

DRAFTED BY: Darren S. Cranfill

BK1949

RECORDING TIME P 3358

FORSYTH CO. NC 18 FEE: \$ 8.00
PRESENTED & RECORDED: 06/04/1997 09:46AM
DICKIE C. WOOD REGISTER OF DEEDS BY: CANFEE
STATE OF NC REAL ESTATE EXT: \$ 143.00

EXCISE TAX

PROBATE AND FILING FEE \$ PAID

Tax Block: Lot: 43 Parcel Identifier No.:
Property Address: 2596 Mt. Salem Road Pfafftown, NC 27040
Mail after recording to: Grantee: 2596 Mt. Salem Road Pfafftown, NC 27040
Mail future tax bills to: Grantee:

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 15th day of May, 19 97, by and between

GRANTOR

Eileen M. Brennan, Single

GRANTEE

Peggy Redding

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 & O.V.C. TEN DOLLARS AND O.V.C. to her 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 Vienna Township, more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot No. 43, as shown on the plat entitled Salem West, Section One, as recorded in Plat Book 27, Page 133, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

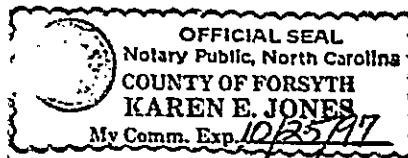
Grantee herein, by acceptance of this deed, agrees to assume and pay that certain indebtedness secured by that Deed of Trust recorded in Book 1602, Page 1427, Forsyth County Registry.

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. SAVE AND EXCEPT EASEMENTS AND RESTRICTIONS OF RECORD, IF ANY, AND CURRENT YEAR'S AD VALOREM TAXES.

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

Eileen M Brennan (seal) _____ (seal)
Eileen M. Brennan, Single
_____ (seal) _____ (seal)

STATE OF NORTH CAROLINA - Forsyth County
Karen E. Jones



_____, a Notary Public of Forsyth County, NC, do hereby certify that Eileen M. Brennan, 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 28th day of May, 19 97.

SEAL/STAMP My commission expires 10/25 19 97 Karen E. Jones 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 Karen E Jones, NP

This the 14th day of June, 19 97. is/are certified to be correct.

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

A.T. Wohlfarth Deputy/Assistant
Forsyth County Register of Deeds Form RFD 12/96

BK1949 P3358 - P3358