



RK 1825 P0040
PRESENTED FOR
REGISTRATION
AND RECORDED

'94 MAY 23 AIO :09

GIFT DEED

17

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

10.00
Kathy Franklin

Excise Tax

Recording Time, Book and Page

Tax Lot No. 9, Block 3221A

Parcel Identifier No.

Verified by County on the day of 19 by

Mail after recording to Grantees, 3409 Del Rio Court, Winston-Salem, NC 27105

This instrument was prepared by DAVID H. CAFFEY

Brief description for the Index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 18th day of May, 1994, by and between

GRANTOR

GRANTEE

WARITH F. MUHAMMAD and wife,
CHARAMINE B. MUHAMMAD

WARITH F. MUHAMMAD and wife,
CHARAMINE B. MUHAMMAD

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:

BEING KNOWN and designated as Lot Number 9 as shown on the Map of Spanish Pines, as recorded in Plat Book 26, page 74, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

The purpose of this deed is to create a tenancy by the entirety.

Gift Deed
S.H.G.

The property hereinabove described was acquired by Grantor by instrument recorded in
 Book 1696, page 2315

A map showing the above described property is recorded in Plat Book 26 page 74

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:

Save and except easements and restrictions of record, if any, and 1994
 ad valorem.

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)

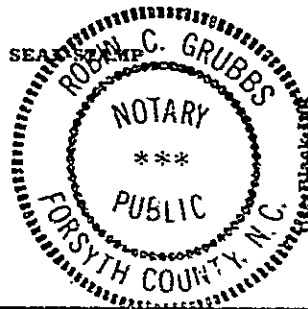
USE BLACK INK ONLY

Warith F. Muhammad (SEAL)
 WARITH F. MUHAMMAD

Charamine B. Muhammad (SEAL)
 CHARAMINE B. MUHAMMAD

..... (SEAL)

..... (SEAL)



NORTH CAROLINA, FORSYTH County.

I, a Notary Public of the County and State aforesaid, certify that
 Warith F. Muhammad and wife, Charamine B. Muhammad Grantor,

personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 18th day of May, 1994.

My commission expires: 10/27/96 *Robin C. Grubbs* 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 of *Robin C. Grubbs* of *Forsyth* County

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.

LE. SPEAS, REGISTER OF DEEDS REGISTER OF DEEDS FOR *Forsyth* COUNTY

By *Oliver S. Speas* Deputy/Assistant - Register of Deeds