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This instrument prepared by  
Lawrence M. Patton, Jr.  
Jones, Key, Melvin & Patton, P.A.  
Franklin, NC 28734

NORTH CAROLINA  
MACON COUNTY

WARRANTY DEED

THIS DEED, Made this the 12th day of October, 1995, by LEWIS H. KENT and wife, RUTH D. KENT, of Post Office Box 360, Terra Ceia, Florida 34250-0360, parties of the first part, to CARL DAVID BUCHANAN, JR. and wife, MARILYN SUE BUCHANAN, of 3795 Bear Gully Road, Winter Park, Florida 32792, parties of the second part; whether one or more; the neuter gender shall be deemed to include the masculine and feminine and the singular number the plural, and vice versa;

WITNESSETH, That the said parties of the first part in consideration of Ten Dollars and other valuable consideration, the receipt of which is hereby acknowledged, have bargained and sold and by these presents do bargain, sell and convey unto said parties of the second part, and their heirs, successors and assigns, a certain tract or parcel of land in Sugarfork Township, Macon County, State of North Carolina, being more particularly described as follows:

Being and comprehending the identical lands, privileges, easements and appurtenances as are described in and conveyed by the Deed from Richard I. Bullis and wife, Jayne C. Bullis and Stephen VanSciver and wife, Mary H. VanSciver to Lewis H. Kent and wife, Ruth D. Kent, dated October 12, 1979, recorded in Book Y-12, Page 93, Records of Macon County, North Carolina, and being more particularly described as follows:

"BEGINNING at a point in the centerline of Buck Creek at the intersection thereof with the mouth of Evitt Branch, said point being in the West line of the lands described in the deed from Harley Southards and wife to J. B. Rodgers, Jr. and wife, dated September 27, 1965, and recorded in Deed Book J-7, page 191, Records of Macon County, and being the Fourth and Easternmost corner of the lands described in the deed from Hearl Brown, et ux to J. B. Rodgers, Jr., et ux, dated 12 June, 1969, and recorded in Deed Book E-8, page 292, Records of Macon County; runs thence from said point of beginning up and with the meanders of Evitt Branch the following four courses and distances, to-wit: South 44 deg. 51 min. East 156.21 feet, South 47 deg. 54 min. East 165.83 feet, South 46 deg. 40 min. East 224.38 feet and South 55 deg. 14 min. East 175.47 feet to a point in the centerline of the access road crossing said branch; thence with the centerline of said access road, South 71 deg. 26 min. West 15.62 feet; thence South 69 deg. 38 min.

West 59.73 feet, North 88 deg. 13 min. West 137 feet, South 53 deg. 13 min. West 100.82 feet, South 07 deg. 32 min. West 218.01 feet and South 35 deg. 01 min. West 101.60 feet to a point located South 72 deg. 11 min. East 29.86 feet from a rock painted with an "X" set at a 5-inch dogwood on the West margin of said road; thence leaving the road and running with a series of divisional lines through the lands of parties of the first part, North 72 deg. 11 min. West 29.86 feet to said rock with painted "X", North 25 deg. 20 min. West 166.62 feet to a 6-inch Cherry at a spring at the head of Mud Hole Branch; thence down and with the meanders of Mud Hole Branch the following courses and distances, North 35 deg. 45 min. West 58.58 feet, North 24 deg. 49 min. West 121.48 feet, North 14 deg. 35 min. West 316.8 feet, North 14 deg. 49 min. West 148.96 feet, North 38 deg. 20 min. East 44.85 feet and North 36 deg. 07 min. East 24.4 feet to a point in the centerline of Buck Creek just opposite the mouth of Mud Hole Branch; thence with the centerline of Buck Creek, South 58 deg. 34 min. East 18.89 feet to a rock painted red in the center of said Creek and North 59 deg. 53 min. East 90.13 feet to the point of BEGINNING, containing 5.46 acres, be the same more or less, and being described herein as shown by a survey and plat made by P. J. H. under the supervision of L. Stephen Foster, Registered Surveyor, under date of December 11, 1973.

"Less and except the Southwest portion of the above described property which has been platted as Lot 1-A, Section 1, Buck Falls Subdivision, Sugar Fork Township, as recorded in Plat Book 4, Page 78, Public Records of Macon County, North Carolina.

"Parties of the first part further convey unto parties of the second part, their heirs and assigns, the right to use in common with parties of the first part, their heirs and assigns, and all others who now have or may hereafter acquire the right to use the same, the easements for roadways described in the Deeds from Harold Brown and wife, to Richard I. Bullis et ux et al recorded in Book A-10, page 312 and 313 and in Book G-10, page 128 Records of Macon County, provided however, parties of the first part reserve unto themselves, their heirs and assigns, the right to use said roadways in common with parties of the second part, their heirs and assigns, and particularly the existing roadway leading over said lands from the Buck Falls Subdivision to the Public Road.

"Parties of the first part further convey unto parties of the second part, their heirs and assigns, the right to use in common with parties of the first part, their heirs and assigns, and all others who now have or may hereafter acquire the right to use the same, a eight foot wide easement from Hickory Drive, South along the West boundary line of Lot 1-A, Section 1, Buck Falls Subdivision, to Mud Hole Branch Spring, for the purpose of obtaining water from said Spring."

TO HAVE AND TO HOLD the aforesaid tract or parcel of land and all privileges and appurtenances thereunto belonging, or in anywise thereupon appertaining, unto the said parties of the second part, and their heirs, successors and assigns, to their only use and behoof, in fee simple forever, subject to those

exceptions, reservations and limitations following the description hereinabove set forth.

And the said parties of the first part covenant with said parties of the second part, their heirs, successors and assigns, that they are seized of said premises in fee, and have the right to convey the same in fee simple; that the same are free and clear from all liens and encumbrances and that they will warrant and defend the said title to the same against the lawful claims of all persons whatsoever, subject to those exceptions, reservations and limitations following the description hereinabove set forth.

IN TESTIMONY WHEREOF, the said parties of the first part have hereunto set their hands and seals, the day and year first above written.

Lewis H. Kent (SEAL)  
LEWIS H. KENT

Ruth D. Kent (SEAL)  
RUTH D. KENT

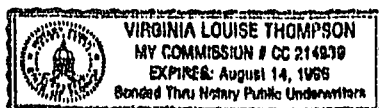
STATE OF FLORIDA  
COUNTY OF Pinellas

I, Virginia Louise Thompson a Notary Public of the aforesaid County and State hereby certify that LEWIS H. KENT and wife, RUTH D. KENT 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 Seal, this the 20<sup>th</sup> day of November, 1995.

Virginia Louise Thompson  
Notary Public  
My Commission Expires: August 14, 1996

(NOTARIAL SEAL)



NORTH CAROLINA  
MACON COUNTY

The foregoing certificate(s) of Virginia Louise Thompson  
a Notary Public of Pinellas County, State of FL,  
attested by his/her Notarial Seal, is certified to be correct. Presented for registration  
and recorded in this office in Book D-21, Pages 705-708.  
This 08<sup>th</sup> day of Nov., 1995, at 11:50 o'clock, A.M.

Janet Robinson  
Register of Deeds for Macon County, N. C.

By Regina Parrish  
Deputy/Assistant Register of Deeds