

DRAFTED BY: Stuart L. Teeter - (BOX)

DK 1905 P1829
RECORDING TIME
116
PRESENTED FOR
REGISTRATION
AND RECORDED

FORSYTH COUNTY 2585 06-12-96

\$187.00



Real Estate
Excise Tax

EXCISE TAX

'96 JUN 12 P3:05

John Holleran
Register of Deeds
Forsyth Co. NC

5.10 *John C. Wood*
PAID

PROBATE AND FILING FEE \$

Tax Block: 2291 Lot: 9A Parcel Identifier No.: _____
Property Address: 1218 Miller Street, Winston-Salem, NC 27103
Mail after recording to: _____
Mail future tax bills to: Grantee

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 12 day of June, 19 96, by and between

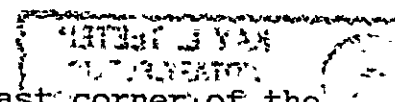
GRANTOR

GRANTEE

WILLIAM I. JONES and wife,
JANICE B. JONES

FRED A. McBRIDE

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, in consideration of (\$ 10.00 & OVC) Ten dollars and 0. V.C. to them 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 in Forsyth County, North Carolina Winston Township, more particularly described as follows:



BEGINNING at an iron stake located in the Southeast corner of the within described property, said stake being 80.0 feet more or less from the intersection of Cherokee Lane and Miller Street; thence along the western margin of Miller Street, North 0 deg. 05 min. West 99.91 feet to an iron stake located in the Northeast corner of said property and being the common corner of the within described property and the property of Rudolph O. Rogers; thence along the said property line, North 86 deg. 43 min 31 sec. West 143.75 feet to an existing iron pipe located in the Northwesternmost corner of the within described property in the common corner with Joseph Leigh; thence South 13 deg. 57 min. 45 sec. East 104.94 feet to an existing iron stake located in the Southwesternmost corner of said property in the common corner with Samuel Johnson (Deed Book 1869, page 3049); thence with the Southern property line of the within described property and the Northern property line of Samuel Johnson, South 86 deg. 57 min. 35 sec. West 118.51 feet to the point and place of beginning. Said property being part of Lots 6 and 7 as shown on the George S. Ebert Farm, recorded in Plat Book 1, page 90, in the Office of the Register of Deeds of Forsyth County, NC. Said property being shown on survey made by Franklin Surveying Co., dated June 10, 1996 entitled "Map for Fred A. McBride", and known as Job No. 16-721.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto AK 1005 P 1830 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, free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever subject to the following exceptions:

IN WITNESS WHEREOF the Grantor has 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.

(seal) William I. Jones (seal)
WILLIAM I. JONES
(seal) Janice B. Jones (seal)
JANICE B. JONES
(seal) _____ (seal)
(seal) _____ (seal)
(seal) _____ (seal)

Corporate Name

ATTEST:

By: _____

President Secretary

Corporate Seal

STATE OF NORTH CAROLINA - Forsyth County

I, _____, a Notary Public of Forsyth County, NC, do hereby 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 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 notarial seal this the _____ day of _____, 19____.

SEAL/STAMP

My commission expires _____, 19____. _____ Notary Public

STATE OF NORTH CAROLINA - Forsyth County



I, Kay L. Teeter, a Notary Public of Davie Forsyth County, NC, do hereby certify that William I. Jones and Janice B. Jones personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the 12 day of June, 1996.

SEAL/STAMP

My commission expires 8-11-98, 1998. Kay L. Teeter Notary Public

STATE OF NORTH CAROLINA - Forsyth County

I, _____, a Notary Public of Forsyth County, NC, do hereby certify that _____ personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the _____ day of _____, 19____. My commission expires _____, 19____. _____ Notary Public

SEAL/STAMP

STATE OF NORTH CAROLINA - Forsyth County

I, _____, a Notary Public of Forsyth County, NC, do hereby certify that _____ personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the _____ day of _____, 19____. My commission expires _____, 19____. _____ Notary Public

SEAL/STAMP

STATE OF NORTH CAROLINA - Forsyth County

I, _____, a Notary Public of Forsyth County, NC, do hereby certify that _____ personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the _____ day of _____, 19____. My commission expires _____, 19____. _____ Notary Public

SEAL/STAMP

The foregoing Certificate(s) of Kay L. Teeter N.P.

is/are certified to be correct.

This the 12 day of June, 1996.

JOHN HOLLEMAN, REGISTER OF DEEDS

Deputy/Assistant