

08-18-94

\$1.00



Real Estate Excise Tax

PRESENTED "... 8 REGISTRATION: AND RECORDING

'94 AUG 10 A10:26

KEGISTER OF DEEDS 310. FORSYTH CO N.C.

Excise Tax		Recording Time, Book and Page		
Verified by	County on	arcel Identifier No. Block 3010		
Mail after recording to Wolfe &	Collins, P.A. (Box 6	5)		
This instrument was prepared byA Brief description for the Index	. L. Collins, Attori	ney at law		
NORTH CAI	ROLINA GENI	ERAL WARRANTY DEED		
THIS DEED made this25th day	of July	19 94, by and between		
GRANTOR		GRANTEE		

EMILY T. THORNTON, By and through her Attorney in Fact, CHARLES DAVID THIGPEN, II; and CHARLES DAVID THIGPEN, II and wife, GERALDINE THIGPEN

MARSHALL A. GRAVES and wife, BINNIE E. GRAVES

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.q. 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

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

Beginning at an existing iron pipe lying in the centerline of the right of way of Hillcroft Lane, said iron being the northeastern corner of property deeded unto Emily T. Thornton et al. in Deed Book 1761 Page 657 and further being the southeast corner of property deeded unto Marshall A. Graves Sr. in Deed Book 1417 at Page 1130, Forsyth County Registry; thence with the centerline of the right of way of Hilllcroft Lane, South 53° 03' 15" seconds East, 87.28 feet to an existing iron pipe; thence with a new line, South 46° 05' 24" West, 247.37 feet to an existing iron pipe, the Northeast corner of property deeded unto John Edward Douglas in Deed Book 1758 at Page 2108, Forsyth County Registry; thence with the southern property line of Marshall Graves (Deed Book 1417, Page 1130), North 25° 49' 36" East 248.89 feet to an existing iron pipe lying in the centerline of the right of way of Hillcroft Lane, the point and place of beginning, and being a portion of Tax Lot 118 Block 3010 which is to be combined with Tax Lot 108Q Block 3010.

BK1832 P4118

The property hereinabove describe	d was acquired by G	Frantor by instrum	ent recorded in	
A map showing the above describe	d property is recorde	ed in Plat Book	pag	re
TO HAVE AND TO HOLD the af the Grantee in fee simple.				
And the Grantor covenants with the same in fee simple, that title idefend the title against the lawful Title to the property hereinabove	claims of all persons	ee and clear of all whomsoever exce	encumbrances, and the	hat Cuantau will warmant and
IN WITNESS WHEREOF, the Gran corporate name by its duly authorized of above written.		Emily Emily	Thornton, By	and through her Attorney
Ву:	*******************************		t. Charles David	Thigpen, II
President		Gerald	line Thigpen	(SEAL)
ATTEST:		Gerald Gerald Charles	le Navil	han It
ORTH CAROLINA		Charle	s David Thigpen,	II (SEAL)
I, <u>Suloia S. Saylor</u> I personally depeared before me this Witness my hand and notarial	, a Notary Public in a day and acknowledged seal, this <u>87</u> day	nd for said County a the due execution o of July, 1994.	nd State, do hereby cert f the foregoing instrum	tify that charles days the spen, sent
y Commission Expires: <u>छिंग्ही9८</u>	Notary Public	you_		PUBLIC O
ORTH CAROLINA		FORSYTH COUNTY	REPRESENTATION OF STREET	COUNTY
ersonally appeared before me this day Witness my hand and notarial	_, a Notary Public in and acknowledged the seal, this <u>27</u> day	and for said Count due execution of t of July, 1994.	y and State, do hereby he foregoins (STP)	CHOO CERNIDINE THICPEN
ly Commission Expires: 12/18/96	Serlied S. X. Notary Public	Sufor	PUBLIC	
INCRTH CAROLINA I, Squià J, Saulor HIGPEN, II, Attorney in Fact for EMII executed the foregoing and annexed instrument is contained in instruction on the day of firtue of the authority given by said the due execution of the foregoing instrument I do further certify that I a Witness my hand and notarial:	, a Notary Public _Y T. THORNICH, person trument for and in behi ment duly executed, ac, 19 in Deed Boo instrument granting hi strument for the purpo m not a party to the i	FORSYTH COUNTY in and for said Co ally appeared befor alf of EMILY T. THORN knowledged, and reco im Power of Attorney ses therein express foregoing instrument	e me this day and being NTON, and that his authorough in the Office of the _, and that this instruct, and that the said CHARLES ed for and in behalf of	g by me day swarn says that he retrieved the Register of Deeds of Forsyth ment was executed under and by
			Sayse	LES CONNESSION
The foregoing Certificate(s) of	ui - S. Sazzi	or, NP Fors	yth CU N	
Table - All - A				
is/are certified to be correct. This instru- first page hereof.				
E Speas, Register of Day Resculyn	eds	REGISTER O	F DEEDS FOR	FORSYTH
By tescilipa	comone	Deputy /Assis t	eat-Register of Deeds	