

RK1694 P3542

83

PRESENTED FOR  
REGISTRATION  
AND RECORDED

JUN 14 3 18 PM '90

L.E. SPLEAS  
REGISTER OF DEEDS  
FORSYTH CTY. NC\$8.00pd  
K

Excise Tax \$34.50

Recording Time, Book and Page

Tax Lot No. 127 Block 2377  
Verified by \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
by \_\_\_\_\_

Mail after recording to Grantee, 817 Smith Street, Winston-Salem, NC 27101  
Permanent address: 1036 Nancy Lane, Winston-Salem, NC 27107-5404

This instrument was prepared by William C. Myers, Attorney, NC Bar No. 3195, 105 West Fourth Street,  
Winston-Salem, NC 27101-3816  
Brief description for the Index Lot 127, "Easton"

## NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 12<sup>th</sup> day of June, 1990, by and between

GRANTOR

GRANTEE

MILDRED W. HANCOCK, Executrix of  
Cecil E. Whitaker

DIANE JONES

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:

Lot 127, "Easton," Plat Book 14, page 23(4), Forsyth County Registry.

Property address: 1036 Nancy Lane, Winston-Salem, NC 27107-5404.

Tax identification: Lot 127, Block 2377, Winston Township.

The grantor, Mildred W. Hancock, Executrix of Cecil E. Whitaker, hereby expressly invokes her power of sale under her testator's will, Article V.

The property hereinabove described was acquired by Grantor by ~~instrument recorded in~~ the will of Cecil E. Whitaker, file 89 E 1511, Clerk of Superior Court, Forsyth County

A map showing the above described property is recorded in Plat Book 14 page 23(4).

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 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: has the right, as Executrix of Cecil E. Whitaker, to make this conveyance; that she has done nothing to encumber the aforesaid property; and that she will warrant and defend the title to the same only so far as it is her duty, as Executrix of Cecil E. Whitaker, to do, but no further.

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

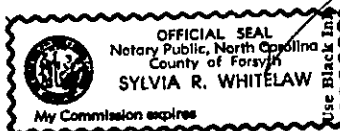
*Mildred W. Hancock* (SEAL)  
MILDRED W. HANCOCK, Executrix of Cecil E. Whitaker

\_\_\_\_\_  
(SEAL)

\_\_\_\_\_  
(SEAL)

\_\_\_\_\_  
(SEAL)

SEAL-STAMP NORTH CAROLINA, Forsyth County.



I, a Notary Public of the County and State aforesaid, certify that Mildred W. Hancock, Executrix of Cecil E. Whitaker

Grantor,

personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 12th day of June, 1990.

My commission expires: Dec. 14, 1994 Sylvia R. Whitelaw 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 Sylvia R. Whitelaw A.P. Forsyth Co. 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.

L. E. SPEAS, REGISTER OF DEEDS

FORSYTH

REGISTER OF DEEDS FOR \_\_\_\_\_ COUNTY

By *Jesse Elden* Deputy/Assistant - Register of Deeds