

FORSYTH CO. NC 225 FEE: \$ 10.00
PRESENTED & RECORDED: 02/06/1998 4:14PM
DICKIE C. WOOD REGISTER OF DEEDS BY: WILLIA
STATE OF NC REAL ESTATE EXT: \$ 218.00
BK1984 P3534 - P3535

Filing and Probate Fees \$ _____ Paid
Recording Time, Book and Page

Excise Tax

Tax Lot 21 Block No. 3636, Parcel Identifier No. _____
Verified by _____ County on the _____ day of _____ 19____
by _____

Mail after recording to: Grantee; Jeff Medford & Shari Orlicek, 3721 Whitehaven Rd., Winston-Salem, NC 27106

This instrument was prepared by: Darren S. Cranfill

Brief description for the index:

Lot 21, Forsyth Forest

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this the 3rd day of February, 1998, by and between

GRANTOR

GRANTEE

Knight Farms, Inc., a Florida Corporation

Jeff Medford and wife, Shari Orlicek

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

BEING ALL OF LOT 21 OF THE SUBDIVISION KNOWN AS FORSYTH FOREST, AS SHOWN ON THE MAP THEREOF RECORDED IN THE FORSYTH COUNTY REGISTRY IN MAP BOOK 21, PAGE 49, REFERENCE TO SAID MAP BEING HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

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The property hereinabove described was acquired by Grantor by instrument recorded in Book __, at Page __.

A plat showing the above described property is recorded in Plat Book __, at 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, restrictions and rights of way of record, if any, and ad valorem taxes for the current year and each year subsequent thereto.

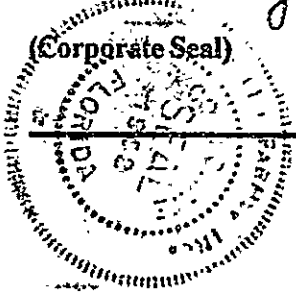
IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

Knight Farms, Inc., a Florida Corporation

Attest: Susan K. Helms
Secretary

By: Francis Knight, Pres.
President

(Corporate Seal)



NORTH CAROLINA - FORSYTH COUNTY

I, _____ a Notary Public of the County and State aforesaid, certify that, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this _____ day of _____, 1998.

My Commission expires: _____ Notary Public

NORTH CAROLINA - FORSYTH COUNTY

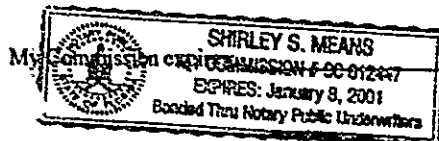
I, _____ a Notary Public of the County and State aforesaid, certify that, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this _____ day of _____, 1997.

My Commission expires: _____ Notary Public

County, State of _____

I, Shirley S. Means, the undersigned, a Notary Public of the County and State aforesaid, certify that Francis Knight personally came before me this day and acknowledged that (s)he is ☒ Secretary of Knight Farms, Inc., a Florida 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 itself as its ☒ Secretary.

Witness my hand and official seal, this the 5th day of February, 1998.



Shirley S. Means
Notary Public

The foregoing Certificate(s) of Shirley S. Means, J.P.

is/are certified to be correct. This instrument and this certificate are duly registered at the date of recording and in the Book and Page shown on the first page hereof.

DICKIE C. WOOD, REGISTER OF DEEDS

REGISTER OF DEEDS FOR _____ COUNTY

By: Dickie C. Wood

Deputy Assistant Register of Deeds

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