

For Registration Fredrick Smith
 Register of Deeds
 Mecklenburg County, NC
 Electronically Recorded
 2018 Mar 16 03:35 PM RE Excise Tax: \$ 390.00
 Book: 32534 Page: 357 Fee: \$ 26.00
 Instrument Number: 2018031173

Fredrick Smith

**NORTH CAROLINA
 GENERAL WARRANTY DEED**

Excise Tax: \$390.00	Recording Time, Book and Page
Tax Map No.	Parcel Identifier No. 099-288-30
Mail after recording to: Grantee	
This instrument was prepared by: <i>Lancaster, Trotter & Poe, PLLC, attorneys</i>	

THIS DEED made this 16th day of March, 2018, by and between

GRANTOR

**LYNNE PATRICIA REICHERT DAVIS, unmarried, INDIVIDUALLY AND AS ADMINISTRATOR
 CTA OF THE ESTATE OF KAREN ANNE REICHERT,
 STEVEN WILLIAM REICHERT and spouse, VALERIE DAWN HARRIS and
 JAMES C. REICHERT and spouse, EDITH M. REICHERT**

GRANTEE

**MATTHEW RYAN ROE and spouse, ALLISON PATRICIA ROE
 4527 CRAIGWOOD DRIVE
 CHARLOTTE, NC 28215**

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 CHARLOTTE, MECKLENBURG County, North Carolina, and more particularly described as follows:

BEING all of Lot 2, BLOCK B of EASTLAND ESTATES, MAP 1, as same is shown on map thereof recorded in Map Book 20, Page 840, in the MECKLENBURG County Public Registry.

Karen Anne Reichert died Testate on February 26, 2018. She was predeceased by her husband, Charles S. Reichert who died June 1, 2009. She is survived by her only three children, Lynne Patricia Reichert Davis, Steven William Reichert and James C. Reichert. Her Last Will and Testament devised the above-described property to these three children in equal shares. Lynne Patricia Reichert Davis qualified as her Administrator CTA and her Estate is being Administered in Stanly County, North Carolina in Estate File 18-E-137.

Submitted electronically by "Lancaster & Trotter PA"
 in compliance with North Carolina statutes governing recordable documents
 and the terms of the submitter agreement with the Mecklenburg County Register of Deeds.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 5181, Page 465.

A map showing the above described property is recorded in Plat Book 20, Page 840.

The above described property ☐ does ☒ does not include the primary residence of the Grantor.

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.

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 claim of all persons whomsoever, other than the following exceptions:

Any and all easements, restrictions and reservations of record and the lien of the current year's ad valorem taxes, which the Grantee(s) assumes and agrees to pay.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals, or, if corporate, has caused this Deed to be executed by its duly authorized officers and its seal to be hereunto affixed, the day and year first above written.

Lynne Patricia Reichert Davis
as Administrator CTA (SEAL)
 LYNNE PATRICIA REICHERT DAVIS, INDIVIDUALLY
 AND AS ADMINISTRATOR CTA OF THE ESTATE OF
 KAREN ANNE REICHERT

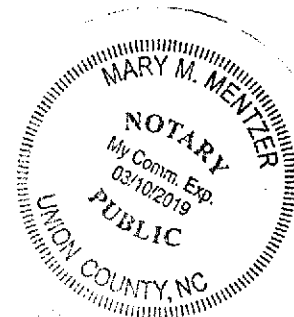
STATE OF North Carolina, Mecklenburg COUNTY

I, certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:, LYNNE PATRICIA REICHERT DAVIS, INDIVIDUALLY AND AS ADMINISTRATOR CTA OF THE ESTATE OF KAREN ANNE REICHERT, Grantor(s). Witness my hand and official stamp or seal, this the 16th day of March, 2018.

My Commission Expires: 03/10/2019

Mary M. Mentzer
 Notary Public

Print Notary Name: Mary M. Mentzer



IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals, or, if corporate, has caused this Deed to be executed by its duly authorized officers and its seal to be hereunto affixed, the day and year first above written.

Steven William Reichert (SEAL)
STEVEN WILLIAM REICHERT

Valerie Dawn Harris (SEAL)
VALERIE DAWN HARRIS

STATE OF North Carolina, Mecklenburg COUNTY

I, certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:, STEVEN WILLIAM REICHERT and VALERIE DAWN HARRIS, Grantor(s). Witness my hand and official stamp or seal, this the 15th day of March, 2018.

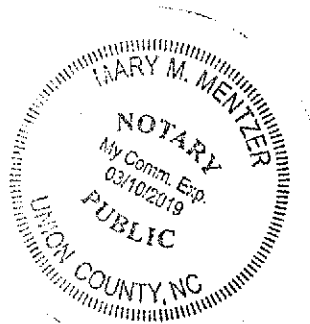
My Commission Expires:

03/10/2019

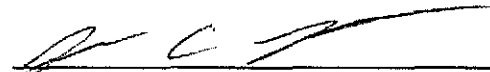
Mary M. Mentzer
Notary Public

Print Notary Name:

Mary M. Mentzer



IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals, or, if corporate, has caused this Deed to be executed by its duly authorized officers and its seal to be hereunto affixed, the day and year first above written.


 (SEAL)
JAMES C. REICHERT

 (SEAL)
EDITH M. REICHERT

STATE OF North Carolina, Stanly COUNTY

I, certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: JAMES C. REICHERT and EDITH M. REICHERT, Grantor(s). Witness my hand and official stamp or seal, this the 14 day of March, 2018.

My Commission Expires: April 6, 2022


Notary Public

Print Notary Name: Edyta Poplawski

EDYTA POPLAWSKI Notary Public Stanly Co., North Carolina My Commission Expires April 6, 2022
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