



This certifies that PIN: 06080100101
is free of any delinquent ad valorem Tax liens
charged to the Robeson County Tax Collector;
but does not certify that the deed description
matches this PIN. NCGS 161-31
Haley Lowry
Delinquent Tax Collector Signature
Haley Lowry Thursday, June 20, 2024

2024005643
ROBESON CO, NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$9.00
PRESENTED & RECORDED:
06-20-2024 11:37:31 AM
VICKI L LOCKLEAR
REGISTER OF DEEDS
BY: KATELON FLOYD HUNT
DEPUTY
BK: D 2465
PG: 821-822

Return to: Canady & Canady, Attorneys

Prepared by: Canady & Canady, Attorneys, POB 7, St. Pauls, NC 28384

COMMISSIONER'S DEED

REVENUE \$9.00

PARCEL # 0608-01-00101

STATE OF NORTH CAROLINA, ROBESON COUNTY

THIS DEED, made this 4th day of June, 2024, by PAUL TRUETT CANADY, II, Commissioner, of P. O. Box 7, St. Pauls, NC, 28384, party of the first part, hereinafter called Grantor,
to
WILLIAM TYLER DAVIS of Robeson County, North Carolina, whose mailing address is 1063 Sand Rock Road, Fairmont, NC, 28340, party of the second part, hereinafter called Grantee,

WITNESSETH:

THAT WHEREAS, the said Commissioner, in a special proceeding entitled IN THE MATTER OF THE ESTATE OF MILDRED SCOTT NANCE, DECEASED, (Robeson County File # 23 SP 356), Paul T. Canady, II, being appointed Commissioner for said sale on the 3rd day of April, 2024, and being authorized by an order in said proceedings, did on the 9th day of May, 2024, offer the property herein by public sale and a Report of Sale was filed the 9th day of May, 2024. An order confirming sale to William Tyler Davis was signed on the 23rd day of May, 2024. Grantee was the final high bidder for said land at the sum of \$4,500.00 and complied with the terms of sale; and whereas, upon report of said sale to the court, the same was confirmed and the Grantor was ordered by said court to execute a deed in fee simple to said purchaser upon payment of said purchase money; and whereas, the said purchase money has been paid in full;

Now, in consideration of the premises, and in execution of the power and authority aforesaid, the Grantor does hereby grant, bargain, sell and convey unto the Grantee and his heirs, successors and assigns, those certain lots or parcels of land, and more particularly described as follows:

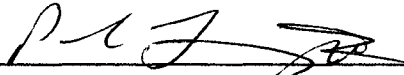
That certain tract or parcel of land lying and being in Gaddys Township, Robeson County, North Carolina, about 7 miles southwest of the Town of Fairmont, northeast of and adjoining N.C. Highway 904, bounded by lands of Albert Nance and others on the Southeast, and being more particularly described as follows: BEGINNING at an iron pipe, the sixth corner of the original tract of which this is a part, and runs as the sixth line of the original tract South 64 degrees 00 minutes West 1035.68 feet to a nail in the center of N.C. Highway 904; thence as the center of said road North 52 degrees 40 minutes West 194.05 feet to a nail; thence North 37 degrees 20 minutes East 925.50 feet to an iron pipe; thence South 52 degrees 40 minutes East 658.85 feet to the beginning, containing 9.06 acres.

Being the same property as shown in Deed Book 424, Page 197, Robeson County Public Registry. Also shown as Tract B-2 of the petition filed in Robeson County File No. 23 SP 356.

This property is not the primary residence of the Grantor commissioner.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all the privileges and appurtenances thereunto belonging to the Grantee, his heirs, successors and assigns forever, in as full and ample manner as said aforementioned Commissioner, Grantor, is authorized and empowered to convey the same.

In witness whereof, the said aforementioned Commissioner, Grantor, has hereunto set his hand and seal to this deed to William Tyler Davis the day and year first above written.

 _____ (SEAL)
COMMISSIONER

STATE OF NORTH CAROLINA

ROBESON COUNTY

I certify that PAUL T. CANADY, II, COMMISSIONER, appeared before me this day and

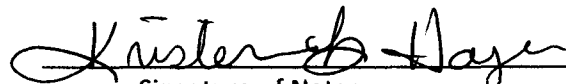
☒ I have personal knowledge of the identity of the principal(s)

☐ I have seen satisfactory evidence of the principal's identity, by a current state or federal identifications with the principal's photograph in the form of a _____

☐ a credible witness has sworn to the identity of the principal(s); and certified to me under oath or by affirmation that he or she is not a named party to the foregoing document, has no interest in the transaction, signed the foregoing document as a subscribing witness,

☒ I witnessed PAUL T. CANADY, II, COMMISSIONER, sign the foregoing document.

Date: 6-19-24

 _____
Signature of Notary

Kristen B. Hagens
(print name)

My commission expires: 2-20-28

