

Original returned to George Phillips BK1822 P4091



FORSYTH COUNTY

04-29-94



\$127.00



Real Estate
Excise Tax

Excise Tax \$127.00

PRESENTED FOR
REGISTRATION
AND RECORDED

'94 APR 29 P2:25

19C

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

\$10.00 pd.

Jerri Jagger

Recording Time, Book and Page

Tax Lot No. 001; Block 4728B

Parcel Identifier No.

Verified by

County on the

day of

19

by

Mail after recording to Jason Tedder and Christy Anderson

3674 Spainhour Mill Road Tobaccoville, NC 27050

This instrument was prepared by George F. Phillips

Brief description for the Index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 20th day of April, 1994, by and between

GRANTOR

GRANTEE

CLINTON O. MARTIN and wife,
CINDY S. MARTIN

JASON CHRISTOPHER TEDDER
CHRISTY LEIGH ANDERSON

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 Old Richmond Township,

Forsyth

County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot No. 1 as shown on the map of FIELD STONE as recorded in Plat Book 32, Page 182 in the Office of the Register of Deeds of Forsyth County, North Carolina, to which map reference is hereby made for a more particular description.

PROPERTY ADDRESS: 3674 Spainhour Mill Road, Tobaccoville, NC 27050

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1674, Page 3666

A map showing the above described property is recorded in Plat Book 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 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:

1994 ad valorem taxes, easements and restrictions of record.

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

Clinton O. Martin (SEAL)
Clinton O. Martin

Cindy S. Martin (SEAL)
Cindy S. Martin

SEAL-STAMP

NORTH CAROLINA, FORSYTH County.

I, a Notary Public of the County and State aforesaid, certify that
Clinton O. Martin and wife, Cindy S. Martin Grantor,
personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my
hand and official stamp or seal, this 20 day of APRIL, 1994

My commission expires: JANUARY 31, 1995 Bonnie B. Pennington Notary Public

SEAL-STAMP

NORTH CAROLINA, FORSYTH 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 20 day of APRIL, 1994

My commission expires: JANUARY 31, 1995 Bonnie B. Pennington Notary Public

The foregoing Certificate(s) of Bonnie B. Pennington, D.P. Forsyth Co. NC
a Notary Public of _____ County, North Carolina

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 FOR FORSYTH COUNTY

By Obbaiah B. Bell Deputy/Assistant - Register of Deeds