

This Deed drawn by: Leslie C. FryeMail this Deed to: Charles 163 Summerfield Dr Seawater NC 27023
(Name) (Street and Number) (City) (State) (Zip)Mail future tax bills to: _____
(Name) (Street and Number) (City) (State) (Zip)THIS DEED, Made this the 21st day of April, 1978,by G. O. HUNTER and wife LILLIAN F. HUNTERGIFT DEED
twpart ies of the first part, to JOSEPH H. WARDEN and wife SANDRA H. WARDENpart ies of the second part;Witnesseth That the said part ies of the first part, in consideration of (\$ 10.00 o.v.c.) Ten Dollars and other
valuable consideration to them paid by the said part ies of the secondpart, the receipt of which is hereby acknowledged, has/have bargained and sold, and by these presents do
bargain, sell and convey unto the said parties of the second part and their heirs a tract or parcel of
land in the County of Forsyth and State of North Carolina, in Vienna Township, and bounded as follows:

BEGINNING at an iron stake in the West line of McMordie, said iron stake being located North 7° 12' West 666.91 feet from an iron stake located 17.4 feet North of the center line of Shallowford Road which referenced iron stake also marks the Southeast corner of G.O. Hunter and the Southwest corner of McMordie; running thence from said point of Beginning, with G. O. Hunter, North 82° 05' West 188 feet to an iron stake; running thence North 7° 14' East 836.26 feet to an iron stake; running thence South 82° 05' East 187.57 feet to an iron stake in McMordie's line; thence with McMordie's line, South 7° 12' West 836.26 feet to an iron stake, the point and place of BEGINNING. Containing 3.6 acres more or less.

TOGETHER WITH a non-exclusive permanent easement for roadway and utility purposes 30 feet in width leading from the above described tract of land to Shallowford Road, being more particularly described as follows:

BEGINNING at an iron stake, said iron stake being the Southwest corner of the above described tract; thence from said point of Beginning North 07° 14' East 30 feet to a point in the West line of the above described tract; thence North 82° 05' West 187.57 feet to a point in the East line of Dezean; thence with his line and falling in with the East lines of Odell H. Grose and Dewey C. Mock, South 07° 14' West 715.48 feet to a point in the center of Shallowford Road; thence with the center of said road Easterly 30 feet to a point; thence on a line parallel with and 30 feet east of Mock and Grose's eastern line, North 07° 14' East 685.48 feet to a point; thence South 82° 05' East 157.57 feet to an iron stake, the Southwestern corner of the above described tract, and point and place of BEGINNING.

The above land was conveyed to grantor by _____, See Book No. _____ Page _____

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TO HAVE AND TO HOLD the aforesaid tract or parcel of land all privileges and appurtenances thereunto belonging to the said part ies of the second part and their heirs and assigns forever.

And the said part ies of the first part do covenant that they is/are seized of said premises in fee and have the right to convey the same in fee simple; that the same are free from encumbrances; and that they will warrant and defend the said title to the same against the claims of all persons whatsoever, save and except easements and restrictions of record, if any and 1978 taxes.

IN TESTIMONY WHEREOF the said part ies of the first part have hereunto set their hand S and seal S

G. O. Hunter (Seal) Lillian F. Hunter (Seal)
G. O. HUNTER LILLIAN F. HUNTER

(Seal) (Seal)
(Seal) (Seal)
(Seal) (Seal)
(Seal) (Seal)

STATE OF NORTH CAROLINA, _____ County

I, _____, a Notary Public of _____ County, North Carolina, do hereby certify that _____

grantors, each personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

(Notarial stamp or seal). Witness my hand and notarial seal this the _____ day of _____, 19____.

My commission expires _____, 19____, Notary Public

STATE OF NORTH CAROLINA, _____ County

I, _____, a Notary Public of _____ County, North Carolina, do hereby certify that _____

grantors, each personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

(Notarial stamp or seal). Witness my hand and notarial seal this the _____ day of _____, 19____.

My commission expires _____, 19____, Notary Public

STATE OF NORTH CAROLINA—Forsyth County

I, Sue S. Hughes, a Notary Public of Forsyth County, North Carolina, do hereby certify that G. O. HUNTER and his wife LILLIAN F. HUNTER

grantors, each personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

(Notarial stamp or seal). Witness my hand and notarial seal this the 24th day of April, 19 78

My commission expires 1980, Sue S. Hughes, Notary Public

STATE OF NORTH CAROLINA—Forsyth County

The foregoing (or annexed) certificate of Sue S. Hughes N. P. Forsyth (here give name and official title of the officer signing the certificate—passed upon)

is (are) certified to be correct. This the 24 day of April, A.D., 19 78

Probate fee 50¢ paid.

Filing fee \$ 3.00 paid.

Eunice Ayers, Register of Deeds
By Jessie L. Holden, Deputy-Register

Deed

G. O. HUNTER and wife Lillian

Hunter

PRESENTED FOR
REGISTRATION TO
AND RECORDED

APR 24 11 35 AM '78

EUNICE AYERS
REGISTER OF DEEDS
FORSYTH CTY. N.C.

JOSEPH H. WARDEN and wife SANDRA

H. WARDEN

Insert brief description here to be used on Register of Deeds Index

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