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2017002785
MACON COUNTY, NC
TODD RABY
REGISTER OF DEEDS

NC FEE \$26.00
NO TAXABLE
CONSIDERATION

DEED OF COMBINATION

**THIS INSTRUMENT PREPARED BY
RUSSELL R. BOWLING**, a licensed
North Carolina Attorney.

Please return recorded document to:
Russell R. Bowling
77 West Main Street
Franklin, North Carolina 28734

MAPPING
RR

Parcel ID's 7522-08-8827 & 7522-18-0810, to be merged

NO TITLE EXAMINATION PERFORMED
PRIOR TO THE PREPARATION OF THIS DEED

STATE OF NORTH CAROLINA
COUNTY OF MACON

THIS DEED OF COMBINATION, made this, the 26th day of April, 2017, by
**KATHERINE CANNON, unmarried, and ROY CANNON, Individually, and wife, CYNTHIA
BETH CANNON, and ROY CANNON, Personal Representative of the Dreda S. Cannon
Estate as filed in the Macon County Clerk of Superior Court in 15-E-376, of 5035
Meadowbrook Circle, Suwanee, Georgia 30024.**

WITNESSETH:

THAT WHEREAS, the makers of this Deed of Combination (i.e. Katherine Cannon and
Roy Cannon) heirs of Dreda S. Cannon, a/k/a Dreda Lou Cannon, (see Macon County Estate File
Number 15-E-376) own certain parcels which are described by the following Deeds:

R.E. Cannon and wife, Dreda S. Cannon, to Dreda S. Cannon, dated August 3, 1976, recorded in Book D-11, Page 101, Macon County Registry, Parcel ID: 7522-08-8827; and

R.E. Satterwhite to Dreda Lou Cannon dated November 28, 1979, recorded in Book W-12, Page 202, Parcel ID: 7522-18-0810; and

WHEREAS, said makers are the only beneficiaries of the Estate of Dreda Lou Cannon (also known as Dreda S. Cannon), and wish to combine the above-mentioned properties into a single tract of land which is described by one common boundary for the purpose of complying with all applicable provisions of the Macon County Zoning and Subdivision Ordinances; and

WHEREAS, this is a limited special purpose instrument for the purpose specified above and this is not a conveyance and does not change or modify, in any manner, the ownership interests in the above-referenced property; and

WHEREAS, upon execution and recordation of this Deed of Combination, the above referenced properties are hereby combined.

TRACT ONE:

Being all of the same lands, easements, privileges, and appurtenances described in and conveyed by the deed from R.E. Cannon and wife, Dreda S. Cannon, to Dreda S. Cannon, dated August 3, 1976, recorded in Book D-11, Page 101, Macon County Registry, and identified as Parcel ID: 7522-08-8827.

TRACT TWO:

Being all of the same lands, easements, privileges, and appurtenances described in and conveyed by the deed from R.E. Satterwhite to Dreda Lou Cannon dated November 28, 1979, recorded in Book W-12, Page 202, Macon County Registry, and identified as Parcel ID: 7522-18-0810.

IN TESTIMONY WHEREOF, the makers have hereunto set their hands and seals, the day and year first above written.

Katherine Cannon (SEAL)
KATHERINE CANNON

STATE OF GA
COUNTY OF Clayton

I, Sophia Jones, a Notary Public of the aforesaid County and State, hereby certify that **KATHERINE CANNON, unmarried**, appeared before me this day, and acknowledged the due execution of the foregoing instrument.

WITNESS, my hand and Notarial Seal, or stamp, this 27 day of April, 2017.

(NOTARIAL SEAL)

S Jones
Notary Public
My Commission Expires: 1/26/2021



Roy Cannon (SEAL)
ROY CANNON

Cynthia Beth Cannon (SEAL)
CYNTHIA BETH CANNON

STATE OF Georgia
COUNTY OF Gwinnett

I, Suzanne Tracy-Schumacher, a Notary Public of the aforesaid County and State, hereby certify that **ROY CANNON** and wife, **CYNTHIA BETH CANNON**, appeared before me this day, and acknowledged the due execution of the foregoing instrument.

WITNESS, my hand and Notarial Seal, or stamp, this 27 day of April, 2017.



S. Tracy-Schumacher
Notary Public
My Commission Expires: 06/15/17

Roy Cannon (SEAL)
ROY CANNON, as Personal Representative of the
Dreda Lou Cannon Estate

STATE OF Georgia
COUNTY OF Gwinnett

I, Suzanne Tracy-Schumacher, a Notary Public of the aforesaid County and State, hereby certify that **ROY CANNON**, as the **Personal Representative of the Dreda Lou Cannon Estate**, appeared before me this day, and acknowledged the due execution of the foregoing instrument.

WITNESS, my hand and Notarial Seal, or stamp, this 27 day of April, 2017.



S. Tracy-Schumacher
Notary Public
My Commission Expires: 06/15/17