

FORSYTH COUNTY

07-20-94

20

BK1830 P4096

PRESENTED FOR  
REGISTRATION  
AND RECORDED

'94 JUL 20 A9:20

\$15.00



Real Estate  
Excise Tax

Excise Tax

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

12.00  
*Kathy [unclear]*

Recording Time, Book and Page

Tax Lot No. .... Parcel Identifier No. ....  
Verified by ..... County on the ..... day of ....., 19 ....  
by .....

Mail after recording to .....

This instrument was prepared by R. Brandt Deal (Box)

Brief description for the Index

### NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 13 day of July, 19 94, by and between

**GRANTOR**

Bennie Copple and wife,  
Jane R. Copple

**GRANTEE**

Alan J. Southard and wife,  
Connie A. Southard  
(a 1/20 undivided interest)  
and  
Ronald S. Johnson and wife,  
Joan M. Johnson  
(a 1/20 undivided interest)

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 Township, Forsyth County, North Carolina and more particularly described as follows:

FOR DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO

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The property hereinabove described was acquired by Grantor by instrument recorded in .

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.

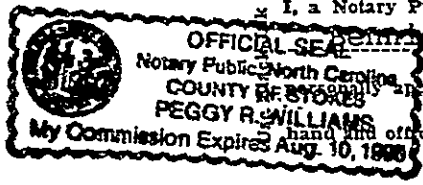
And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to the following exceptions:

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) \_\_\_\_\_ (SEAL)
By: \_\_\_\_\_ (SEAL)
President Jane R. Copple
ATTEST: \_\_\_\_\_ (SEAL)
Secretary (Corporate Seal) \_\_\_\_\_ (SEAL)

USE BLACK INK ONLY

SEAL-STAMP NORTH CAROLINA, Forsyth County.
I, a Notary Public of the County and State aforesaid, certify that
Bennie Copple and wife, Jane R. Copple Grantor,
personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my
hand and official stamp or seal, this 13th day of July, 1994
My Commission Expires August 10, 1995 Peggy R. Williams 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(s) of \_\_\_\_\_
Peggy R. Williams & P Stokes Co Inc
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 FORSYTH
REGISTER OF DEEDS FOR \_\_\_\_\_ COUNTY
By Kathy J. \_\_\_\_\_ Deputy/Assistant - Register of Deeds

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Exhibit "A"

Beginning at an iron stake on the north side of the West End Boulevard at the southwest corner of lot #75, running thence northwestwardly along line of lot 75 -- 123 feet to an iron stake on northwest corner of lot 75, thence southwestwardly along line of lot 74 -- 20 feet to an iron stake, Chatams' corner, thence southeastwardly along Chatams' line 123 feet or more to an iron stake on north side of West End Boulevard, thence northeastwardly along West End Boulevard 20 feet to an iron stake the place of beginning being a part of lot 74 on plat of Summit Street Extension, recorded in Plat Book #1, page 52, in Register of Deeds Office of Forsyth County, see Deed from B.B. Walker and wife, Mary F. Walker to Robert W. Miller and wife, Annie B. Miller recorded in Book 266 page 253 Office of Register of Deeds of Forsyth County.