

Drafted by: Richard G. Badgett, Attorney

Mail to: Carantee 2721 Parham Dr. W-S 27105
(Name) (Street and Number) (City) (State) (Zip)

Mail future tax bills to: _____
(Name) (Street and Number) (City) (State) (Zip)

THIS DEED Made this the 5th day of June, 19 85 by
FRED S. COOKE and wife, DONNA REA COOKE,

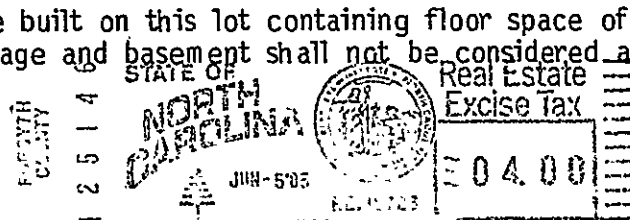
_____ of Forsyth County, North Carolina,
part ies of the first part, to SAMUEL M. COOKE

_____ of Forsyth County, North Carolina, part Y 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 Y of the second

part, the receipt of which is hereby acknowledged, ~~has~~ have bargained and sold, and by these presents do _____ bargain, sell and convey unto the said part Y of the second part and his heirs a tract or parcel of land in Forsyth County, North Carolina, in Middle Fork Township, and bounded as follows:

BEGINNING at an iron stake in the West margin of an unnamed street, point being in the old line between John F. Beeson and W. A. Beeson, and runs thence with the West margin of said 60-foot street, the three following courses: South 1° 51' West 74.2 feet; South 20° 4' West 105 feet; and South 21° 31' West 100 feet to an iron stake; thence with the line of Vernon Beeson, Sam Cook and Jack Carter North 35° 35' West 319.9 feet to an iron stake; thence on a new line with Harvey Beeson North 88° 54' East 261.1 feet to the BEGINNING, containing .84 of an acre, more or less.

It is understood that no house shall be built on this lot containing floor space of less than 1200 square feet, breezeway, garage and basement shall not be considered as a part of the floor space.



Property Address Tulip Street, Winston-Salem, North Carolina Block 3217 Lot 011T

The above land was conveyed to grantor by Reid Cook et ux (See Book No. _____ Page _____)

TO HAVE AND TO HOLD the aforesaid tract or parcel of land all privileges and appurtenances thereunto belonging to the said part Y of the second part and his heirs and assigns forever. And the said part ies of the first part do _____ covenant that they ~~are~~ 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.

IN TESTIMONY WHEREOF the said part ies of the first part have hereunto set their hand s and seal s
Fred S. Cooke (Seal) Donna Rea Cooke (Seal)
Fred S. Cooke (Seal) Donna Rea Cooke (Seal)

STATE OF NORTH CAROLINA - Forsyth County

I, Douglas E. Donley a Notary Public of Forsyth County, North Carolina, do hereby certify that FRED S. COOKE and wife, DONNA REA COOKE, grantor(s), 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 or stamp this the 5 day of JUNE, 19 85

My commission expires MARCH 27 88, 19 85 Douglas E. Donley, Notary Public

STATE OF NORTH CAROLINA - Forsyth County

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

grantor(s), 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 or stamp this the _____ day of _____, 19 _____

My commission expires _____, 19 _____, Notary Public

STATE OF NORTH CAROLINA - Forsyth County

The foregoing (or annexed) certificate _____ of Douglas E. Donley, Notary Public, Forsyth Co. NC (here give name and official title of the officer signing the certificate) passed upon) is (as) certified to be correct. This the 5 day of June, 19 85

STAMPS \$ 4.00

JUN 5 2 02 PM 1985 L.E. SPEAS, Register of Deeds

Probate and filing fee \$ 5.00 paid

L.E. SPEAS
REGISTER OF DEEDS
FORSYTH CTY, N.C.

BOOK 1489 P 1810