

NO TAXABLE CONSIDERATION  
BSA

16

PRESENTED FOR  
REGISTRATION  
AND RECORDED

AUG 2 10 26 AM '84

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

\$550.00 Jg

Excise Tax

Recording Time, Book and Page

Tax Lot No. .... Parcel Identifier No. ....  
Verified by ..... County on the ..... day of ....., 19.....  
by .....

ENV.  
Mail after recording to William Y. Wilkins  
706 First Center Bldg., Winston-Salem, NC 27104  
This instrument was prepared by William Y. Wilkins  
Brief description for the Index

## NORTH CAROLINA SPECIAL WARRANTY DEED

THIS DEED made this 1st day of December, 1983, by and between

### GRANTOR

Colter & Chappell Realty Company, a  
North Carolina corporation by D. J.  
Colter, President; and Beulah N.  
Colter, Secretary; D. J. Colter,  
individually and his wife, Beulah N.  
Colter, individually; William E.  
Chappell and his wife Patricia C.  
Chappell.

### GRANTEE

D. J. Colter and his wife Beulah N.  
Colter.

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

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. Insert below

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 Winston-Salem, Forsyth County, North Carolina and more particularly described as follows:

Insert:

Witnesseth; That whereas Colter & Chappell Realty Company is the holder of the record title to the property hereinafter conveyed to the parties of the second part;

And; whereas the charter of Colter & Chappell Realty Company was suspended by the North Carolina Secretary of State on or about April 28, 1978 and said corporate charter has not been reinstated;

And; whereas D. J. Colter; Beulah N. Colter; William E. Chappell and Patricia C. Chappell were and are the owners of all of the outstanding stock of Colter & Chappell Realty Company;

Now therefore this deed.

TRACT 3: Being known and designated as Lots 33, 34 and 35, map of Forsyth Furniture Lines, recorded in Plat Book 9, Page 106, in the Office of the Register of Deeds of Forsyth County, North Carolina.

The property hereinabove described was acquired by Grantor by instrument recorded in .....

A map showing the above described property is recorded in Plat Book .....9..... page .....106.....

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 has done nothing to impair such title as Grantor received, and Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under or through Grantor, except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions: None.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this 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.

Colter & Chappell Realty Company  
(Corporate Name)

By Daniel J. Colter  
President

ATTEST:

W.E. Chappell Beulah N. Colter  
Secretary (Corporate Seal)

USE BLACK INK ONLY

W.E. Chappell (SEAL)

Patricia C. Chappell (SEAL)

Beulah N. Colter (SEAL)

Daniel J. Colter (SEAL)

SEAL - STAMP

NORTH CAROLINA, Forsyth County.

I, a Notary Public of the County and State aforesaid, certify that Daniel J. Colter, Beulah N. Colter, William E. Chappell & Patricia C. Chappell Grantor,

personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 3 day of March July 19 84

My commission expires: 12-15-86 Kimberly Scarce Notary Public

SEAL - STAMP

NORTH CAROLINA, Forsyth County.

I, a Notary Public of the County and State aforesaid, certify that Beulah N. Colter personally came before me this day and acknowledged that S he is Secretary of Colter & Chappell Realty Company a North Carolina corporation, and that by authority duly

given and as the act of the corporation, the foregoing instrument was signed in its name by its President, sealed with its corporate seal and attested by her as its Secretary.

Witness my hand and official stamp or seal, this 5 day of March July 19 84

My commission expires: 12-15-86 Kimberly Scarce Notary Public

STATE OF NORTH CAROLINA—Forsyth County

William E. Chappell

that William E. Chappell and his wife Patricia C. Chappell

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

(Notary Public). Witness my hand and notarial seal this the 3rd day of July 19 84

My commission expires: July 15 19 85 A.E. Roberts Notary Public

STATE OF NORTH CAROLINA—Forsyth County

The foregoing (or annexed) certificate of Kimberly Scarce & A.E. Roberts Notaries Public

(here give name and official title of the officer signing the certificate—passed upon)

Forsyth Co. N.C.

(are) certified to be correct. This the 2nd day of Aug A.D. 19 84

Probate fee \$ 1.00 paid.

Filing fee \$ 1.00 paid.

BOOK 1452 P 0031

Eunice Ayers, Register of Deeds

By Jessie Salda Deputy-Assistant