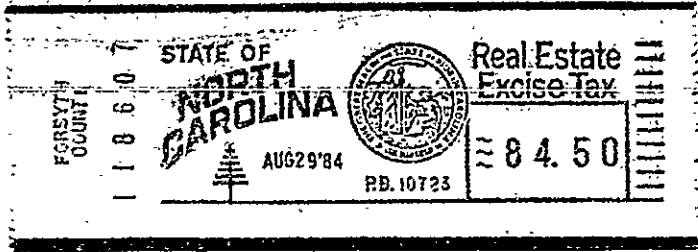




109



PRESENTED FOR REGISTRATION AND RECORDED

AUG 29 4 58 PM '84

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

JB. \$5.50 pd.

Excise Tax

Recording Time, Book and Page

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

Mail after recording to box

This instrument was prepared by Edward V. Zotian

Brief description for the Index Unit 5, Vicars Edge

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 29 day of August, 1984, by and between

GRANTOR

GRANTEE

CLAUS W. HINRICHSSEN (single)

MARGARET H. YOUNG (widow)

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.

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

All of that certain Condominium Unit No. 5, as referred to in that instrument entitled "Declaration of Condominium" (hereinafter called the "Declaration") as recorded in Book 1453, page 502, on the 14th day of August, 1984, and as more particularly described in the plans of VICARS EDGE ASSOCIATION INC., which are recorded in Condominium Book 2, pages 91 through 93, inclusive, in the Office of the Register of Deeds of Forsyth County, North Carolina.

Also a 10.265% percent interest in and to the "Common Areas and Facilities" as referred to in said Declaration; to which reference is made for a more particular description of "Common Areas and Facilities".

PROVIDED, the aforesaid Condominium Unit shall be used for residential purposes only, and the party of the second part and his unit shall be subject to the regular monthly assessments, duties, obligations, limitations and rules specified in said Declaration and the By-Laws of VICARS EDGE ASSOCIATION, INC., hereinafter called the "By-Laws", which were recorded simultaneously with the Declaration, both of which are incorporated herein by reference as if fully set out herein.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1453, p. 469

A map showing the above described property is recorded in ~~Pat~~ ^{Condominium} Book 2 page..... 91-93.....

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 is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor 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 subject to the following exceptions:

Any and all easements, rights-of-way and restrictions, and 1984 taxes.

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.

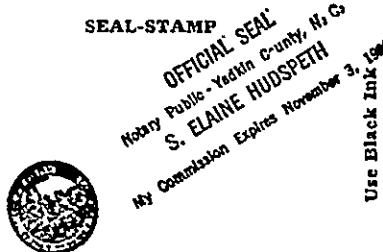
(Corporate Name)
By: -----

President
ATTEST: -----

Secretary (Corporate Seal)

USE BLACK INK ONLY

Claus W. Hinrichsen ----- (SEAL)
Claus W. Hinrichsen (single)
----- (SEAL)
----- (SEAL)
----- (SEAL)



NORTH CAROLINA, Forsyth County, Yadkin

I, a Notary Public of the County and State aforesaid, certify that Claus W. Hinrichsen (single) Grantor,

personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 29 day of August, 1984.

My commission expires: 11-3-86 *S. Elaine Hudspeth* Notary Public

SEAL-STAMP

NORTH CAROLINA, ----- County.

I, a Notary Public of the County and State aforesaid, certify that ----- personally came before me this day and acknowledged that ----- he is ----- Secretary of ----- 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 ----- as its ----- Secretary. Witness my hand and official stamp or seal, this ----- day of -----, 19-----

My commission expires: ----- Notary Public

The foregoing Certificate(s) of S. Elaine Hudspeth, N.P. of Yadkin County, N.C.

is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

Eunice Ayers, Register of Deeds

REGISTER OF DEEDS FOR Forsyth COUNTY

By *Cynthia Clinard* Deputy Assistant - Register of Deeds

PROBATE FEE \$1.00 PAID

N.C. Bar Assoc. Form No. 3 © 1976, Revised 1977. -

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BOOK 1455 P 0322