

FORSYTH CO, NC 213 FEE: \$ 12.00  
PRESENTED & RECORDED: 02/24/1999 3:46PM  
DICKIE C. WOOD REGISTER OF DEEDS BY: ROLES  
STATE OF NC REAL ESTATE EXTX: \$ 101.00  
BK2052 P3936 - P3938 *J. B. Bledsoe*

Excise Tax \$101.00

Recording Time, Book and Page

Tax Lot No. .... Parcel Identifier No.  
Verified by ..... County on the ..... day of  
by .....

Mail after recording to . Gregory D. Henshaw  
Box 144

This instrument was prepared by Gregory D. Henshaw

Brief description for the Index

Lot 42, Bonanza Hills

### NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 19th day of February, 1999, by and between

GRANTOR

GRANTEE

Danny L. McCracken  
and wife,  
Diana E. McCracken

Monica D. McCracken

Property Address: 1942 Cartwright Dr.  
Kernersville, NC 27284

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

BEING KNOWN AND DESIGNATED as Lot Number 42, as shown on the Map of Bonanza Hills, as recorded in Plat Book 22, Page 162 in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

BK2052PG3936

The property hereinabove described was acquired by Grantor by instrument recorded in . . . . .  
Book 1133, Page 537

A map showing the above described property is recorded in Plat Book 22 page 162

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:

Any easements, restrictions, and rights-of way of record.

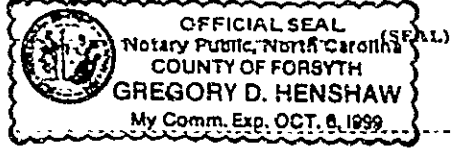
IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

-----  
(Corporate Name)  
By: -----  
----- President  
ATTEST:  
-----  
----- Secretary (Corporate Seal)

USE BLACK INK ONLY

*Danny L. McCracken* (SEAL)  
DANNY L. MCCRACKEN  
*Diana E. McCracken* (SEAL)  
DIANA E. MCCRACKEN  
*Danny L. McCracken* (SEAL)  
Attorney in Fact

SEAL-STAMP NORTH CAROLINA, Forsyth County.



I, a Notary Public of the County and State aforesaid, certify that  
Danny L. McCracken Grantor,  
personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my  
hand and official stamp or seal, this 19th day of February 1999  
My commission expires: 10/6/99 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 -----  
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.

REGISTER OF DEEDS FOR ----- COUNTY  
By ----- Deputy Assistant - Register of Deeds

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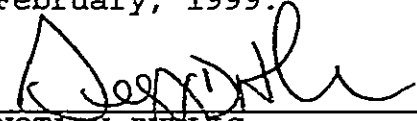
NORTH CAROLINA

FORSYTH COUNTY

I, GREGORY D. HENSHAW, a Notary Public for said County and State, do hereby certify that DANNY L. MCCRACKEN, Attorney in Fact for DIANA E. MCCRACKEN, personally appeared before me this day, and being by me duly sworn, says that he executed the foregoing and annexed instrument for and in behalf of the said DIANA E. MCCRACKEN, and that his authority to execute and acknowledge said instrument is contained in an instrument duly executed, acknowledged, and recorded in the Office of the Register of Deeds in the County of FORSYTH, State of North Carolina, on the 12th day of December, 1989 in Book 1682, Page 630 and that this instrument was executed under and by virtue of the authority given by said instrument granting him power of attorney.

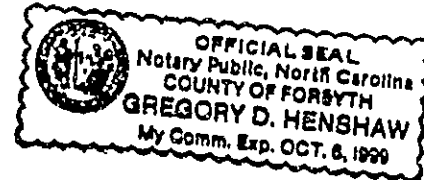
I do further certify that the said DANNY L. MCCRACKEN acknowledged the due execution of the foregoing and annexed instrument for the purposes therein expressed for and in behalf of the said DIANA E. MCCRACKEN.

Witness my hand and official seal, this the 19TH day of February, 1999.

  
\_\_\_\_\_  
NOTARY PUBLIC

(OFFICIAL SEAL)

My Commission Expires: 10/06/99



STATE OF NC - FORSYTH CO      The foregoing certificate(s) of:

Gregory D Henshaw NP      NP(s)

is/are certified to be correct at the date of recordation shown on the first page thereof.

Dickie C. Wood, Register of Deeds by: Dan Wood Deputy/Asst

BK2052PG3938