

DRAFTED BY: ROBERT D. HINSHAW

125

RECORDING TIME

BK1794 P0794

FORSYTH COUNTY

88-38-93

PRESENTED FOR  
REGISTRATION  
AND RECORDED

'93 AUG 30 P12:30



\$203.00

Real Estate  
Excise Tax



EXCISE TAX

L.E. SPEAS *Janet Bottoms*  
REGISTER OF DEEDS  
FORSYTH COUNTY, N.C.  
PROBATE AND FILING FEE \$ 6.00 PAID

Tax Block: 3636 Lot: 33 Parcel Identifier No.:  
Property Address: 4731 Hawksdale Drive, Winston-Salem, N.C. 27106  
Mail after recording to: Grantee: 4731 Hawksdale Drive, Winston-Salem, N.C. 27106  
Mail future tax bills to: Grantee

**FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED**

THIS DEED made this 20th day of August, 1993, by and between

GRANTOR

GRANTEE

HELEN J. FALLON (Divorced)

RICKMAN D. BENFIELD  
AND WIFE  
TAMERYN H. BENFIELD

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 & OVC ) TEN DOLLARS AND OTHER 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 in Forsyth County, North Carolina Old Town Township, more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot 33 of the Subdivision known as Forsyth Forest, recorded in Plat Book 21, page 49, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description, being in all respects the same property as that described in Deed Book 1019, page 87, Forsyth County Registry.

BEING INFORMALLY KNOWN AS Tax Lot 33, Block 3636, Old Town Township, Forsyth County Tax Records.

The above land was conveyed to Grantor by James D. Fallon (see book number 1662 page 1972)

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. Subject to easements and restrictions

of record, if any, and 1992 ad valorem taxes to be prorated.

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

(seal)

*Helen J. Fallon*  
HELEN J. FALLON

(seal)

(seal)

(seal)

STATE OF NORTH CAROLINA - Forsyth County



OFFICIAL SEAL

CINDY E. BOTTA

Notary Public - North Carolina  
COUNTY OF FORSYTH

Cindy E. Botta, a Notary Public of Forsyth County, NC, do hereby

certify that HELEN J. FALLON (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 20 day of August, 19 93.

My Commission Expires January 6, 1996

SEAL/STAMP

My commission expires January 6, 19 96. Cindy E. Botta 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 Cindy E. Botta, NR Forsyth Co. NC

is/are certified to be correct.

This the 30 day of August, 19 93.

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

*Obbaiah P. Pelt*

Deputy/Assistant