

FORSYTH CO, NC 26 FEE: \$ 10.00
PRESENTED & RECORDED: 01/30/1998 09:30AM
DICKIE C. WOOD REGISTER OF DEEDS BY: HODDVA
STATE OF NC REAL ESTATE EXT: \$ 53.00
BK1983 P1860 - P1861

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 ... David Wilson Box

This instrument was prepared by ... David L. Wilson, Jr. ... - NO TITLE SEARCH PERFORMED

Brief description for the Index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this .. 27 .. day of .. January .., 19 98 .., by and between

GRANTOR

GRANTEE

Benny O. Copple, Jr. and wife,
Jane R. Copple

Rebecca Simpson

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 Winston-Salem, Winston Township, Forsyth County, North Carolina and more particularly described as follows:

Situated on the east side of Urban Street, Winston-Salem, N.C. BEGINNING at an iron stake at the southeast intersection of Urban Street and an alley. Said stake being 254.2 feet north of E. Sprague Street, and being the northwest corner of Lot 103 as shown on Block 741 on Tax Map of Forsyth County, N.C. Running thence eastwardly along the south side of said alley 150 feet to an iron stake, the intersection of another alley; thence southwardly along the west side of an alley 50 feet to an iron stake; thence westwardly 150 feet to an iron stake in the east side of Urban Street, the northwest corner of Lot 104; thence northwardly 50 feet to the place of BEGINNING. Being known as Lot No. 103, Block 741 on Tax Map of Forsyth County, N.C. and being the former home place of Ida and Ellen Nance.

This being the same property described in Deed recorded in Deed Book 447, Page 321, Forsyth County Registry.

The property hereinabove described was acquired by Grantor by instrument recorded in . . . Book 1964, Page 2952 .

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:

Easements, rights of way and restrictions of record and 1998 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.

(Corporate Name)

By: _____

President

ATTEST: _____

Secretary (Corporate Seal)

USE BLACK INK ONLY

Benny O. Copple, Jr. (SEAL)

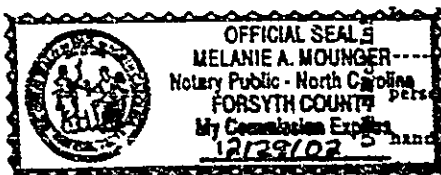
Jane R. Copple (SEAL)

(SEAL)

(SEAL)

SEAL-STAMP

NORTH CAROLINA, Forsyth County.



Notary Public of the County and State aforesaid, certify that Benny O. Copple, Jr. and wife, Jane R. Copple

Personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my

hand and official stamp or seal, this 27 day of January, 1998.

My commission expires: 12/28/02 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 _____

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

FORSYTH

REGISTER OF DEEDS FOR _____ COUNTY

By _____ Deputy/Assistant - Register of Deeds