FORSYTH CO,NC 162 FEE: 10.00 PRESENTED & RECORDED: 07/30/1998 1:08PM DICKIE C. ROOD REGISTER OF DEEDS BY:WILLIA STATE OF NO REAL ESTATE EXTX: 220.00 PROOF P3712 - P3713

Excise Tax		Recording Time, Book and Page	
Tax Lot No		Parcel Identifier No	
Verified by	County on	the day of	
by	************* **** * ><***** *	* #* 8#4 * 1-10 P###1 BARZ J *5801 F## BRETAY OF FFFF	
Mail after recording to BOX 29			
This instrument was prepared byJ	oelGihson		,
Brief description for the Index	tx block 5414A	Lot 38	

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this30th day of ...JULY

, 19 98 , by and between

GRANTOR

MICHAEL A. BRANNOCK and wife, KARIN O. BRANNOCK

GRANTEE

ALEJANDRO GRUNDSETH and wife, MAYTE GRUNDSETH

2/595 Gunstock Brive Kernersville, NC

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.q. 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 FORSYTH

Township,

County, North Carolina and more particularly described as follows:

Being Known and Designated as Lot No. 38 as shown on the map of Bethel Forst, Section Two as shown on plat recorded in PLat Book 28, Page 19 in the Office of the Register of Deeds of Forsyth County, North Carolina.

BK2016PG3712

N. C. Bar Assoc. Form No. 3 © 1976. Revised © 1977 - Jynes Williams & Co., Inc., Box 127, Yadamsha, N. C. 27055 Printed by Agreement with the N. C. Bar Assoc. - 1981

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1577 Page 1482

A map showing the above described property is recorded in Plat Book .. 28

page 19

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 and restrictions of record

Ad Valorem Taxes 1998.

above written.	uthorized officers and its seal to be hereu	nd and seed by it empority of his Board of Directors, the day and year	
	Corporate Name)	Michael R. Brannock	EAL)
Ву:	Procident	Marin O. Brannock (SE Karin O. Brannock	EAL)
ATTEST:	J. President	Karin O. Brannock (se	EAL)
Serio Et App	NORTH CAROLINA,	County.	
PUBLIC	Michael A. Brannock an	nd State aforesald, certify that Grannick Grannick	antor,
COUNTY COUNTY	personally appeared before me this hand and official stamp or scal, this My commission expires: $\frac{11-11-20}{11-11-11-11}$		
SEAL-STAMP	NORTH CAROLINA,		
SEAL-STAMP	I, a Notary Public of the County :	and State aforesaid, certify that he is Secrets	ary ol
SEAL-STAMP	I, a Notary Public of the County of personally came before me this day of given and as the act of the corporate President, sealed with its corporate	and acknowledged that he is Secrets a North Carolina corporation, and that by authority ation, the foregoing instrument was signed in its name by its seal and attested by as its Secrets	ary of
SEAL-STAMP	I, a Notary Public of the County of personally came before me this day given and as the act of the corporate President, scaled with its corporate Witness my hand and official stamp	and acknowledged that he is Secreta action, the foregoing instrument was signed in its name by its seal and attested by as its Secreta or seal, thisday of Notary	ary of
SEAL-STAMP The foregoing Certificate(2)	I, a Notary Public of the County of personally came before me this day given and as the act of the corporate President, sealed with its corporate Witness my hand and official stamp My commission expires:	and acknowledged that he is Secrets a North Carolina corporation, and that by authority ation, the foregoing instrument was signed in its name by its seal and attested by as its Secrets or seal, thisday of, 19	ary oly duly retary
The foregoing Certificate(z	I, a Notary Public of the County of personally came before me this day given and as the act of the corporate President, sealed with its corporate Witness my hand and official stamp My commission expires:	and acknowledged that he is Secretary at the foregoing instrument was signed in its name by its as its Secretary or seal, this day of Notary second or seal, the date and time and in the Book and Page shown	ary of duly duly retary
The foregoing Certificate(a	I, a Notary Public of the County of personally came before me this day given and as the act of the corporate President, sealed with its corporate Witness my hand and official stamp My commission expires:	and acknowledged that he is Secretary and acknowledged that he is Secretary at least one foregoing instrument was signed in its name by its as its Secretary or seal, this day of , 19 Notary	ary oldy duly retary Publication on the

BK2016PG3713

N. C. Bar Assoc. Form No. 3 © 1976. Revised © 1977 - James Williams & Co., Inc., Box 127, Yarkimille, N. C. 27055