

FORSYTH CO, NC
PRESENTED & RECORDED: 03/24/1997 09:25AM
DICKIE C. WOOD REGISTER OF DEEDS BY: NELSON
NO TAXABLE CONSIDERATION

6

FEE: \$ 10.00

B.P. Nelson

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 GRANTEES, 1762 E. SPRAGUE STREET, WINSTON-SALEM, NC 27107

This instrument was prepared by W. HAYES FOSTER

Brief description for the Index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 17TH day of MARCH, 1997, by and between

GRANTOR

GRANTEE

CAROLYN R. NEELY A/K/A CAROLINE R.
NEELY AND HUSBAND, JAMES L. NEELY

CAROLYN R. NEELY AND HUSBAND,
JAMES L. NEELY

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

FORSYTH

County, North Carolina and more particularly described as follows:

BEGINNING AT AN IRON STAKE IN THE NORTHEASTERN RIGHT OF WAY LINE OF SPRAGUE STREET, SAID IRON BEING 245.00 FEET FROM THE INTERSECTION OF SPRAGUE AND BRANCH STREET; THENCE FROM SAID BEGINNING POINT, NORTH 35° 00' EAST 64.85 FEET TO AN IRON IN A LINE WITH LOT 12 OF WAUGHTOWN GROVE, NO. 2 (SEE PLAT BOOK 6, PAGE 89); THENCE ALONG SAID LINE SOUTH 54° 34' 26" EAST 178.54 FEET TO AN IRON; THENCE SOUTH 45° 44' 33" WEST 74.00 FEET TO AN IRON; THENCE NORTH 51° 48' 37" WEST 165.00 FEET TO AN IRON IN THE NORTHEASTERN RIGHT OF WAY LINE OF SPRAGUE STREET, THE POINT AND PLACE OF BEGINNING. SAID DESCRIPTION TAKEN FROM A SURVEY BY DANIEL W. DONATHAN, RLS, DATED FEBRUARY 14, 1989.

"THE PURPOSE OF THIS DEED IS TO CORRECT THE NAME OF CAROLYN R. NEELY."

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

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:

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

Carolyn R. Neely (SEAL)
CAROLYN R. NEELY A/K/A CAROLINE R. NEELY

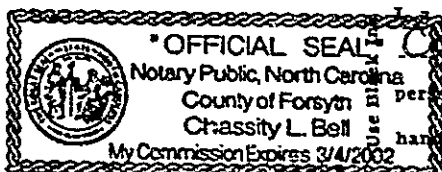
.....(SEAL)

JAMES L. NEELY
James L. Neely (SEAL)

.....(SEAL)

SEAL-STAMP

NORTH CAROLINA, Forsyth County.



I, a Notary Public of the County and State aforesaid, certify that

Carolyn R. Neely and James L. Neely Grantor,

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 March, 1997

My commission expires: 03-4-02 Chassity L. Bell Notary Public

SEAL-STAMP

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 Chassity L. Bell, Notary

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.

DICKIE C. WOOD, REGISTER OF DEEDS

REGISTER OF DEEDS FOR FORSYTH COUNTY

By [Signature] Deputy/Assistant - Register of Deeds