

02175

## Easement Deed.

NORTH CAROLINA  
CABARRUS COUNTY

D E E D

THIS INDENTURE, Made this 27 day of May, 1975,  
between MARY T. DUNAWAY and husband, THOMAS HOUSTON DUNAWAY of Cabarrus  
County, North Carolina; ESTHER T. HOLSHOUSER (widow); PAULINE T.  
BARRINGER and husband, DEWEY M. BARRINGER, SR.; GEORGE W. TROUTMAN  
and wife, MARY S. TROUTMAN; THURMOND EFIRD and wife, ELEANOR EFIRD;  
LESTER EFIRD and wife, MILDRED EFIRD, all of Rowan County, North  
Carolina; Verna T. COOK and husband, EDWIN A. COOK, of Wilson County,  
North Carolina; LEAH T. ELLIS and husband, BRUCE EDWARD ELLIS, of  
Davidson County, North Carolina; and LUCY T. MUEHLER (divorced), of  
Alameda County, California, of the first part, and EDWIN HARRY HAMMILL  
and wife, CAROLYN R. HAMMILL, of Cabarrus County, North Carolina, of  
the second part;

## W I T N E S S E T H:

That the said parties of the first part, for and in con-  
sideration of the sum of Ten (\$10.00) Dollars and other valuable con-  
sideration to the said parties of the first part in hand paid, the  
receipt whereof is hereby acknowledged, have bargained, sold and con-  
veyed and by these presents do bargain, sell and convey unto the  
said parties of the second part, their heirs and assigns, a perpetual  
right of ingress, egress and regress over, across and through the  
following described real estate, situate, lying and being in No. 7  
Township, County of Cabarrus and State of North Carolina, bounded as  
follows:

TRACT I: A perpetual right of ingress, egress, and regress over,  
across and through the following described thirty (30) foot wide, more  
or less, roadway, right of way the center line of which is as follows:  
BEGINNING at a point located North 29 deg. 17-1/2 min. West 292.32  
feet from the common corner of Elbert Hill, Barringer and Lot 5, Adam  
M. Troutman Estate, said corner being shown on Map of Property Division  
of Estate of Adam M. Troutman, TRACT III, recorded in Book of Maps  
Volume 15, at page 45, in the office of the Register of Deeds for  
Cabarrus County, North Carolina, and runs thence in a Northerly direction  
numerous lines with the Western boundaries of Lots Nos. 5, 6, 7, 8 and  
9 and the Eastern boundaries of Lots Nos. 4, 3, 2 and 1, and designated  
as "Frank Road" on the Map referred to above, to a point located South  
85 deg. 8 min. East 8.19 feet from the common corner of Carl Plyler  
and Lot No. 1 on said map, being the Northeastern corner of said Lot  
No. 1.

Prepared by: Not Shown

Mailed: Woodson, Hudson, Busby & Sayers, Attys., 201 West Council St,  
Salisbury, N. C.

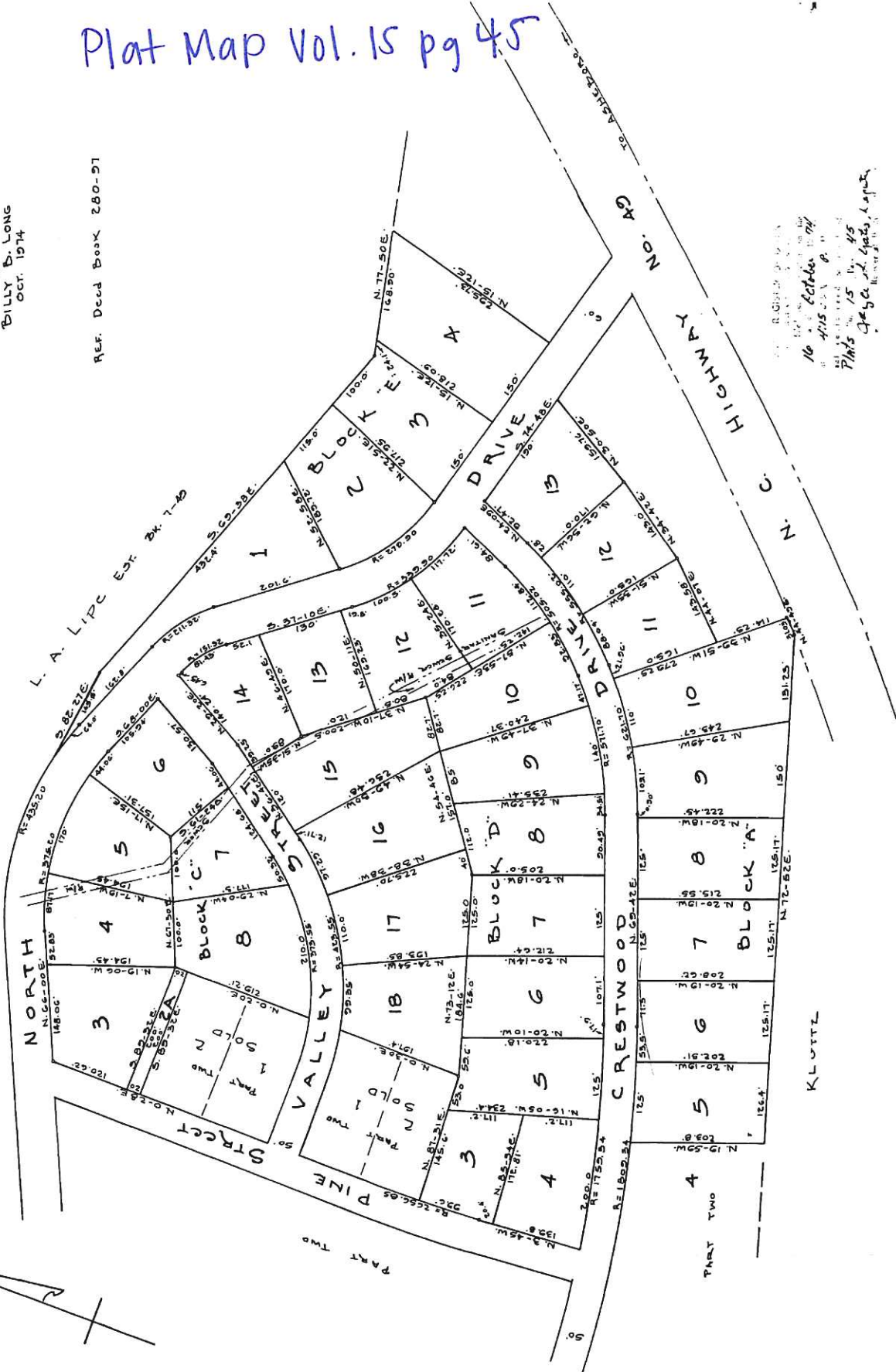
Book 15 Page 45

HILLTOP ACRES - PART THREE  
A REDIVISION OF A PART OF PART TWO  
NO. 8 TOWNSHIP-CABARRUS COUNTY, N. C.  
SCALE 1"=100'

BY  
BILLY B. LONG  
OCT. 1974

Plat Map Vol. 15 pg 45

REF. DEED BOOK 280-97



10 October 1974  
4:15 PM  
Plat's  
J. B. Long, Jr., Agent  
N.C. 100-100

I CERTIFY THAT THIS MAP WAS PREPARED  
IN ACCORDANCE WITH G.S. 21-30 AS AMENDED.  
J. B. Long, Jr.  
N.C. 100-100

## RECORD 280

## STATE OF NORTH CAROLINA—Cabarrus County.

THIS INDENTURE Made this the 26th day of August, in the year of our Lord one thousand nine hundred and Fifty-Seven (1957), between Roy A. Moosa and wife Pauline W. Moosa and Archie R. Fisher and wife Margaret H. Fisher and James C. Fisher and wife Ruth B. Fisher, and John A. Foil and wife Virginia E. Foil

of the County of Cabarrus and State of North Carolina of the first part, and Hill Top Acres, Inc.

of the County of Cabarrus and State of North Carolina, of the second part:

WITNESSETH, That the said part 1st of the first part for and in consideration of the sum of Ten Dollars and other valuable considerations to the said part 1st of the first part in hand paid, the receipt whereof is hereby acknowledged, have bargained, sold and conveyed, and by these presents do bargain, sell and convey unto the said part 2nd of the second part, its successors, heirs and assigns

the following described real estate, situate, lying and being in the County of Cabarrus and State of North Carolina, bounded as follows, to-wit:

Lying and being in No. 8 Township, Cabarrus County, N.C. on the South side of the Concord-Gold Hill Road, adjoining the lands of J.G. Foil, the Town of Mt. Pleasant, S.C. Kluttz, James Fisher, T.A. Harringer, V.P. James and F.F. Phillips, and bounded as follows:

BEGINNING at an iron stake in the center of the Concord-Gold Hill Road and in the line of James Fisher (said iron stake being S. 7-27 W. 23.3 feet to an iron stake in said line and on the North bank of the said road) and runs thence with the said road as follows: N. 79-30 W. 216.7 feet to an iron stake; thence S. 77-54 W. 542.5 feet to an iron stake; thence N. 69-34 W. 648.8 feet to an iron stake; thence N. 83-13 W. 290.4 feet to an iron stake in the road; thence S. 62-41 W. 1111.1 feet to an iron stake; thence S. 70-11 W. 701.1 feet to an iron stake in the said road a corner of T.A. Harringer; thence S. 68-37 W. 108.0 feet to an iron stake in said road, a corner of T.A. Harringer; thence with his line S. 8-21 E. 305.2 feet to an iron stake, a corner of said Harringer and V.P. James; thence with the line of said James and F.F. Phillips and their line prolonged S. 10-23 E. 497.4 feet to an iron stake in a ditch and in the line of J.G. Foil; thence with the line of said Foil and the Town of Mt. Pleasant N. 64-17 E. 415.3 feet to an iron stake, a corner of the Town of Mt. Pleasant; thence with three lines of said Town as follows: N. 0-53 W. 449.0 feet to an iron stake; thence N. 69-45 E. 200.0 feet to an iron stake and gum; thence S. 18-09 E. 341.8 feet to an iron stake, a corner of said town and J.G. Foil; thence with the line of J.G. Foil S. 45-44 E. 389.1 feet to an iron stake in the line of Foil; a corner of S.C. Kluttz in a farm road N. 61-17 E. 445.6 feet to an iron stake; thence N. 73-13 E. 1159.5 feet to an iron stake; thence N. 66-57 E. 809.3 feet to an iron stake by a Cedar; a corner of Kluttz and James Fisher; thence with the line of said Fisher N. 7-27 E. 478.3 feet to the BEGINNING and containing 65.9 acres.

Also all right, title and interest whatever the same might be, that the grantors have in and to 2.46 acres which was conveyed to the Town of Mt. Pleasant by L.A. Lipe and wife Mirah Lipe on the 29th day of June, 1936 and recorded in Book 137 page 211; that the said Julia Alice Lipe West and husband Richard Lee West signed this deed only for the purpose of releasing and quit claiming all their right, title and interest, in and to the 2.46 acres described above. That this is under the authority of the will of L.A. Lipe which is recorded in Will Book 8 page 372, which leaves everything to Harry Lipe and Julia Lipe

Less and accepting from the above described property 4.57 acres, which were conveyed by deed dated Sept. 2, 1953 to Orr Eagle, Jr. and wife Geraldine A. Eagle and recorded in Deed Book 251 page 98.

Being the same property conveyed by Henry F. Peninger and wife Edith F. Peninger to the grantors herein by deed dated September 25, 1956, and recorded in Record of Deeds No. 272 page 293.