

48

BK1835 P2722

(No Title Search Requested or Performed)
DRAFTED BY: BEVERLY R. MITCHELL

MAIL TO: CLAIRBORN R. EATON
828 N. CAMERON AVENUE- 851 Gray Ave
WINSTON-SALEM, N.C. 27105-27101

THIS DEED made this the 1st day of March, 1994, by George W. Bradshaw, and wife, Gloria J. Bradshaw; Willie S. Bradshaw (widow); James Bradshaw, Jr. and wife, Robin Bradshaw; Willie Stafford (divorced); Veola Henry (divorced); Tania Stafford (single); Robert Bradshaw (single); and Veola B. Hawkins (widow), of Forsyth County, North Carolina; Cecil M. Bradshaw and wife, Jocelyn Bradshaw, of Richmond, Virginia; and Carolyn Bradshaw Morgan and husband, Morris Morgan, of Schenectady, New York, parties of the first part, to Clairborn R. Eaton and wife, Denise L. Eaton, of Forsyth County, North Carolina, parties of the second part;

WITNESSETH that the said parties of the first part, in consideration of (\$10.00) and other valuable consideration to them paid by the said parties of the second part, the receipt of which is hereby acknowledged, have bargained and sold, and by these presents do they bargain, sell and convey unto the said parties of the second part and their heirs a tract or parcel of land in Forsyth County, North Carolina, in Winston Township, and bounded as follows:

Said lot lying and being on the West side of Cameron Avenue between Eighth and Ninth Streets, having a frontage on Cameron Avenue of 50 feet and of that same width extending back Westwardly between parallel lines a distance of 150 feet to a 10 foot alley. Being known and designated as lot number 346 as shown by and upon a map of North Cameron Park Addition made and sworn to by G.F. Hinshaw, Civil Engineer in January 1938 and of record in the Public Registry of Forsyth County in Plat Book number 8 at Page 217, 8 sheets.

PROPERTY ADDRESS: 828 N. Cameron Avenue, Winston-Salem, North Carolina 27105. Block 437 Lot 346.

The above land was conveyed to grantor by R.J. Reynolds Tobacco Company, a corporation with its principal place of business in the city (See Book No. 438, Page 265).

TO HAVE AND TO HOLD the aforesaid tract or parcel of land all privileges and appurtenances thereunto belonging to the said parties of the second part and their heirs and assigns forever. And the said parties of the first part do covenant that they are seized of said premises in fee and have the right to convey the same in fee simple; that the same are free from encumbrances; and that they will warrant and defend the said title to the same against the claims of all persons whatsoever; except 1994 taxes which are to be prorated at closing and restrictions and easements of record, if any. Robin Bradshaw, Jocelyn Bradshaw, Morris Morgan and Gloria J. Bradshaw make no warranties having signed only as the spouse of a named grantor.

IN TESTIMONY WHEREOF the said parties of the first part have hereunto set their hands and seal.

George W. Bradshaw (Seal)
George W. Bradshaw,

Gloria J. Bradshaw (Seal)
Gloria J. Bradshaw

Willie S. Bradshaw (Seal)
Willie S. Bradshaw

James Bradshaw, Jr. (Seal)
James Bradshaw, Jr.

FORSYTH COUNTY

05-12-94

\$40.00

STATE OF
NORTH
CAROLINA



Real Estate
Excise Tax

BK1835 P2723

Robin Bradshaw (Seal) *
Robin Bradshaw

Joselyn Bradshaw (Seal) *
Joselyn Bradshaw

Morris Morgan, III (Seal) *
Morris Morgan, III

Ms. Veola E. Stafford-Henry (Seal) *
Veola Henry

Carolyn Bradshaw Morgan (Seal) *
Carolyn Bradshaw Morgan

Cecil T. Bradshaw (Seal) *
Cecil T. Bradshaw

Robert Bradshaw (Seal) *
Robert Bradshaw

Willie Stafford (Seal) *
Willie Stafford

Tania Stafford (Seal) *
Tania Stafford

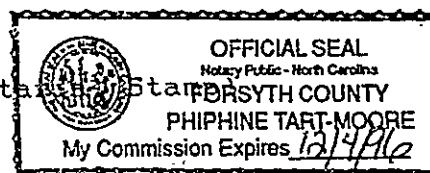
Veola B. Hawkins (Seal) *
Veola B. Hawkins

STATE OF NORTH CAROLINA
COUNTY OF FORSYTH

I, Philipine Tart-Moore, a Notary Public of Forsyth County, North Carolina, do hereby certify that GEORGE W. BRADSHAW, and wife, GLORIA J. BRADSHAW, grantors, each personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

Witness my hand and notarial stamp this the 1st day of March, 1994.

Philipine Tart-Moore (Notary Public)
My Commission Expires: Dec 4, 1996

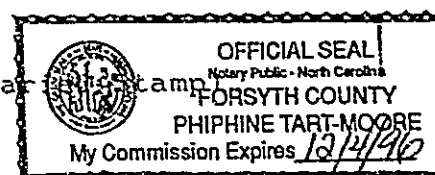


STATE OF NORTH CAROLINA
COUNTY OF FORSYTH

I, Philipine Tart-Moore, a Notary Public of Forsyth County, North Carolina, do hereby certify that WILLIE S. BRADSHAW, grantor, personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

Witness my hand and notarial stamp this the 4th day of March, 1994.

Philipine Tart-Moore (Notary Public)
My Commission Expires: Dec 4, 1996

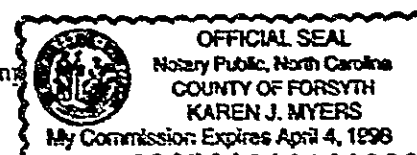


STATE OF NORTH CAROLINA
COUNTY OF FORSYTH

I, Karen J. Myers, a Notary Public of Forsyth County, North Carolina, do hereby certify that JAMES BRADSHAW, JR. and ~~and wife, ROBIN BRADSHAW~~, grantors, each personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

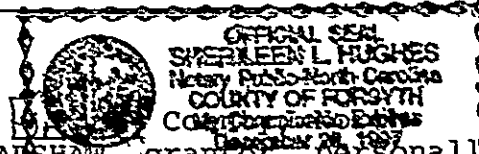
Witness my hand and notarial stamp this the 4th/16th day of March May, 1994.

Karen J. Myers (Notary Public)
My Commission Expires: April 4, 1998



STATE OF NORTH CAROLINA
COUNTY OF FORSYTH

I, Sherileen L. Hughes, a Notary Public of North Carolina, do hereby certify that ROBIN BRADSHAW, grantor, personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. This the 4th day of March, 1994.
Notary Public Sherileen L. Hughes My Commission Expires: December 28, 1997



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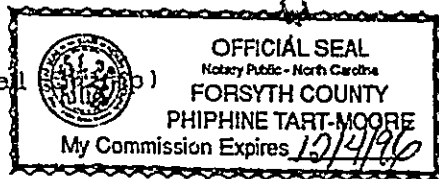
STATE OF NORTH CAROLINA

COUNTY OF FORSYTH

I, PHIPHINE TART-MOORE, a Notary Public of Forsyth County, North Carolina, do hereby certify that VEOLA B. HAWKINS, grantor, personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

Witness my hand and notarial stamp this the 4th day of March, 1994.

Phiphine Tart-Moore (Notary Public)
My Commission Expires: Dec 4, 1996



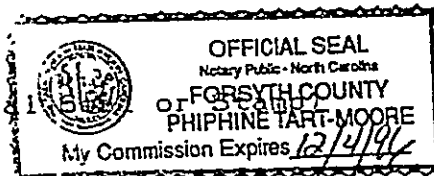
STATE OF ~~NEW YORK~~ NORTH CAROLINA

COUNTY OF FORSYTH

I, PHIPHINE TART-MOORE, a Notary Public of Forsyth County, New York, do hereby certify that CAROLYN BRADSHAW MORGAN ~~and her husband MORRIS MORGAN~~ personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

Witness my hand and notarial seal or stamp this the 4th day of March, 1994.

Phiphine Tart-Moore (Notary Public)
My Commission Expires: Dec 4, 1996



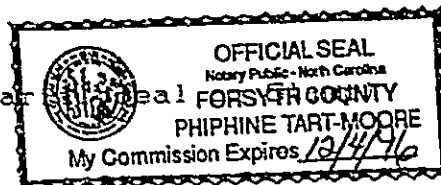
COMMONWEALTH OF VIRGINIA ~~NORTH CAROLINA~~

COUNTY OF Forsyth

I, PHIPHINE TART-MOORE, a Notary Public of Forsyth County, North Carolina, do hereby certify that CECIL ~~M.T.~~ BRADSHAW and wife, JOCELYN BRADSHAW, grantors, each personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

Witness my hand and notarial seal or stamp this the 4th day of March, 1994.

Phiphine Tart-Moore (Notary Public)
My Commission Expires: Dec 4, 1996



✓ STATE OF NEW YORK
COUNTY OF Rensselaer

I, Janice Macdonald, a Notary Public of Rensselaer County, New York hereby certify that MORRIS MORGAN, grantor, personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

Witness my hand and notarial seal or stamp this the 16th day of March, 1994.

Janice Macdonald 4817452
Notary Public
My Commission Expires: 6/30/94

JANICE M. MACDONALD
Notary Public, State of New York
No. 4817452
Qualified in Rensselaer County
Commission Expires June 30, 1994

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STATE OF NORTH CAROLINA

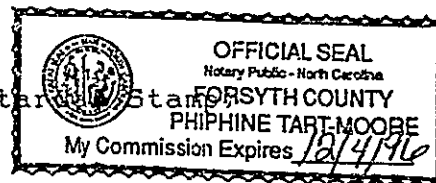
COUNTY OF FORSYTH

I, Phiphine Tart-Moore, a Notary Public of Forsyth County, North Carolina, do hereby certify that WILLIE STAFFORD, grantor, personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

Witness my hand and notarial stamp this the 3rd day of March, 1994.

Phiphine Tart-Moore
Notary Public
My Commission Expires: Dec 4, 1996

(Notary Stamp)



STATE OF NORTH CAROLINA

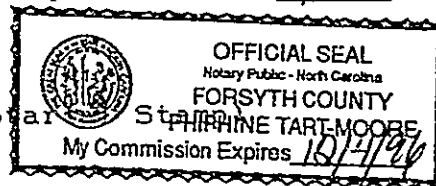
COUNTY OF FORSYTH

I, Phiphine Tart-Moore, a Notary Public of Forsyth County, North Carolina, do hereby certify that VEOLA HENRY, grantor, personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

Witness my hand and notarial stamp this the 1st day of March, 1994.

Phiphine Tart-Moore
Notary Public
My Commission Expires: Dec 4, 1996

(Notary Stamp)



STATE OF NORTH CAROLINA

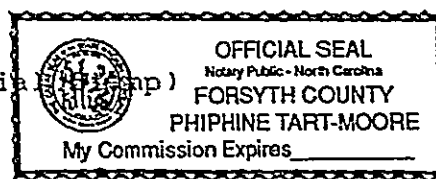
COUNTY OF FORSYTH

I, Phiphine Tart-Moore, a Notary Public of Forsyth County, North Carolina, do hereby certify that TANIA STAFFORD, grantor, personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

Witness my hand and notarial stamp this the 3rd day of March, 1994.

Phiphine Tart-Moore
Notary Public
My Commission Expires: Dec 4, 1996

(Notary Stamp)



STATE OF NORTH CAROLINA

COUNTY OF FORSYTH

I, Buford F. Kessler, a Notary Public of Forsyth County, North Carolina, do hereby certify that ROBERT BRADSHAW, grantor, personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

Witness my hand and notarial stamp this the 1st day of March, 1994.

Buford F. Kessler
Notary Public
My Commission Expires: 3-3-97

(Notarial Stamp)



OFFICIAL SEAL
BUFORD F. KESSLER
NOTARY PUBLIC - NORTH CAROLINA
COUNTY OF FORSYTH
My Commission Expires 3-3-97

BK1835 P2726

STATE OF NORTH CAROLINA—Forsyth County

The foregoing (or annexed) certificate PRESENTED BY Philipine Taut Moore, NP, Forsyth Co., NC
(here give name and official title of the officer signing the certificate passed upon)
and Karen J. Myers, NP, Forsyth Co., NC & Sheileen L. Hughes, Buford F. Kessler, NP's
of Forsyth Co., NC
is (are) certified to be correct. This the 12 SEP 12 day of September 1994

L. E. SPEAS, Register of Deeds
REGISTER OF DEEDS Deborah R. Bell Deputy-Assistant
FORSYTH CO. N.C.

Probate and Filing Fee \$ 16.00 paid.

Rosalyn Edwards