

Return to: McCall Box



FORSYTH COUNTY

11-21-94



\$1230.00

Real Estate
Excise Tax

Excise Tax

RK1841 P1882
PRESENTED FOR
REGISTRATION
AND RECORDED

'94 NOV 21 P1:34

84

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

*12.00
Data
Entered*

Recording Time, Book and Page

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

Mail after recording to GRANTEE - 2818 CLUB PARK ROAD, WINSTON-SALEM, NC 27104

This instrument was prepared by W. EVERETTE MURPHREY - ATTORNEY

Enter description for this deed

[Empty box for description]

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 21 day of NOVEMBER, 19 94, by and between

GRANTOR

GRANTEE

ROBERT P. SARTIN
and wife,
DEBORAH D. SARTIN

ROBERT L. KING, III
and,
ROBYN W. KING

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

SEE ATTACHED DESCRIPTION - EXHIBIT "A"

The property hereinabove described was acquired by Grantor by instrument recorded in DEED BOOK 813, PAGE 53

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.

SAVE AND EXCEPT ALL EASEMENTS, RIGHT-OF-WAYS AND RESTRICTIONS OF RECORD, IF ANY.

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.

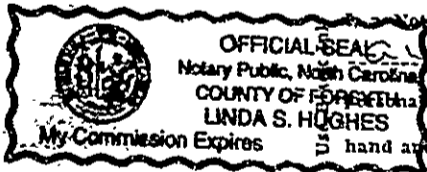
(Corporate Name) By: President ATTEST: Secretary (Corporate Seal)

USE BLACK INK ONLY

ROBERT P. SARTIN (SEAL) DEBORAH D. SARTIN (SEAL)

SEAL-STAMP

NORTH CAROLINA, Forsyth County.



Notary Public of the County and State aforesaid, certify that Robert P. Sartini and Deborah D. Sartini personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 21 day of November, 1994. My commission expires: 4-25-99 Linda S. Hughes Notary Public

SEAL-STAMP

NORTH CAROLINA, County.

Use Black Ink

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 Linda S. Hughes, NP Forsyth Co., NC

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

REGISTER OF DEEDS FOR Forsyth COUNTY By Jerry Wagner Deputy/Assistant - Register of Deeds

BK1841 P1884

Exhibit A

Beginning at an existing iron pipe in the Southern right-of-way of Club Park Road, said pipe lying in the Northwest corner of Lot 81 as shown on the revised map of Westview, as recorded in Plat Book 3, Page 55A of the Forsyth County Registry, thence running South 55° 16' 11" East 199.79 feet to a point; running thence South 52° 36' 17" East 105.28 feet to an existing iron pipe; thence running South 39° 12' 37" West 14.74 feet to an existing iron pipe; thence running North 86° 20' 32" West 121.77 feet to an existing iron pipe; thence running South 35° 43' 00" West 40.19 feet to an existing iron pipe, thence running along same bearing another 22 feet to a point; running thence North 55° 5' 17" West 200.37 feet to an iron post in the Southern right-of-way line of Club Park Road; running thence with said right-of-way line North 35°30'00" East 144 feet to the point of Beginning. This being all of Lot 81 and part of Lots 68 and 80 as shown on the revised map of Westview as recorded in Plat Book 3, Page 55A, Forsyth County Registry. This description was prepared for Robert L. King, III by Daniel W. Donathan on November 14, 1994. Designated as Job No. 1-35728.

This being the same property as described in Deed Book 813, Page 53, Forsyth County Registry.