

27284



by: R. Douglas Lemmerman

Mail to: Grantee 2546 W. Mountain St., Kernersville, NC

Mail future tax bills to: Grantee

THIS DEED Made this the 7th day of December, 1988 by ALAN J. SCHNEIDER and wife, MOLLY L. SCHNEIDER

part ies of the first part, to HMF Properties, a Partnership 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 and OVC ) Ten Dollars and Other Valuable Considerations to them paid by the said part y of the second part, the receipt of which is hereby acknowledged, have bargained and sold, and by these presents do bargain, sell and convey unto the said part y of the second part and its heirs a tract or parcel of land in Forsyth County, North Carolina, in Winston Township, and bounded as follows: BEGINNING at an iron stake 50 feet East of the Northeast corner of First and Spruce Streets and running thence in an Eastwardly direction along the North side of First Street 50 feet to an iron stake, and of that width extending back Northwardly 100 feet, being Lot No. 2 on the map of property formerly owned by Stockton, recorded in the Office of the Register of Deeds for Forsyth County, in Plat Book 1 at Page 30.

For back title see Deed Book 1030, page 265 in the Office of the Register of Deeds for Forsyth County, North Carolina.

PROPERTY ADDRESS BLOCK LOT

The above land was conveyed to grantor by Jones (See Book No. 1312 Page 438)

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 its heirs and assigns forever. And the said part ies of the first part do covenant that they were 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 hands and seals and seal s ALAN J. SCHNEIDER MOLLY L. SCHNEIDER

ELLEN F. BROWNE a Notary Public of Forsyth County, North Carolina.

Witness my hand and notarial seal or stamp it is the 7th day of December, 1988 My commission expires Aug 3, 1990 Ellen F. Browne, Notary Public

STATE OF NORTH CAROLINA - Forsyth County I, do hereby certify that grantor(s), each personally appeared before me this day (Notarial Stamp or Seal) Witness my hand and notaris My commission expires

STATE OF NORTH CAROLINA Real Estate Excise Tax 50.00

STATE OF NORTH CAROLINA - Forsyth County The foregoing (or annexed) certificate of is certified to be correct

STAMPS \$ 50.00 Probate and filing fee \$ 6.00 paid Dec 22 12 00 PM 1988 L.E. SPEAR, REGISTER OF DEEDS FOR FORTH COUNTY, NC 1657-1005