

FORSYTH CO. NC 24 FEE: \$ 10.00
PRESENTED & RECORDED: 10/15/1997 10:29AM
DICKIE C. WOOD REGISTER OF DEEDS BY: NELSON
STATE OF NC REAL ESTATE EXT: \$ 293.00
BK1968 P3137 - P3138

[Handwritten Signature]

Excise Tax \$ _____ Recording Time, Book and Page _____
Tax Lot No. Block 4635B Parcel Identifier No. _____
Verified by _____ County on the _____ day of _____, 19____
by _____

Mail after recording to Grantee
This instrument was prepared by Donald M. VonCannon
Brief Description for the index Lot 31 Whispering Winds, Sec. One
(NO TITLE SEARCH PERFORMED OR REQUESTED)

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 15th day of October, 1997, by and between

GRANTOR	GRANTEE
KEVIN E. RICH, unmarried AND RUTH M. RICH, unmarried by her Attorney-in-Fact, KEVIN E. RICH	SAMMY E. THREATT and wife, MINNA W. THREATT 5315 Windmill Circle Winston-Salem, NC 27106

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

BEING KNOWN AND DESIGNATED as Lot No. 31 as shown on the plat entitled WHISPERING WINDS, SECTION ONE, as recorded in Plat Book 25, Page 115, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

BK1968 P3137

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1880, Page 219. A map showing the above described property is recorded in Plat Book 25, Page 115.

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:

Subject to easements and restrictions of record, if any, and 1997 ad valorem taxes.

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.

By: _____
President

Kevin E. Rich (SEAL)
KEVIN E. RICH

ATTEST:

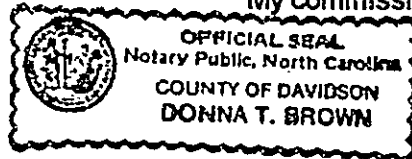
Secretary

Ruth M. Rich (SEAL)
RUTH M. RICH by her Attorney-in-fact,
KEVIN E. RICH

SEAL-STAMP NORTH CAROLINA, Forsyth County.

I, a Notary Public of the County and State aforesaid, certify that KEVIN E. RICH, Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 15th day of October, 1997.

My commission expires: February 28, 1998 Donna J. Brown
NOTARY PUBLIC



STATE OF NORTH CAROLINA - FORSYTH COUNTY

I, David A. Wallace, a Notary Public of Forsyth County, North Carolina, do hereby certify that KEVIN E. RICH, Attorney-in-Fact for RUTH M. RICH, personally appeared before me this day, and being by me duly sworn, says that he executed the foregoing and annexed instrument for and in behalf of RUTH M. RICH and that his authority to execute and acknowledge said instrument is contained in an instrument duly executed, acknowledged, and recorded in the Office of Register of Deeds of Forsyth County, North Carolina, on October 15, 1997, in Book 968, page 3135, and that this instrument was executed under and by virtue of the authority given by said instrument granting him power of attorney; that the said KEVIN E. RICH acknowledged the due execution of the foregoing and annexed instrument for the purposes therein expressed for and in behalf of the said RUTH M. RICH. I do further certify that I am not a party to the attached instrument.

My hand and official seal this 15 day of October, 1997.

David A. Wallace
Notary Public

The foregoing Certificate(s) of Donna T. Brown, David A. Wallace is/are certified to be correct. This instrument and this certificate are duly registered at the date and in the Book and Page shown on the first page hereof.

REGISTER OF DEEDS FOR FORSYTH COUNTY DICKIE C. WOOD, REGISTER OF DEEDS

By [Signature] Deputy/Assistant Register of Deeds.

BK1968 P3138