitled "Property of B. L. Lang" dated January 16, 1973, and recorded in Plat Book 20, at page 5, Person County Registry; said plat being hereby specifically incorporated by reference.

So much of the lands as lie within fifty (50) feet of the center line of that electric power transmission line crossing the northeastern corner of the above-described tract of land are impressed with a power line easement in favor of Carolina Power & Light Company.

STATE OF NORTH CAROLINA JAN 25 73 — Real Estate Excise Tax $10.00

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The above property was conveyed to the Grantor by See Book No. page

TO HAVE AND TO HOLD said property, with all privileges, and appurtenances thereunto belonging, to the said Grantee, his heirs, successors, and assigns forever, without exceptions other than as above stated.

The Grantor covenants that he is seized of said property in fee, and has the right to convey the same in fee simple; that the same is free from all encumbrances (with any exceptions above stated); and that he will warrant and defend the title to same against the claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this Deed to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

Nathaniel W. Hicks [SEAL] — Nathaniel W. Hicks
Charlotte T. Hicks [SEAL] — Charlotte T. Hicks
James William Rogers [SEAL] — James William Rogers
Inez H. Rogers [SEAL] — Inez H. Rogers
[SEAL]
[SEAL]

STATE OF NORTH CAROLINA, COUNTY OF PERSON

I, _____, a Notary Public of said County, do hereby certify that Nathaniel W. Hicks and wife, Charlotte T. Hicks, and James William Rogers and wife, Inez H. Rogers personally appeared before me this day and acknowledged the due execution of the foregoing deed. Witness my hand and official seal, this 24TH day of JANUARY, 1973.

My Commission Expires: APRIL 4, 1975 — Floyd Hicks, Jr. Notary Public

NORTH CAROLINA, PERSON COUNTY

The foregoing certificate of Floyd Hick, Jr, Notary Public of the governmental unit designated is certified to be correct. Presented for registration and recorded in this office at Book 127, page 555.

This 25 day of Jan., 1973 at 3:25 o'clock P. M.

J. Alex Bass Register of Deeds

By J. ALEX BASS
Deputy Register of Deeds

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NORTH CAROLINA
PERSON COUNTY

THIS DEED, Made this 24th day of January, 1973, by NATHANIEL W. HICKS and wife, CHARLOTTE T. HICKS, and JAMES WILLIAM ROGERS and wife, INEZ H. ROGERS, all of Person County, North Carolina, hereinafter called "Grantors"; to B. L. LANG of Pitt County, North Carolina, hereinafter called "Grantee";

W I T N E S S E T H:

That the Grantors, in consideration of Ten Dollars ($10.00) and other valuable consideration to them paid by the Grantee, the receipt of which is acknowledged, have bargained and sold, and by these presents do bargain, sell and convey unto the Grantee, his heirs, successors and assigns, subject to any conditions or reservations hereinafter stated, the following described right of perpetual easement:

Being that 60-foot-wide strip of land intersecting the eastern right of way line of Person County Road No. 1721, said strip of land bounded on the west by Person County Road No. 1721; on the east by other lands of the Grantors herein, this day conveyed to the Grantee herein; the southern boundary of said strip of land being two (2) feet north of the northern boundary line of the lands of Gattis M. Kidd; and the northern boundary line of said strip of land being a line parallel with the southern line of said strip of land and lying 60 feet north of same; as per that plat of survey made by J. Watts Copley, Surveyor, entitled "Property of B. L. Lang" dated January 16, 1973, and recorded in Plat Book 20, at page 5, Person County Registry; said plat being hereby specifically incorporated by reference.

It is the intent and purpose of this conveyance to vest in the Grantee herein all right, title and interest of the Grantors herein in that right of perpetual easement heretofore conveyed to said Grantors by that contract of easement dated October 3, 1972, from Spencer Bowling and wife, Zela Bowling, and recorded in Deed Book 127, at page 5, Person County Registry.

TO HAVE AND TO HOLD said right of perpetual easement with all privileges and appurtenances thereunto belonging to the said Grantee, his heirs, successors and assigns forever, without exceptions other than as above stated.

The Grantors covenant that they are seized of said right of perpetual easement and have the right to convey same; that the same is free from all encumbrances (with any exceptions above stated); and that they will warrant and defend the title to same against the claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals, the day and year first above written.

Nathaniel W. Hicks (SEAL)
Nathaniel W. Hicks

Charlotte T. Hicks (SEAL)
Charlotte T. Hicks

James William Rogers (SEAL)
James William Rogers

Inez H. Rogers (SEAL)
Inez H. Rogers

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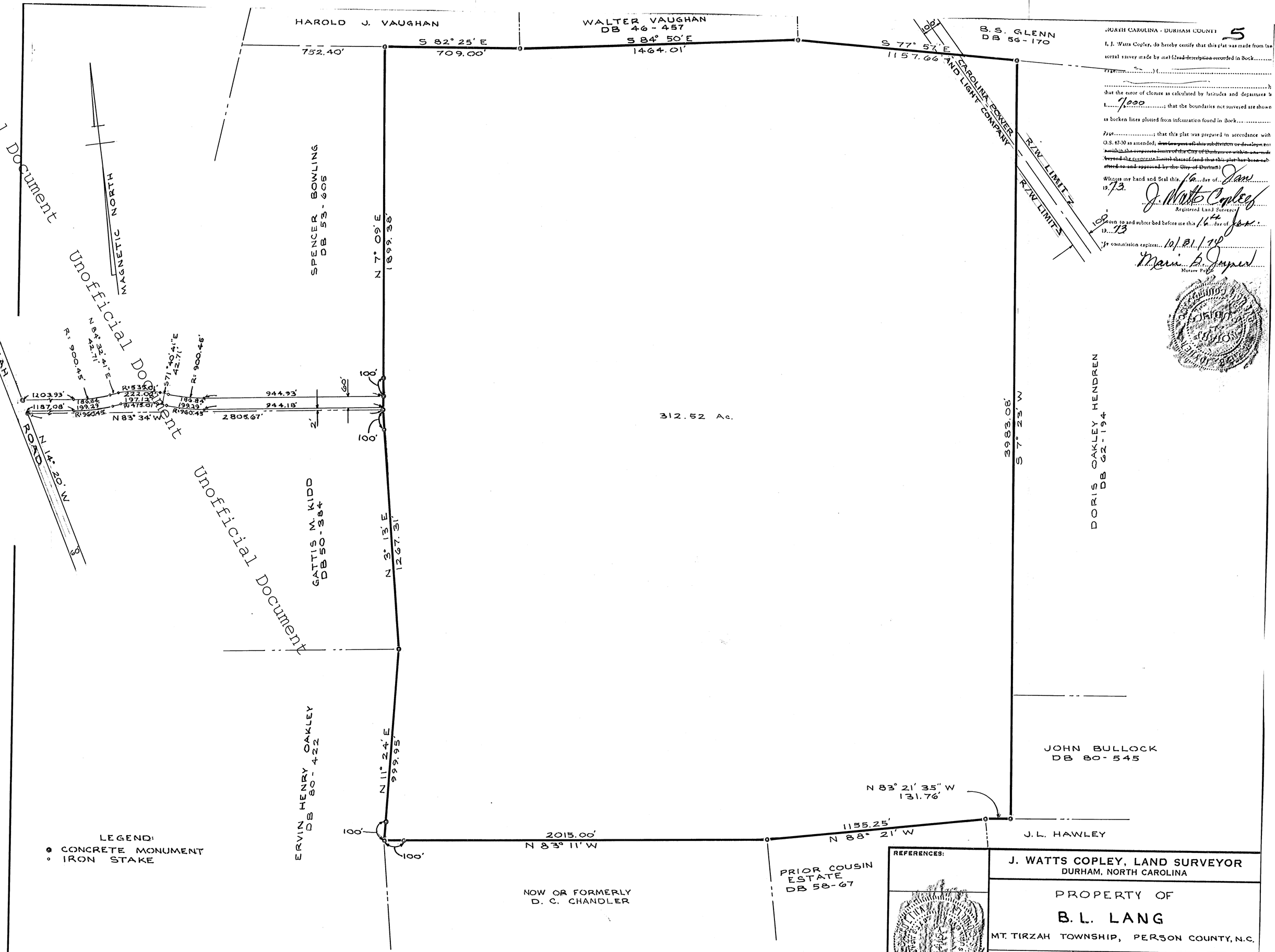


Unofficial Document

NORTH CAROLINA - DURHAM COUNTY

5

I, J. Watts Copley, do hereby certify that this plat was made from (an actual survey made by me) (~~deed description recorded in Book~~ ..... Page .....) (.....) ; that the error of closure as calculated by latitudes and departures is 1:7000 ; that the boundaries not surveyed are shown as broken lines plotted from information found in Book ..... Page ..... ; that this plat was prepared in accordance with G.S. 47-30 as amended; ~~this lot part of this subdivision or development is within the corporate limits of the City of Durham or within one mile beyond the corporate limits thereof (and that this plat has been submitted to and approved by the City of Durham)~~

Witness my hand and Seal this 16 day of Jan. 19 73.

J. Watts Copley
Registered Land Surveyor

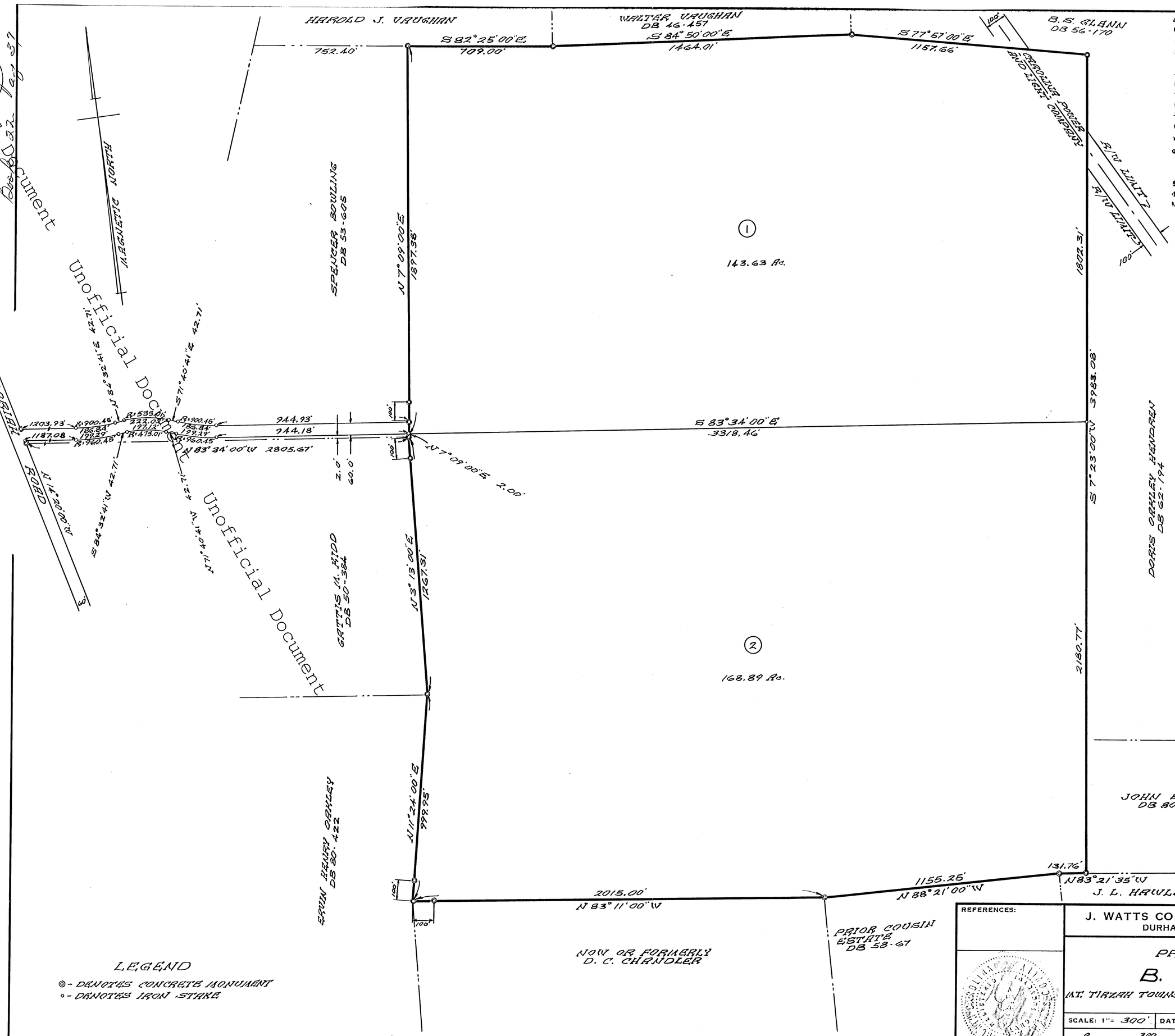
Sworn to and subscribed before me this 16th day of Jan. 19 73

My commission expires 10/31/76

Mari B. Joyner
Notary Public

NORTH CAROLINA
PERSON COUNTY

Unofficial Document
Book 32 Pg 37



NORTH CAROLINA, DURHAM COUNTY

I, J. Watts Copley, do hereby certify that this plat was made from (an actual survey made by me) (~~deed description recorded in Book _____, Page _____~~); that the error of closure as calculated by latitudes and departures is 1: 7,000; the line boundaries not surveyed are shown as broken lines plotted from information found in Book _____ Page _____; that this plat was prepared in accordance with G. S. 47-30 as amended;

Witness my hand and Seal this 4 day of Oct. 1976

J. Watts Copley
Registered Land Surveyor L-415

Sworn to and subscribed before me this 4 day of Oct. 1976

My commission expires: 3-2-81

R. Clifton Beasley
Notary Public

REFERENCES:

J. WATTS COPLEY, LAND SURVEYOR
DURHAM, NORTH CAROLINA

PROPERTY OF

B. L. LANG

M.T. TIRZAH TOWNSHIP, PERSON COUNTY, N.C.

SCALE: 1" = 300'	DATE: 10-4-76	DRAWN BY: R.C.B.
0 300 600 900 SCALE IN FEET		JOB NO. 7783

156 321

STATE OF NORTH CAROLINA

PERSON COUNTY

Real Estate = 50

DRAWN BY OR UNDER THE DIRECTION OF: [illegible]

THIS DEED, made and entered into this 15 day of March, 1979, by and between B. L. LANG and wife, ELIZABETH N. LANG, GRANTORS, and CAROLINA POWER & LIGHT COMPANY, a North Carolina public service corporation, GRANTEE;

W I T N E S S E T H:

That GRANTORS, for and in consideration of the sum of Ten Dollars ($10.00) and other valuable consideration, receipt of which is hereby duly acknowledged, have bargained and sold, and by these presents do grant, bargain, sell, and convey unto said CAROLINA POWER & LIGHT COMPANY, GRANTEE, its successors and assigns, the following-described parcel of land:

Lying and being in Mt. Tirzah Township, Person County, North Carolina:

BEGINNING at a concrete monument marking the northwestern corner of Doris O. Hendren and the northeastern corner of GRANTORS, in the southern property line of Mildred G. Day; and runs thence South 01 degrees 18 minutes 36 seconds West 856.21 feet to a point; thence North 36 degrees 19 minutes 07 seconds West 1154.58 feet to a point; and thence South 83 degrees 58 minutes 12 seconds East 707.32 feet to the point of BEGINNING, containing 6.928 acres, more or less, as shown and described on GRANTEE Drawing No. RW-A-5635 (dated December, 1978, Revised 2-5-79), and being a portion of the land described in a deed from Nathaniel W. Hicks, et al., to B. L. Lang, dated January 22, 1973, and recorded in Book 127, page 565 Person County Registry.

TOGETHER with the right of officers, agents, and workmen of GRANTEE to go to and from the above-described parcel of land at all times over the remaining adjoining land of GRANTORS by utilizing roads then existing thereon, on foot or by conveyance with materials, machinery, supplies, and equipment as may be desirable; provided that GRANTEE shall pay the actual damages to said roads caused by GRANTEE.

TO HAVE AND TO HOLD the above-described parcel of land, together will all privileges and appurtenances thereunto belonging, to said CAROLINA POWER & LIGHT COMPANY, GRANTEE, its successors and assigns, in fee simple forever.

And said GRANTORS for themselves, their heirs, executors, and administrators do hereby covenant with GRANTEE, its successors and assigns, that they are seized of the above-described parcel of land in fee and have the right to convey the same in fee simple; that the same is free and clear from all liens and encumbrances; and that they will warrant and forever defend the title thereto against the lawful claims of all persons whomsoever.

IN TESTIMONY WHEREOF, GRANTORS have hereunto set their hands and affixed their seals, the day and year first above written.

B. L. Lang (SEAL)
B. L. LANG

Elizabeth N. Lang (SEAL)
ELIZABETH N. LANG

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NORTH CAROLINA

Pitt COUNTY

I, Mary G. Taylor, a Notary Public within and for Pitt County, North Carolina, do hereby certify that B. L. LANG and ELIZABETH H. LANG personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and notarial seal, this 15th day March, 1979.

Mary G. Taylor
Notary Public

My commission expires:
9-8-79

NORTH CAROLINA

PERSON COUNTY

The foregoing certificate of Mary G. Taylor, a Notary Public is certified to be correct. This instrument was filed for registration at 10:00 o'clock, A.m., and recorded in this office in Book 156, page 321.

This 6 day of April, 1979.

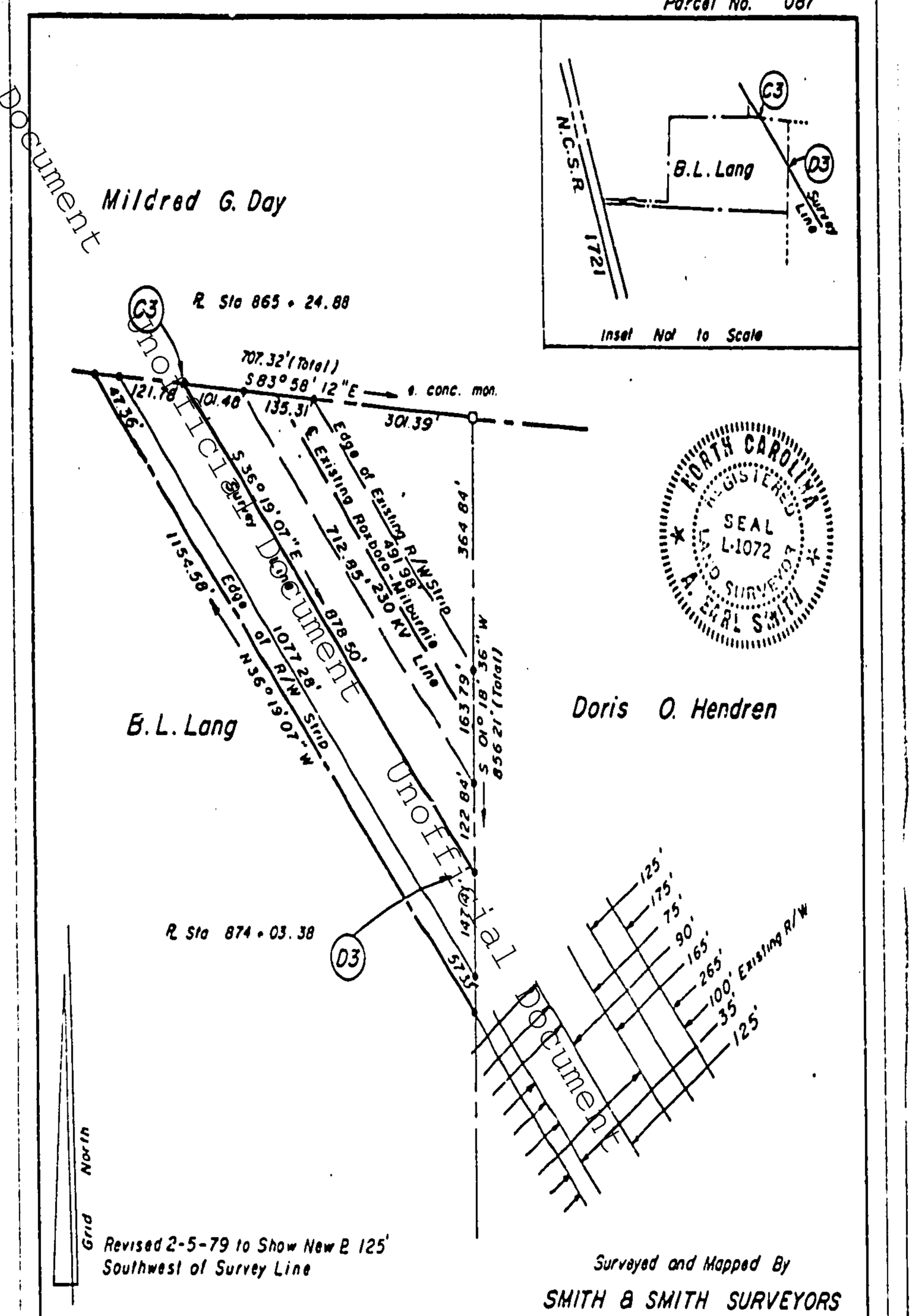
J. Alex Bass
Register of Deeds
J. ALEX BASS
Register of Deeds, Person County

Unofficial Document

Unofficial Document

156 383

Parcel No. 087



Revised 2-5-79 to Show New ℄ 125' Southwest of Survey Line

Surveyed and Mapped By

SMITH & SMITH SURVEYORS

Apex, N. C.

Area in R/W	Total Area to be Acquired in Fee 6.928 Ac.
3.390 Ac New	
1.383 Ac Existing	
4.773 Ac. Total	

NOTE

All Courses Shown Are Based On The North Carolina Coordinate System.

This is a Portion of Right of Way Strip Shown On RW—D—4423, Sheet No. 9.

CAROLINA POWER & LIGHT COMPANY
RALEIGH, N. C.

Right of Way Map For
Mayo-Wake (Mayo-Durham Section) 500 KV Line
Across Property of
B. L. LANG

LOCATION Person County, N.C.
Scale 1" = 200' Date December, 1978
Drawn by L. Everett Checked by M.W. Cates
Approved by [illegible] Dwg. No. RW-A-5635

Tax Jurisdiction