

FORSYTH CO, NC 73 FEE: \$ 10.00  
PRESENTED & RECORDED: 03/03/1998 11:51AM  
DICKIE C. WOOD REGISTER OF DEEDS BY: HODIVA

STATE OF NC REAL ESTATE EXTX: \$ 50.00

BK1989 P1264 - P1265 *Agarola*

Excise Tax

Recording Time, Book and Page

Tax Lot No. 's 1, 2 & 3, Tax Block 2206 Parcel Identifier No.  
Verified by County on the day of 19  
by

Mail after recording to ~~XXXXXXXXXXXXXXX~~ Grantees, 4670 Duffer Lane, Pfafftown NC 27040

This instrument was prepared by Joseph M. Coltrane, Jr.

Brief description for the Index

## NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 25th day of February, 1998, by and between

GRANTOR

GRANTEE

HUBERT G. WARD and wife,  
LINDA B. WARD

HENRY O. WASHINGTON and wife,  
ERNESTINE WASHINGTON

Mailing Address: 4670 Duffer Lane  
Pfafftown, NC 27040

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

BEING KNOWN and designated as Lots 1, 2 & 3, "I.N. WATSON PROPERTY", as shown on a map recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, in Plat Book 4, at Page 31, reference to which is hereby made for a more particular description.

Colleen F. Ward died in 1975 in Forsyth County, North Carolina. Hubert G. Ward inherited this entire property by survivorship. Linda B. Ward joins in this Deed to release her marital interest, if any.

Property Address: 5003 Voss Street, Winston-Salem NC 27105

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The property hereinabove described was acquired by Grantor by instrument recorded in .....

A map showing the above described property is recorded in Plat Book ... 4 ... page ... 31

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, rights of way and restrictions of record and 1998 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  
ATTEST: \_\_\_\_\_  
\_\_\_\_\_  
Secretary (Corporate Seal)

USE BLACK INK ONLY

*Hubert G. Ward*  
HUBERT G. WARD (SEAL)  
*Linda B. Ward*  
LINDA B. WARD (SEAL)  
\_\_\_\_\_  
(SEAL)  
\_\_\_\_\_  
(SEAL)

SEAL-STAMP

NORTH CAROLINA, FORSYTH County.

NOTARY PUBLIC  
JOAN M. ROGERS  
FORSYTH COUNTY, NC  
My Commission Expires 12/3/2002

I, a Notary Public of the County and State aforesaid, certify that HUBERT G. WARD AND WIFE, LINDA B. WARD Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 2nd day of February MARCH, 19 98.  
My commission expires: 12-3-2002 *Joan M. Rogers* 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 Joan M. Rogers, Notary Public

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**

REGISTER OF DEEDS FOR FORSYTH COUNTY

By *[Signature]* Deputy/Assistant - Register of Deeds

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