

DEEDS - BOOK No. 75

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NORTH CAROLINA - WATAUGA COUNTY.

THIS DEED, Made this 15th day of June, A.D. 19 55

by F. C. Church and wife, Lois Church

of Watauga County and State of North Carolina of the first part, to Mrs. J. C. Linney (widow) and Margaret L. Eley (widow)

of County and State of of the second part:

WITNESSETH, That said parties of the first part in consideration of Ten dollars and other good, valuable and sufficient consideration DOLLARS to them paid by said parties of the second part the receipt of which is hereby

acknowledged, have bargained and sold, and by these presents do grant, bargain, sell and convey to said parties of the second part their heirs and assigns, a certain tract or

parcel of land in Boone Township, Watauga County, State of North Carolina

adjoining the lands of

and others, and bounded as follows, viz:

Being in the Town of Boone, North Carolina, Lots 61 and 62 of the Daniel Boone Park, M. B. Maltba to the right and Fred Greer to the left.

CONDITIONS

- 1. That the grantees, their heirs or assigns shall never convey the property to any person or persons of African decent.
2. That the grantees, their heirs or assigns, shall not construct a dwelling on said lots that shall cost less than \$2,000.00
3. That the grantees, their heirs or assigns, shall not construct any building closer than 30 feet from the street line.

-----\$ 1.10 Documentary Stamps-----

The above described lands were conveyed to grantors by

F. G. Smith & wife; and E. M. Bumgarner See Book 72, Page 77

TO HAVE AND TO HOLD the aforesaid tract or parcel of land, and all privileges and appurtenances thereto belonging, to the said parties of the second part their heirs and assigns, to their only use and behoof forever.

And the said parties of the first part each for them selves and their heirs, executors and administrators, covenant with said parties of the second part their heirs and assigns, that they are seized of said premises in

fee and have right to convey in fee simple; that the same are free and clear from all encumbrances, and that they do hereby forever warrant and will forever defend the said title to the same against the claims of all persons whomsoever,

IN TESTIMONY WHEREOF, the said parties of the first part

have hereunto set their hand, s. and seal, s., the day and year first above written.

F. C. Church [SEAL]

Lois Church [SEAL]

ATTEST:

STATE OF NORTH CAROLINA - WATAUGA COUNTY.

I, Clerk of the Superior Court, hereby certify that and

his wife, personally appeared before me this day and acknowledged the due execution of the annexed Deed of Conveyance.

Let the instrument, with this certificate, be registered.

Witness my hand and official seal, this day of A.D. 19

Clerk Superior Court.

STATE OF NORTH CAROLINA, Watauga COUNTY.

I, E. F. Coe Notary Public, do hereby certify that

F. C. Church and Lois Church

his wife, personally appeared before me this day and acknowledged the due execution of the annexed Deed of Conveyance.

WITNESS my hand and notarial seal, this 23 day of June, A.D. 19 55 NOTARY SEAL

My Commission expires 1/16/56 E. F. Coe, N. P. [SEAL]

STATE OF NORTH CAROLINA - WATAUGA COUNTY.

The foregoing certificate of E. F. Coe, a Notary Public of Watauga County,

State of North Carolina, is adjudged to be correct. Let the instrument, with the certificates, be registered.

Witness my hand and official seal, this 9th day of August, A.D. 19 55

A. E. South, Clerk Superior Court.

Filed for registration on the 19th day of August, 19 55, at 10:30 o'clock A.M., and registered in the office of the Register of Deeds for Watauga County, N. C., this 9th day of August, 19 55, at 2:10 o'clock P.M., in Book 75 of Deeds, on page 449, and verified.

Helen Underdown Register of Deeds, Watauga County.

Drafted by: Stacy C. Eggers, Jr. Attorney at Law Boone, North Carolina