



FORSYTH

85-28-93

132

BK1781 P2200

PRESENTED FOR
REGISTRATION
AND RECORDED

'93 MAY 20 P3:43

L.E. SPEAS
REGISTER OF DEEDS
FORSYTH CO. N.C.

*+800ps
Deborah
Leland*



\$32.00

Real Estate
Excise Tax

Excise Tax \$32.00

Recording Time, Book and Page

Tax Lot No. 9B, Block 3221

Parcel Identifier No.

Verified by

County on the

day of

, 19

by

Mail after recording to Grantee, PO Box 752, Florence, SC 29503

Permanent address: same

This instrument was prepared by William C. Myers, NC Bar No. 3195

Brief description for the Index

House and lot, 3467 Parrish Road, Winston-Salem

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 19th day of May, 1993, by and between

GRANTOR

GRANTEE

Bruce W. Byrd (widower)

W.J. Cooper

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:

BEGINNING at an iron stake in the east margin of the Parrish Road, Rufus Burgiss southwest corner and runs thence with the line of said Rufus Burgiss South 88 deg. 30 min. East 281.5 feet to an iron stake W. R. Parrish's new corner. Thence on new lines with said W. R. Parrish, the two following courses and distances South 1 deg. 28 min. West 95.0 feet to an iron stake; North 88 deg. 30 min. West 281.5 feet to an iron stake in the east margin of the Parrish Road. Thence with the east margin of said Parrish Road North 1 deg. 28 min. East 95.0 feet to the point of BEGINNING.

Containing .61 of an acre, more or less.

The property hereinabove described was acquired by Grantor by instrument recorded in file 89 E 1360, Clerk of Superior Court, Forsyth County (will of Virginia P. Byrd)

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

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: property taxes for 1993, pro-rated as of the date of closing.

IN WITNESS WHEREOF, the Grantor has hereto 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: _____ (Corporate Name)
By: _____ (SEAL)
President: _____ (SEAL)
ATTEST: _____ (SEAL)
Secretary (Corporate Seal): _____ (SEAL)

USE BLACK INK ONLY

Bruce W. Byrd (Signature)
Bruce W. Byrd (Name)



NORTH CAROLINA, Forsyth County.
I, a Notary Public of the County and State aforesaid, certify that Bruce W. Byrd Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 19th day of May, 1993.
My commission expires: 6.1.97 William C. Myers Notary Public



NORTH CAROLINA, _____ County.
I, a Notary Public of the County and State aforesaid, certify 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 William C. Myers N.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 REGISTER OF DEEDS FOR FORSYTH COUNTY
By Jessie Edden Deputy, Register of Deeds