

DRAFTED BY: BILLY D. FRIENDE, JR.

RECORDING TIME

FORSYTH CO. NC 331 FEE: \$ 8.00
PRESENTED & RECORDED: 03/31/1997 4:28PM
DICKIE C. WOOD REGISTER OF DEEDS BY: HOODVA
STATE OF NC REAL ESTATE EXT: \$ 80.00

P. 2447
2447

EXCISE TAX

PROBATE AND FILING FEE \$ PAID

Tax Block: 2992 Lot: 12B, 13, 14 Parcel Identifier No.:
Property Address: 308 Oak Summit Road Winston-Salem, North Carolina 27105
Mail after recording to: Grantee 308 Oak Summit Road Winston-Salem, NC 27105
Mail future tax bills to: same as above

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 31st day of March, 19 97, by and between

GRANTOR

GRANTEE

JON M. SOUTHERN (Unmarried)

MARY M. YOUNG (Unmarried)

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 o.v.c. to him 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 a point lying in the southern right-of-way of Oak Summit Road and being the northwest corner of lot 14, Plat of J.C. Caudle Property, recorded in Plat book 12 at page 40, Forsyth County Register of Deeds office; running thence along the northern boundary of Oak Summit Road South 71° 32' 35" East a chord distance of 114.73 feet to a point; running thence along a new line South 16° 13' 56" West 298.79 feet to a point; running thence North 64° 54' 00" West a chord distance of 132.02 feet along the northern boundary of lot 26, Plat of J.C. Caudle Property as described above; running thence North 19° 25' 48" East 283.34 feet to a point lying in the southern right-of-way of Oak Summit Road and being the point and place of beginning. Said property being lots 13, 14 and an unnumbered lot immediately east of lot 13 as shown on map of J.C. Caudle Property, recorded in Plat book 12 page 40, Forsyth County Register of Deeds office.

The above land was conveyed to Grantor by _____ (see book number _____ 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, free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF the Grantor has set his hand and seal the day and year first above written.

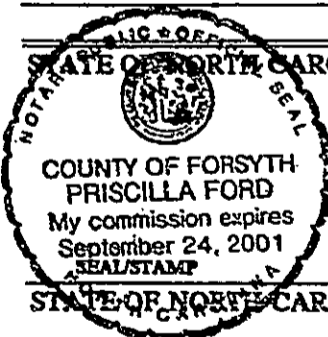
(seal)

Jon M. Southern
JON M. SOUTHERN

(seal)

(seal)

(seal)



STATE OF NORTH CAROLINA - Forsyth County

I, PRISCILLA FORD, a Notary Public of Forsyth County, NC, do hereby certify that JON M. SOUTHERN

personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the 31st day of March, 19 97.

My commission expires Sept 24, 2001. Priscilla Ford 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

The foregoing Certificate(s) of Priscilla Ford, NP

is/are certified to be correct.

This the 31 day of March, 19 97

Dickie C. Wood, Register of Deeds for Forsyth County by:

[Signature] Deputy/Assistant

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