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0042

FILED
CHATHAM COUNTY
REBA G. THOMAS
REGISTER OF DEEDS

FILED Aug 20, 2007
AT 02:20:39 pm
BOOK 01356
START PAGE 0042
END PAGE 0043
INSTRUMENT # 11121

Chatham County 08-20-2007
NORTH CAROLINA
Real Estate
Excise Tax \$452.00

BOOK 1356 PAGE 42

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax 452.00
Tax Lot No. _____ Parcel Identifier No. _____ Verified by _____ County on the ____ day of
, 2007, by _____

Mail after recording to GRANTEE 104 Harrison Court Pittsboro, NC
This instrument was prepared by Greg C. McGibney 27312

Brief Description for the index

[Empty box for index description]

THIS DEED made this 20 day of August, 2007, by and between

GRANTOR

ATTICUS DEVELOPMENT GROUP, INC.
A North Carolina Corporation

GRANTEE

DAVID E. SNYDER, and
ANDREA M. SNYDER, a married couple

587 OLD FARRINGTON ROAD
CHAPEL HILL, NC 27517

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 situated in the City of _____, _____ Township, Chatham County, North Carolina and more particularly described as follows:

BEING ALL OF LOT 3 CONTAINING 1.139 ACRES, MORE OR LESS, AS SHOWN ON PLAT SLIDE 2005-224, CHATHAM COUNTY REGISTRY.

The property hereinabove described was acquired by Grantor by instrument recorded in **Book 1290, Pages 183.**

A map showing the above described property is recorded in **Plat Slide 2005-224.**

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:

Subject to 2007 taxes, easements, conditions and restrictions of record, if any.

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 officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

ATTICUS DEVELOPMENT GROUP, INC.

By: Melody Adams

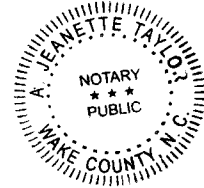
STATE OF NORTH CAROLINA WAKE County

I, A Jeanette Taylor, a Notary Public for said County and State, do hereby certify that Melody Adams personally appeared before me this day and acknowledged that she is Vice President of ATTICUS DEVELOPMENT GROUP, INC., a corporation, and that she, as Vice President, being authorized to do so, executed the foregoing on behalf of the corporation. Witness my hand and official seal, this the 20 day of August, 2007.

SEAL-STAMP

A Jeanette Taylor
Official Signature of Notary

A Jeanette TAYLOR, Notary Public
Notary's printed or typed name



My commission expires: 4-3-10

The foregoing Certificate(s) of

is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

REGISTER OF DEEDS FOR _____ COUNTY

By _____ Deputy/Assistant-Register of Deeds.