

FORSYTH CO. NC 169 FEE: \$ 10.00
PRESENTED & RECORDED: 03/30/1998 1:42PM
DICKIE C. WOOD REGISTER OF DEEDS BY: WILLIAM
STATE OF NC REAL ESTATE EXTX: \$ 149.00
BK1994 P 718 - P 719

Excise Tax \$149.00

Recording Time, Book and Page

Tax Lot No. 120 Greenbriar Farm, Phase II, * Parcel Identifier No.
*Section Two
Verified by County on the day of 19 ..
by

Mail after recording to Greg Allen Ralston, 4817 Meadow Hill Road, Winston-Salem, NC
110 Wing Haven Circle, Winston-Salem, NC 27106 27106

This instrument was prepared by George F. Phillips, Attorney

Brief description for the Index

Lot 120 Greenbrier Farm

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 27th day of March, 19 98, by and between

GRANTOR

GRANTEE

JOLLEY & SON BUILDERS, INC.

GREG A. RALSTON

and wife,

SHARON N. RALSTON

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:

BEING KNOWN AND DESIGNATED as Lot No. 120 as shown on the plat of GREENBRIER FARM, PHASE II, SECTION TWO, as recorded in Plat Book 40, Page 97, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

BK1994 P0718

PROPERTY ADDRESS: 110 Wing Haven Circle
Winston-Salem, NC 27106

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

A map showing the above described property is recorded in Plat Book 40 page 97
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:

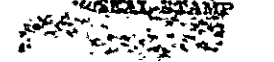
1998 ad valorem taxes and easements and restrictions of record.
(1998 taxes pro rated at closing)

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.

JOLLEY & SON BUILDERS, INC. (Corporate Name) _____ (SEAL)
By: *Franklin D. Jolley* _____ (SEAL)
Franklin D. Jolley _____
Vice President
ATTEST: *Violet D. Jolley* _____ (SEAL)
Violet D. Jolley _____
Secretary (Corporate Seal) _____ (SEAL)

USE BLACK INK ONLY

SEAL-STAMP

NORTH CAROLINA, _____ County.
I, a Notary Public of the County and State aforesaid, certify that _____ Grantor, 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 _____, 19____.
My commission expires: _____ Notary Public

SEAL-STAMP

NORTH CAROLINA, FORSYTH _____ County.
I, a Notary Public of the County and State aforesaid, certify that Violet D. Jolley _____ personally came before me this day and acknowledged that S. he is _____ Secretary of Jolley & Son Builders, Inc. _____ a North Carolina corporation, and that by authority duly _____ 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 27th day of March, 1998.
My commission expires: August 2, 2000 *Donna N. Gentry* Notary Public

The foregoing Certificate(s) of Donna N. Gentry
a Notary Public of Stokes County, North Carolina

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 FOR FORSYTH COUNTY
By *L. Campbell* Deputy Assistant - Register of Deeds BK1994 P0719