|  |  |  |
| --- | --- | --- |
| Revenue Stamps $ |       |  |
| DEED FOR HIGHWAY RIGHT OF WAY |
|  |
| THIS INSTRUMENT DRAWN BY |       | CHECKED BY |       |
|  |
| The hereinafter described property  | [ ]  | Does | [ ]  | Does not include the primary residence of the Grantor |
|  |
| RETURN TO: | Division R/W Agent, NCDOT |
|  |  |
|  |  |
|  |
| NORTH CAROLINA | TIP/PARCEL NUMBER: |       |
| COUNTY OF |       | WBS ELEMENT: |       |
| TAX PARCEL |       | ROUTE: |       |
|  |
|  |
|  THIS FEE SIMPLE DEED, made and entered into this the |     | day of |       | 20 |    |
| by and between |       |
|  |       |
|  |       |
|  |       |
| hereinafter referred to as GRANTORS, and the Department of Transportation, an agency of the State of North Carolina, 1546 Mail Service Center, Raleigh, NC 27611, hereinafter referred to as the Department; |
|  |
| WITNESSETH |
|  |
|  That the GRANTORS, for themselves, their heirs, successors, and assigns, for and in consideration  |
| of the sum of $ |       | agreed to be paid by the DEPARTMENT to the GRANTORS, do hereby  |
| give, grant and convey unto the DEPARTMENT, its successors and assigns, in FEE SIMPLE that certain |
| property located in |       | Township, |       | County, North  |
| Carolina, which is particularly described as follows:  |
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|  |
|  IN ADDITION, and for the aforestated consideration, the GRANTORS further hereby convey to the DEPARTMENT, its successors and assigns the following described areas and interests: |
|       |
|  |
|  SPECIAL PROVISIONS. This deed is subject to the following provisions only: |
|       |
|  The property hereinabove described was acquired by the GRANTORS by instrument(s) recorded in  |
| the |       | County Registry in Deed Book |       | Page |       | . |
|  |
|  The final right of way plans showing the above described right of way are to be certified and recorded in the Office of the Register of Deeds for said County pursuant to N.C.G.S. 136-19.4, reference to which plans is hereby made for purposes of further description and for greater certainty. |
|  |
|  The Grantors acknowledge that the project plans for Project #  |       | have been  |
| made available to them. The Grantors further acknowledge that the consideration stated herein is full and just compensation pursuant to Article 9, Chapter 136 of the North Carolina General Statutes for the acquisition of the said interests and areas by the Department of Transportation and for any and all damages to the value of their remaining property; for any and all claims for interest and costs; for any and all damages caused by the  |
| acquisition for the construction of Department of Transportation Project # |       | , |
|       | County, and for the past and future use of said areas by the Department of  |
| Transportation, its successors and assigns for all purposes for which the said Department is authorized by law to subject the same. |
|  |
|  TO HAVE AND TO HOLD the aforesaid premises and all privileges and appurtenances thereunto belonging to the DEPARTMENT, its successors and assigns in FEE SIMPLE, or by easement as indicated, for the past, present and future use thereof and for all purposes which the said Department is authorized by law to subject the same. |
|  |
|  And the GRANTORS covenant with the DEPARTMENT, that the GRANTORS are seized of the premises in fee simple, have the right to convey the same in fee simple, or by easement as indicated, that the title thereto is marketable and free and clear of all encumbrances, and that the GRANTORS will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated. Title to the property hereinabove described is hereby conveyed subject to the following exceptions: |
| **Restrictive covenants and easements of record, government regulations and the lien of property taxes for the current year.** |
|  |
|  IN WITNESS WHEREOF, the GRANTORS have hereunto set their hands and seals (or if corporate, has caused the instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors) the day and year first above written. |
|  |
|  This instrument does not transfer the herein described interests unless and until this document is accepted by an authorized agent of the Department of Transportation. |
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|  |
|  | (SEAL) |  | (SEAL) |
|       |       |
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|       |
|  |
| BY: |  |
|       | (President) |
|  |  |
| ACCEPTED FOR THE DEPARTMENT OF TRANSPORTATION BY: |  |
|  |

|  |  |  |  |
| --- | --- | --- | --- |
|  | North Carolina, |  | County |
|  |  |
|  |  I, |  | , a Notary Public for |
|  |  | County, North Carolina, do hereby certify that |
|  |  |
|  | personally appeared before me this day and acknowledged the due execution of the foregoing instrument. |
|  |  Witness my hand and official seal this the |  | day of  |
|  |  | , 20 |  | . |
|  |  |
|  |  |  |  |
|  |  | Notary Public |  |
|  |  |
| (Official Seal) |  | My commission expires: |  |  |
|  |  |
|  | North Carolina, |  | County |
|  |  |
|  |  I, |  | , a Notary Public for |
|  |  | County, North Carolina, do hereby certify that |
|  |  | personally came  |
|  | before me this day and acknowledged that he/she is president of |
|  |  | , a corporation, and that he/she, |
|  | as president, being authorized to do so, executed the foregoing on behalf of the corporation. |
|  |  Witness my hand and official seal this the |  | day of  |
|  |  | , 20 |  | . |
|  |  |
|  |  |  |  |
|  |  | Notary Public |  |
|  |  |
| (Official Seal) |  | My commission expires: |  |  |
|  |  |
|  |
|  |