

DRAFTED BY: T. Lawson Newton

150

RECORDING TIME

BK1749 P0700

FORSYTH

07-01-92

\$330.00



Real Estate
Excise Tax

PRESENTED FOR
REGISTRATION
AND RECORDED

'92 JUL -1 P3:22

L.E. SPEAS
REGISTER OF DEEDS
PROBATE AND FILING FEE \$ 8.00 PAID

Tax Block: 3444 Lot: 18 Parcel Identifier No. FORSYTH CO. N.C.
Property Address: 2641 Reynolda Road, Winston-Salem, North Carolina 27106
Mail after recording to: Grantee
Mail future tax bills to: Grantee

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 1 day of July, 19 92, by and between

GRANTOR

Stephen C. Levertor (Divorced)

GRANTEE

John A. Nelms and wife,
Deborah J. Nelms

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, in consideration of (\$ 10.00 and o.v.c.) Ten dollars and o.v.c. to him 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 in Forsyth County, North Carolina Winston Township, more particularly described as follows:

See attached Exhibit "A"

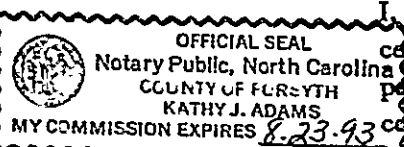
The above land was conveyed to Grantor by (see book number page)

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, free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF the Grantor has set his hand and seal the day and year first above written.

Stephen C. Levertor (Divorced)

STATE OF NORTH CAROLINA - Forsyth County



I, Kathy J. Adams, a Notary Public of Forsyth County, NC, do hereby certify that Stephen C. Levertor (Divorced)

personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the 1 day of July, 1992.

SEAL/STAMP

My commission expires August 23, 1993. Kathy J. Adams Notary Public

STATE OF NORTH CAROLINA - Forsyth County

I, a Notary Public of Forsyth County, NC, do hereby certify that

personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the day of 19

SEAL/STAMP

My commission expires 19 Notary Public

The foregoing Certificate(s) of Kathy J. Adams, NP Forsyth Co. NC. is/are certified to be correct.

This the 1st day of July, 1992.

L.E. Speas, Register of Deeds for Forsyth County by:

Deputy/Assistant

Forsyth County Register of Deeds Form RFD 4700

BK1749 P0701

EXHIBIT 'A'

BEGINNING at an iron located at the intersection of the southern line of Huntington Court as referenced in Condominium Book 1, Page 111 of the Forsyth County Registry, the eastern right of way of Reynolda Road, and the northwestern corner of the herein described tract; running thence with the southern line of Huntington Court as referenced above North 58 degrees 18' 27" East 284.30 feet to a point in the center line of a creek; thence with the center line of said creek, as it meanders, a new line, the random line which is South 10 degrees 18' 36" East 134.09 feet to a point; thence South 58 degrees 13' 48" West 235.70 feet to an iron in the eastern right of way line of Reynolda Road; thence running with the eastern right of way line of Reynolda Road North 31 degrees 34' West 125.14 feet to an iron, said iron being the point and place of BEGINNING. This property is also known and designated as Lot 18, Block 3444 of the Forsyth County Tax Maps as presently constituted. This also is, in all respects, that same property conveyed in Deed Book 1707, Page 475 of the Forsyth County Registry. This description taken from a survey prepared by Daniel W. Donathan, Registered Land Surveyor, dated June 29, 1992 and entitled "Property of John A. Nelms."