

PENDING REVIEW FOR TAX LISTING

DATE 2023-07-25 **BY** SL

2023006309

HAYWOOD COUNTY NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$2250.00

PRESENTED & RECORDED
07/25/2023 02:46:41 PM
SHERRI C. ROGERS
REGISTER OF DEEDS
BY: CASSENDA N FARMER
DEPUTY

BK: RB 1090
PG: 2471 - 2473

HAYWOOD COUNTY TAX CERTIFICATION

Sebastian Cothran, Haywood County Tax Collector

Date: 2023-07-25 By: Mikel

There are no delinquent taxes due that are a lien against parcel(s)

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 2.250.00

Parcel Identifier No. 7696-37-6394 Verified by _____ County on the ____ day of ____, 20____
By: _____

Mail/Box to: Wenzel & Wenzel, PLLC, 166 Branner Avenue, Ste A, Waynesville, NC 28786

This instrument was prepared by: Wenzel & Wenzel, PLLC, 166 Branner Ave., Suite A, Waynesville, NC 28786

Brief Description for the index:

THIS DEED made the 25th day of July, 2023 by and between:

GRANTOR(S)	GRANTEE(S)
<p>Quezique LLC, a North Carolina Limited Liability Company</p> <p>1595 Soco Road Maggie Valley, NC 28751</p>	<p>Tanglewood Village & Shops, LLC, a North Carolina limited liability company</p> <p>4 Rutledge Avenue Charleston, SC 29401</p>

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 Maggie Valley, Ivy Hill Township, Haywood County, North Carolina and more particularly described as follows:

See Exhibit "A" attached hereto and incorporated herein by reference

The property hereinabove described was acquired by Grantor by instrument recorded in Deed Book 979, Page 1991.

A map showing the above described property is recorded in Plat Cabinet D, Slot 331.

All or a portion of the property herein conveyed ___ includes or X does not include the primary residence of a 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 claims of all persons whomsoever, other than the following exceptions: Ad Valorem property taxes, easements, restrictions, rights of way and all other such matters of public record.

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

Quezique LLC, a North Carolina limited liability company

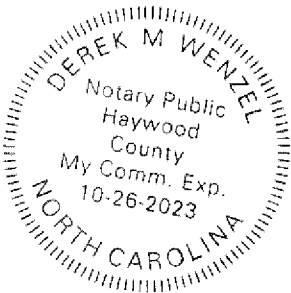
Dalila Ahamed (SEAL)
By: Dalila Ahamed
Title: Manager

STATE OF ~~NORTH CAROLINA~~, COUNTY OF HAYWOOD

I, the undersigned Notary Public for the County and State aforesaid, certify that Dalila Ahamed, personally came before me this day and acknowledged that she is the Manager of Quezique LLC, a North Carolina limited liability company, and that by authority duly given and as the act of such entity, she signed the foregoing instrument in its name on its behalf as its act and deed.

Witness my hand and Notarial stamp or seal this the 25th day of July, 2023.

(Official Seal)



Derek M Wenzel
Notary Public
My Commission Expires: 10/26/23

EXHIBIT "A"

BEING that 2.910 acres tract according to plat of survey entitled "Plat prepared for Tanglewood Motel" by Herron Associates, bearing drawing no. 2019-149-000, dated August 12, 2019, and recorded in Plat Cabinet D, Slot 331, Haywood County Registry.

BEING the same property conveyed by Warranty Deed dated August 13, 2019, from Vicki D. Dubuke, unremarried widow, to Quezique LLC, a NC limited liability company, recorded August 23, 2019, in Book 979, Page 1991, Haywood County Registry.

Hoover pf Quezique LLC 23-441