

FORSYTH CO, NC **65** FEE: \$ 10.00
PRESENTED & RECORDED: 08/13/1999 11:54AM
DICKIE C. WOOD REGISTER OF DEEDS BY: HOODVA
STATE OF NC REAL ESTATE EXT: \$ **30.00**
BK: 2081 P: 2392 - 2393

Excise Tax

Recording Time, Book and Page

Tax Lot No. Lot 8, Block 2992 Parcel Identifier No. _____
Verified by _____ County on the _____ day of _____,
by _____

Mail after recording to Grantee -
Box # 73 ORIGINAL TO

This instrument was prepared by Parks Roberts, Attorney

Brief description for the Index Lot 8, J.C.Caudle Property

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 30th day of July, 1999, by and between

GRANTOR

GRANTEE

JIMMY LINN HONEYCUTT, JR.
and wife,
VICTORIA L. HONEYCUTT

DAVID LEE GRUBBS (Divorced)

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 _____, Middlefork #1 _____ Township, Forsyth _____ County, North Carolina and more particularly described as follows:

LYING AND BEING North of the City of Winston-Salem, North Carolina, being known and designated as Lot No. 8 on the Map of J. C. Caudle Property said map being recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, in Plat Book 12 at Page 40, to which reference is hereby made for a more particular description; and said lot fronting on the south side of Oak Summit Road, and of that width extending southwardly 300 feet.

The property hereinabove described was acquired by Grantor by instrument recorded in
Deed Book 1305, Page 766, Forsyth County Registry.

A map showing the above described property is recorded in Plat Book 12 page 40.....

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:

save and except easements and restrictions of record, if any and 1999 ad valorem taxes which will be pro-rated as of the day of 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.

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

USE BLACK INK ONLY

Jimmy Linn Honeycutt, Jr. (SEAL)
JIMMY LINN HONEYCUTT, JR.
Victoria L. Honeycutt (SEAL)
VICTORIA L. HONEYCUTT
..... (SEAL)
..... (SEAL)

SEAL-STAMP

Texas
~~XXXXX XXXXXXX~~ *Williamson* County.

I, a Notary Public of the County and State aforesaid, certify that
JIMMY LINN HONEYCUTT, JR. *Wife Victoria L. Honeycutt* Grantor,

personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this *30th* day of *July*, 1999

My commission expires: *October 28, 2000*, *Angelic Gutierrez* 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 *Angelic GUTIERREZ*

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.

By *Deed Clerk* REGISTER OF DEEDS FOR **FORSYTH** COUNTY
Deputy/Assistant - Register of Deeds