

FORSYTH CO, NC 73 FEE: \$ 10.00
PRESENTED & RECORDED: 11/18/1996 12:38PM
JOHN HOLLEMAN REGISTER OF DEEDS BY: WILLIAT
STATE OF NC REAL ESTATE EXTX: \$ 116.00

Excise Tax

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, P.O. Box 485, King, NC 27021

This instrument was prepared by Donald M. Vancannon

Brief description for the Index

Lt. 39 Sect. 1, Lt. 21, Sect. 2 Doublegate

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 18th day of November, 19 96, by and between

GRANTOR

GRANTEE

D & R PARTNERSHIP
a North Carolina Partnership

NEW FORTIS CORPORATION
a North Carolina Corporation

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

TRACT 1: Being Known and Designated as Lot 39, Section 1, as shown on the Plat of DOUBLEGATE recorded in Plat Book 37 page 77 and 78 in the Office of the Register of Deeds of Forsyth County, North Carolina to which reference is hereby made for a more particular description.

TRACT 2: Being Known and Designated as Lot 21, Section 2, as shown on the Plat of DOUBLEGATE recorded in Plat Book 38 page 12, in the Office of the Register of Deeds of Forsyth County, North Carolina to which reference is hereby made for a more particular description.

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

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:

easements and restrictions of record.

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.

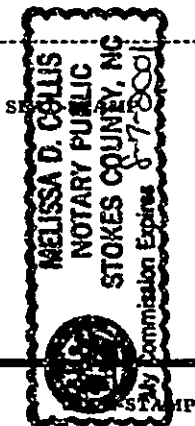
.....
(Corporate Name)

By:

..... President

ATTEST:

.....
Secretary (Corporate Seal)



USE BLACK INK ONLY

D & R PARTNERSHIP (SEAL)

By: *J. Dodd Linker* (SEAL)

J. DODD LINKER, Partner

By: *Ray A. Veach* (SEAL)

RAY A. VEACH, Partner

NORTH CAROLINA, FORSYTH County.

I, a Notary Public of the County and State aforesaid, certify that J. Dodd Linker and Ray A. Veach, partners of D & R Partnership Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 18th day of November, 1996.

My commission expires: August 7, 2001 *Melissa D. Collis* Notary Public

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 *Melissa D. Collis, NP*

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.

JOHN HOLLEMAN

REGISTER OF DEEDS FOR FORSYTH COUNTY

By *John C. Hood* Deputy/Assistant - Register of Deeds