

FORSYTH CO, NC **356** FEE: \$ 10.00
PRESENTED & RECORDED: 09/30/1999 4:37PM
DICKIE C. WOOD REGISTER OF DEEDS BY: HOODVA

STATE OF NC REAL ESTATE EXT: \$ **35.00**
BK2087 P4113 - P4114

Excise Tax **\$35.00**

Recording Time, Book and Page

Tax Lot No. _____ Parcel Identifier No. _____
Verified by _____ County on the ____ day of _____, 19__
by _____

Mail after recording to **April C. Wood, 201 West Main St., Suite 204, Thomasville, NC 27360**

This instrument was prepared by **April C. Wood, Attorney at Law**

Brief Description for the index

Lots 19 and 20, Block H, E. B. Cassell Farm

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made **September 30, 1999**, by and between

GRANTOR

GRANTEE

James T. Atkins and wife, Mary Elizabeth Atkins

**David K. Rich and wife, Cheryl I. Rich
151 Keiffer Drive
Lexington, North Carolina 27292**

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, County of FORSYTH, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lots 19 and 20, Book H, as shown upon the Map of E. B. CASSEL FARM, a Plat of which is recorded in the Office of the Register of Deeds of Forsyth County, North Carolina Plat Book 3 at Page 84, to which Plat reference is hereby made for a more particular description.

**3599 Rosie Street
Winston-Salem, NC 27107**

**Tax Block 1817B
Lots 110 & 112**

This Conveyance is made subject to that Deed of Trust Recorded in Book 1629, Page 1197, Forsyth County Registry. In accepting this Deed, the Grantee herein, as part of the consideration for this transfer, hereby assume all obligations and the Note and Deed of Trust referred to above and further agree to indemnify the Veterans Administration to the extent of any claim arising from the guaranty of insurance of the said loan indebtedness.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1629, Page 1196.

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.

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)

James T. Atkins (SEAL)
James T. Atkins

By: _____
President

Mary Elizabeth Atkins (SEAL)
Mary Elizabeth Atkins

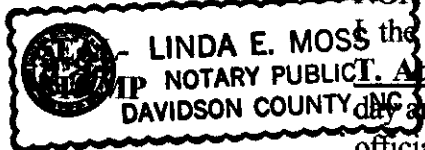
ATTEST:

Secretary (Corporate Seal)

(SEAL)

(SEAL)

NORTH CAROLINA, DAVIDSON County.



I, the undersigned, a Notary Public of the County and State aforesaid, certify that James Atkins and Mary Elizabeth Atkins, Grantors, personally appeared before me this 3rd day of September, 1997 and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 3rd day of September, 1997

My commission expires:
3-18-2003

Linda E. Moss
Notary Public

SEAL-
STAMP

NORTH CAROLINA, DAVIDSON County.

I, the undersigned, a Notary Public of the County and State aforesaid, certify that personally came before me this day and acknowledged that he/she 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 him/her as its Secretary. Witness my hand and official stamp or seal, this ___ day of _____, ____.

My commission expires:

Notary Public

The foregoing Certificate(s) of Linda E. Moss

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