

DRAFTED BY: Warren C. Hodges

BK1943 P4543

RECORDING TIME

FORSYTH CO, NC **295** FEE: \$ 8.00
PRESENTED & RECORDED: 04/25/1997 4:45PM
DICKIE C. WOOD REGISTER OF DEEDS BY: WOH/FO
STATE OF NC REAL ESTATE EXT: \$ **28.00**

atw shoford

EXCISE TAX **28.00**

PROBATE AND FILING FEE \$ PAID

Tax Block: 2377 Lot: 168 Parcel Identifier No.: _____
Property Address: 1005 William Street, Winston-Salem, North Carolina
Mail after recording to: Grantee, Rt 2, Box 137, King, NC 27021
Mail future tax bills to: SAME

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 18th day of April, 19 97, by and between

| GRANTOR | GRANTEE |
|--------------------------|--------------------|
| Michael T. Epps (single) | Betty L. Middleton |

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 other valuable consideration 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:

Being Lot 168 on the revised map of EASTON, as recorded in Plat Book 14, page 23(4) in the Forsyth County Registry, to which reference is made for a more particular description.

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.
Michael T. Epps (seal) _____ (seal)
Michael T. Epps (seal) _____ (seal)

STATE OF ~~NORTH CAROLINA~~ - Georgia Forsyth County
I, _____, a Notary Public of Forsyth County, NC, do hereby certify that Michael T. Epps (single) personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the 18 day of April, 1997.
Notary Public - Clayton County, Georgia
My Commission Expires November 12, 2000 19 Eileen Currie 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____.
SEAL/STAMP My commission expires _____, 19____ Notary Public

The foregoing Certificate(s) of Michael T. Epps, NP is/are certified to be correct.

This the 25th day of April, 19 97
John Holloman, Register of Deeds for Forsyth County by:
Charles Wood Deputy Assistant
Forsyth County Register of Deeds Form RFD 9-93