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Recorded: 05/24/2017 at 11:06:38 AM
Fee Amt: \$66.00 Page 1 of 3
Revenue Tax: \$40.00
Pitt County, NC
Lisa P. Nichols REG OF DEEDS
BK 3559 PG 416-418

The attorney preparing this instrument has made no record search or title examination of the property described herein, and expresses no opinion with respect thereto, unless contained in a separate written certificate.

NORTH CAROLINA
PITT COUNTY

WARRANTY DEED

Tax Parcel Identification: 37005

Revenue Stamps \$40.00

The following conveyance does not include the Grantor's primary residence.

Brief description for the Index: Swift Creek Township

THIS DEED is made and entered into this 22nd day of May, 2017, by and between **MURPHY-BROWN, LLC**, a Delaware Limited Liability Company, with an office at 2822 Highway 24 West, Warsaw, NC 28398, (successor to **MURPHY FARMS, INC.**), Grantor; and **ROMMIE O'NEAL HILL, JR.**, 744 Whiteflash Road, Mount Olive, NC 28365, Grantee;

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 said 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, those certain tracts or parcels of land lying and being in Swift Creek Township, Pitt County, North Carolina, and described as follows:

ALL THAT CERTAIN REAL PROPERTY DESCRIBED ON THE ATTACHED EXHIBIT A INCORPORATED HEREIN BY REFERENCE THERETO.

TO HAVE AND TO HOLD the aforesaid land and premises, together with all privileges and rights thereunto belong to the said Grantee in fee simple absolute.

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.

Maui SASE Prepared by John P. Edwards, Jr.
Attorney at Law, 124 West James Street, Post Office Drawer 120, Mount Olive, North Carolina 28365-0120

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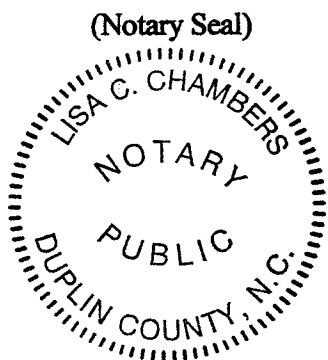
IN WITNESS WHEREOF, MURPHY-BROWN, LLC, has caused this instrument to be executed in its name by its Manager, all as the act and deed of said limited liability company and all by authority duly given, the day and year first above written.

MURPHY-BROWN, LLC
(successor to MURPHY FARMS, INC.),

By: *Joan M. Lee* (SEAL)
Joan M. Lee, Manager

NORTH CAROLINA
DUPLIN COUNTY

I, the undersigned Notary Public in and for said State and Duplin County, do hereby certify that **Joan M. Lee, Manager of MURPHY-BROWN, LLC, a North Carolina Limited Liability Company, (successor to MURPHY FARMS, INC,** personally appeared before me this day and acknowledged the due execution of the foregoing instrument on behalf of **MURPHY-BROWN, LLC;** and I have seen satisfactory evidence of her identity by a current state or federal identification with the principal's photograph in the form of a North Carolina driver's license, and that she acknowledged to me that she voluntarily signed the foregoing instrument for the purposes stated therein and in the capacity above indicated. Witness my hand and notarial seal, this 22 day of May, 2017. My commission expires Oct. 15, 2018.



Lisa C Chambers
Notary Public

EXHIBIT A
(ATTACHMENT TO WARRANTY DEED DATED MAY 22, 2017,
FROM
MURPHY-BROWN, LLC, (SUCCESSOR TO MURPHY FARMS, INC.),
TO
ROMMIE O'NEAL HILL, JR.

TRACT A: Lying and being in Swift Creek Township, Pitt County, North Carolina, and being **TRACT 1, CONTAINING 9.308 ACRES** on the East side of Secondary Road 1725 as shown on that plat of survey entitled "Survey for Donald Leon Wilcox and wife, Ann Fleming Wilcox), prepared by Dickerson-Adams & Associates, PA, Engineer Land Surveyors, and dated September 20, 1978, revised 10/27/79, which plat is recorded in **MAP BOOK 27, PAGE 82, 82A, 82B and 82C**, and by reference is incorporated herein as part of this description. Being part of the property conveyed from Clyde S. Loftin to Donald L. Wilcox and wife, Annie F. Wilcox by Deed recorded in Book N-47, Page 573, of the Pitt County Registry; and also being part of the property conveyed from Donald L. Wilcox and wife, Annie F. Wilcox to Farmers Home Administration by Deed dated July 30, 1984, recorded in Book Y-53, Page 200, of the Pitt County Registry. Being Tract A conveyed by Deed dated April 11, 2002, from Carlton L. Buck and wife, Letha M. Buck, to Murphy Farms, LLC, recorded in Book 1287, Page 598, in the Pitt County Registry.

TRACT B: Lying and being in Swift Creek Township, Pitt County, North Carolina, and **BEGINNING** at a point in the center line of NCSR 1725 at a railroad spike, which said railroad spike is located S 33-01-37 E from the point of intersection of the center line of Secondary Road 1922 with the center line of Secondary Road 1725; thence running from said point of beginning, so fixed, and along a ditch N 57-42-53 E 1469.84 feet to an iron pipe at another ditch intersection; thence S 15-57-02 E 291.39 feet along a ditch to an iron pipe, the Donald Leon Wilcox line; thence along the Donald Leon Wilcox line S 57-10-00 W 1368.72 feet to the center line of SR 1725; thence along said road center line N 36-02-36 W 293.35 feet to the point of beginning, and **CONTAINING 9.12 ACRES**, more or less; and being a portion only of that land conveyed in Book U-28, Page 534, from R. Walter Williams and wife, Addie Williams, Noah T. Williams and wife, Annie Williams, and being more particularly shown on a map entitled "Survey for Donald Leon Wilcox and wife, Annie Fleming Wilcox", dated April 9, 1980, made by Dickerson-Adams & Associates, PA. For partial reference to the chain of title, see Book U-28, 534, H-24,466; V-22, 35; D-22, 333, and T-20, 318, Pitt County Registry. Being the same property conveyed from Noah Thomas Williams and wife to Donald L. Wilcox and wife, Annie F. Wilcox by Deed dated May 7, 1980, and recorded in Book A-49, Page 755, of the Pitt County Registry. Being part of the property conveyed from Donald L. Wilcox and wife, Annie F. Wilcox to Farmers Home Administration by Deed dated July 30, 1984, and recorded in Book Y-53, Page 200, of the Pitt County Registry. Being Tract B conveyed by Deed dated April 11, 2002, from Carlton L. Buck and wife, Letha M. Buck, to Murphy Farms, LLC, recorded in Book 1287, Page 598, in the Pitt County Registry.