

CABARRUS COUNTY
FILED
09/26/2006 10:51 AM
LINDA F. MCABEE
Register Of Deeds
By. SB Deputy/Asst.
EXCISE TAX \$0.00

NORTH CAROLINA NON-WARRANTY DEED

Excise Tax: 0.0

Parcel Identifier No. 1-21-24-30 Verified by _____ County on the _____ day of _____, 20____
By: Pls 1-21-24.50

Mail/Box to: Stones Throw Homeowners Association, PO Box 25242, Charlotte, NC 28229

This instrument was prepared by: James E. Scarbrough

Brief description for the Index: **WELL LOTS AND TREATMENT PLANT**

THIS DEED made this 25 day of September, 2006, by and between

GRANTOR	GRANTEE
F. W. HUNTLEY CONSTRUCTION COMPANY INC.	Stones Throw Homeowners Association of Cabarrus County 9375 Lower Rocky River Road Concord, NC 28025

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

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, Cabarrus County, North Carolina and more particularly described as follows:

See attached Exhibit A

The property hereinabove described was acquired by Grantor by instrument recorded in Book _____, page _____.

A map showing the above described property is recorded in Map Book , Page .

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.

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0198

BOOK 7040 PAGE 198

The Grantor makes no warranty, express or implied, as to title to the property hereinabove described.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

F. W. HUNTLEY CONSTRUCTION COMPANY INC.

(Entity Name)

By:

F. W. HUNTLEY

Title: President

By:

Title:

By:

Title:

State of North Carolina - County of Cabarrus

I, the undersigned Notary Public of the County and State aforesaid, certify that F. W. Huntley personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 25 day of September, 2006.

My Commission Expires:

9.3.2008

Sarah J. Bennett
Notary Public

State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____ personally came before me this day and acknowledged that he is the _____ of _____, a North Carolina or _____ corporation/limited liability company/general partnership/limited partnership (strike through the inapplicable), and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this _____ day of _____, 20____.

My Commission Expires:

Notary Public

SEAL-STAMP

State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____

Witness my hand and Notarial stamp or seal, this _____ day of _____, 20____.

My Commission Expires:

Notary Public

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.

By: _____ Register of Deeds for _____ County
Deputy/Assistant - Register of Deeds

Exhibit A

Tract 1:

Lying and being in No. 1 Township, Cabarrus County, North Carolina, and being both well lots as shown on a map of Stones Throw, Phase 2, recorded in Map Book 42, Page 13, Cabarrus County Registry. Said well lots have a radius of 100 feet.

Together with an easement of ingress, egress and regress to access the well lots, said easement being 20 feet in width and having as a centerline the lines beginning at the end of the 45 ft public right of way at the front line of Lot 76 and runs thence S 3-55 W 172.98 feet; thence S 86-05 E 43.48 feet and thence over to the line S 3- 55 W 210.58 feet; thence S 86-05E 89.75 feet to the second well lot.

Tract 2:

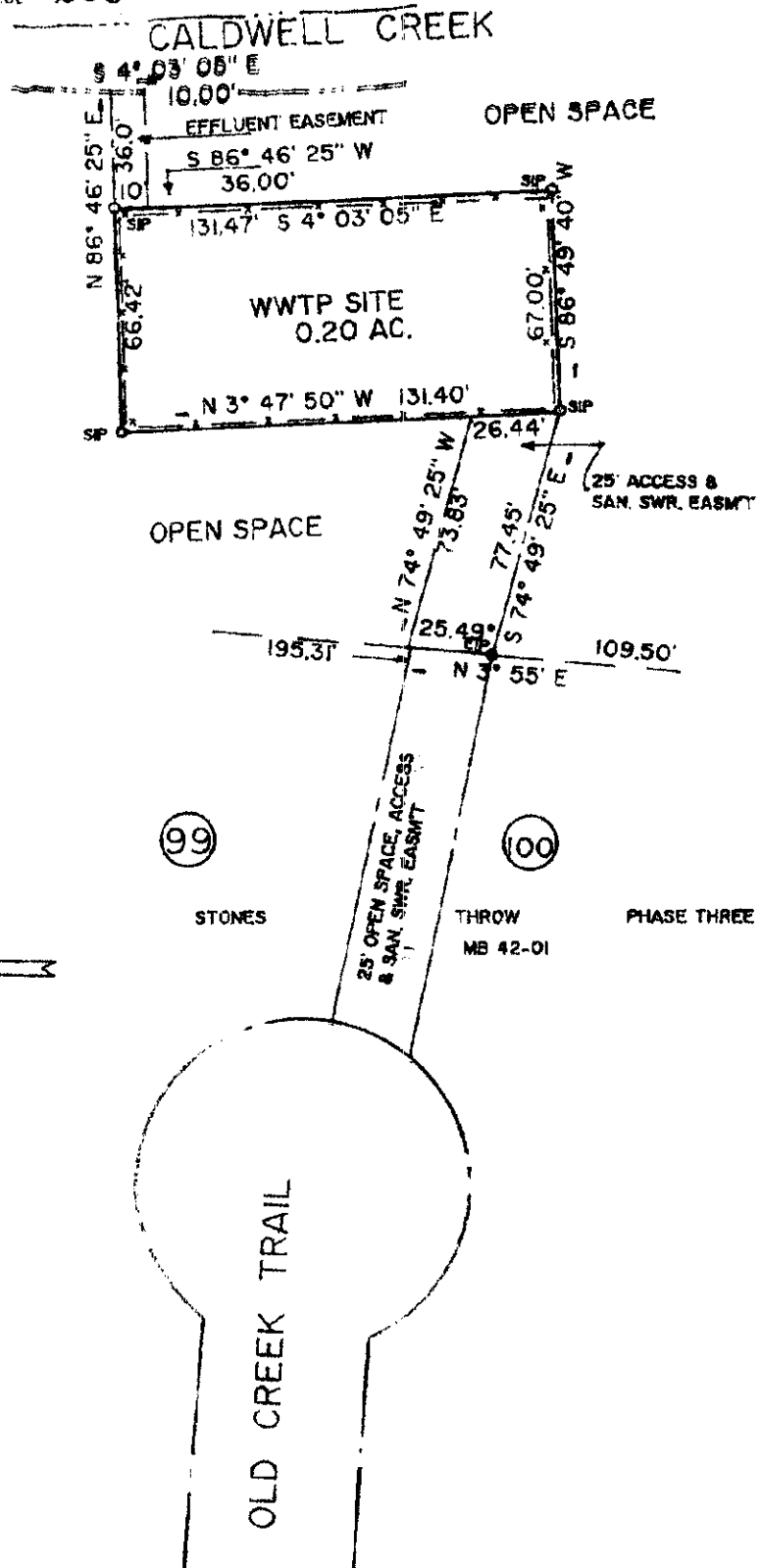
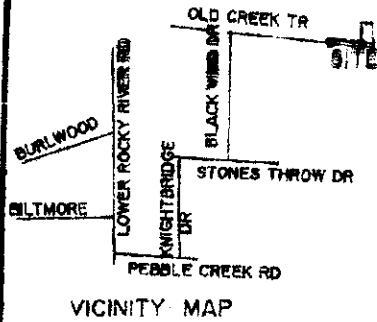
Lying and being in No. 1 Township, Cabarrus County, North Carolina, and being the wastewater treatment plant site as shown on a survey map of Edward R. Buckner, PLS, dated 9-14-06, a copy of which is attached hereto and incorporated herein by reference.

Together with an easement of ingress, egress and regress to access the treatment plant site over and upon the strip of land at the end of the cul de sac of Old Creek Trail, being 25 ft. in width and show on the survey map of Edward R. Buckner, PLS, dated 9-14-06, as "25' open space access", a copy of which is attached hereto and incorporated herein by reference.

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BOOK 7040 PAGE 200

EXHIBIT A



EDWARD R. BUCKNER CERTIFY THAT THIS PLAT WAS DRAWN BY ME FROM AN ACTUAL SURVEY BY ME. DEED DESCRIPTION RECORDED AS SHOWN IN TITLE BLOCK. THAT THE ERROR OF CLOSURE AS CALCULATED BY COORDINATES IS 1:10000. BASED ON GRAPHIC DETERMINATION, THIS PROPERTY DOES NOT LIE IN A FEMA/FIRM SPECIAL FLOOD HAZARD AREA PER COMMUNITY PANEL NO. 37088SC045 D, EFFECTIVE DATE: 11-02-94. THIS PLAT SUBJECT TO ANY EASEMENTS, COVENANTS, AGREEMENTS, RIGHT OF WAY ACCORDANCE WITH GS 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE.

REGISTRATION NUMBER AND SEAL THIS 14 DAY OF SEPTEMBER, 2006

Edward R. Buckner
SURVEYOR, REGISTRATION NO. L-915

SURVEY OF WASTEWATER TREATMENT SITE & ACCESS
IN OPEN SPACE OF STONES THROW, PHASE THREE
PROPERTY OF F. W. HUNTLEY CONST. CO., INC. ET AL

TOWNSHIP	COUNTY	CITY	STATE
NO. 1	CABARRUS		NC
SCALE 1" = 50'	0 50 100		DATE 09-14-06

EDWARD R. BUCKNER, PLS NO. L-915
3479 MONARCH COURT
CONCORD, NC 28027 704 786 7745