



116

GIFT DEED
JLH

PRESENTED FOR
REGISTRATION
AND RECORDED \$ 8⁰⁰ pd
Oct 21 3 11 PM '87
L.E. SPEAS
REGISTER OF DEEDS
FORSYTH CTY. N.C.
WFK

Excise Tax

Recording Time, Book and Page

Tax Lot No. 8-K Parcel Identifier No. MAP 5129
Verified by County on the day of 19
by

Mail after recording to Walter L. Tesh, 8330 Red Bank Road, Germanton, NC 27019

This instrument was prepared by Jerry Rutledge, Attorney at Law, P. O. Box 617, Walnut Cove, NC 27052

Brief description for the Index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 15th day of October, 1987, by and between

GRANTOR

GRANTEE

THOMAS A. TESH and wife,
MARY BELL TESH

WALTER L. TESH and wife,
KATIE C. TESH

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 Salem Chapel Township,

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

Tract 1:

BEGINNING at a one-half inch existing iron pin marking the northeast corner of the within described tract and lying in the right-of-way line of Red Bank Road, and marking the southeast corner of Walter L. Tesh (Deed Book 787, page 288 Forsyth County Registry), thence from said beginning S 00° 04' 14" W 75.0 feet along the right of way line of Red Bank Road to a 3/4 inch new iron pin, thence S 88° 57' W 342.07 feet along a new line with the grantor to a 3/4 inch new iron pin, thence N 07° 08' E 75.0 feet to a 3/4 inch new iron pin, thence N 88° 47' 12" E 332.86 feet with Walter L. Test to an existing iron pin, the point of BEGINNING and containing 0.578 acres according to an unrecorded survey plat of Joseph E. Franklin.

Tract 2:

BEGINNING at an existing iron pin marking the southeast corner of the within described tract and the northeast corner of Tract 1 described above, thence S 88° 47' 12" E 332.86 feet with Tract 1 to a new iron pin, thence N 07° 08" E 150.0 feet to an existing iron pin, thence N 87° 27' E 317.55 feet to an existing iron pin, thence S 00° 55' 44" W 149.90 feet along the right of way line of Red Bank Road to an existing iron pin, the point of BEGINNING, and being the same tract as that conveyed at Deed Book 787, page 288, Forsyth County Registry.

Tract 2 is included on this deed for more clarity of description.

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

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

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:

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.

By: Thomas A. Tesh (Corporate Name) (SEAL)
Mary Bell Tesh (President) (SEAL)
ATTEST: (SEAL)
Secretary (Corporate Seal) (SEAL)

USE BLACK INK ONLY



NORTH CAROLINA, Stokes County.
I, a Notary Public of the County and State aforesaid, certify that THOMAS A. TESH and wife, MARY BELL TESH Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 16th day of October, 1987. My commission expires: 6-18-88 Yvonne M. Rutledge Notary Public

Use Black Ink

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 Yvonne M. Rutledge M. Stokes Co. NC

is 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. L.E. SPEAR, REGISTER OF DEEDS
REGISTER OF DEEDS FOR Joseph COUNTY
By Olevia Semmon Deputy Assistant - Register of Deeds