



20120515000106510 DEED  
Bk:RB5366 Pg:493  
05/15/2012 02:25:32 PM 1/2

*EML*

FILED Deborah B. Brooks  
Register of Deeds, Orange Co., NC  
Recording Fee: \$26.00  
NC Real Estate TX: \$955.00 *SB*

**NORTH CAROLINA  
GENERAL WARRANTY DEED**

Excise Tax: \$ 955.00

Recording Time, Book and Page

Tax Map No.

Parcel Identifier No. 9881713610 *gn*

Mail after recording to: GRANTEE @ 211 LONGWOOD DRIVE, CHAPEL HILL, NC 27514

This instrument was prepared by: ARGES LAW FIRM, P.C. (James M. Arges/fmch)

THIS DEED made this 2<sup>ND</sup> day of MAY, 2012 by and between

**GRANTOR**

**DAVID P. LINDQUIST, A SINGLE PERSON  
AND  
PAUL D. HRUSOVSKY, A SINGLE PERSON**

313 GINKGO TRAIL  
CHAPEL HILL, NC 27516

**GRANTEE**

**MARIA ESTER BLANCO  
AND SPOUSE,  
WILLIAM C. BLACK**

**211 LONGWOOD DRIVE, CHAPEL HILL, NC 27514**

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 that certain lot or parcel of land and more particularly described as follows:



BEING ALL OF LOT 100, SECTION II, MAP SIX, STONERIDGE, ACCORDING TO THE PLAT AND SURVEY THEREOF, AS RECORDED IN PLAT BOOK 28, PAGE 113, ORANGE COUNTY REGISTRY.

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 1306, Page 281, ORANGE County Registry.

A map showing the above described property is recorded in Plat Book 28 Page 113, <sup>Orange</sup> DURHAM County Registry.

The above described property  does  does not include the primary 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 is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officer(s), the day and year first above written.

[Signature]  
DAVID P. LINDQUIST

[Signature]  
PAUL D. HRUSOVSKY

NC STATE  
Durham COUNTY

I James M. Arges, a notary public, certify that DAVID P. LINDQUIST, A SINGLE PERSON AND PAUL D. HRUSOVSKY, A SINGLE PERSON, personally appeared before me this day, acknowledging to me that he/she signed the foregoing document: NORTH CAROLINA GENERAL WARRANTY DEED. Witness my hand and official stamp or seal, this the 15 day of MAY, 2012.

My Commission Expires: 10/27/13

[Signature]  
Notary Public  
Print Notary Name: James M. Arges

