

DRAFTED BY: JEFFREY B. WATSON,
ATTORNEY AT LAW

RECORDING TIME

FORSYTH CO, NC 28 FEE: \$ 8.00
PRESENTED & RECORDED: 04/28/2000 09:55AM
DICKIE C. WOOD REGISTER OF DEEDS BY: HODDVA
STATE OF NC REAL ESTATE EXTX: \$ 98.00
BK2114 P1884 - P1884

EXCISE TAX \$98.00

PROBATE AND FILING FEE \$ PAID

Tax Block: 2285 Lot: 16 Parcel Identifier No.:
Property Address: 4021 Dalton Street, Winston-Salem, NC 27105
Mail after recording to: PATRICIA C. SIMMONS, 4021 Dalton Street, Winston-Salem, NC 27105
Mail future tax bills to: Same

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 27th day of April, 1 2000, ~~xs~~, by and between

GRANTOR

JANET JONES BANZHOF
and husband,
WILLIAM S. BANZHOF, JR.

GRANTEE

PATRICIA C. SIMMONS
(DIVORCED)

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, in consideration of (\$ 10.00 & O.V.C.) TEN DOLLARS AND OTHER VALUABLE CONSIDERATIONS to THEM 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 in Forsyth County, North Carolina Winston Township, more particularly described as follows:

BEING KNOWN AND DESIGNATED AS Lot No. 16, as shown on the Plat of Daltonia No. 3, Block 5, as recorded in Plat Book 10, Page 75, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description. For further reference, see Deed Book 1835, Page 290, Forsyth County Registry.

BEING INFORMALLY KNOWN AS Tax Lot 16, Block 2285, Winston Township, Forsyth County Tax Records.

The above land was conveyed to Grantor by _____ (see book number _____ page _____)

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, free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever, save and except easements and restrictions of record, if any, and 2000 ad valorem taxes, pro rated at closing.

IN WITNESS WHEREOF the Grantor has set his hand and seal the day and year first above written.

Janet Jones Banzhof (seal)
JANET JONES BANZHOF (seal)

William S. Banzhof, Jr. (seal)
WILLIAM S. BANZHOF, JR. (seal)

STATE OF NORTH CAROLINA - Forsyth County



OFFICIAL SEAL

Notary Public, North Carolina
COUNTY OF DAVIE
JODY H. WELCH
My Commission Expires Oct. 10, 2002

Jody H. Welch

Davie

a Notary Public of Forsyth County, NC, do hereby

certify that JANET JONES BANZHOF and husband, WILLIAM S. BANZHOF, JR.

personally appeared before me this day and acknowledged the execution of the foregoing deed of

conveyance. Witness my hand and notarial seal this the 27th day of April, 2000, ~~xs~~.

SEAL/STAMP

My commission expires October 10, 2002 ~~xs~~ Jody Welch Notary Public

STATE OF NORTH CAROLINA - Forsyth County

I, _____, a Notary Public of Forsyth County, NC, do hereby
certify that _____

personally appeared before me this day and acknowledged the execution of the foregoing deed of

conveyance. Witness my hand and notarial seal this the _____ day of _____, 19____.

SEAL/STAMP

My commission expires _____, 19____. _____ Notary Public

The foregoing Certificate(s) of Jody H. Welch, Notary Public, Davie County, NC

is/are certified to be correct.

This the 28th day of April, 2000, ~~xs~~.

Dickie C. Wood, Register of Deeds for Forsyth County by:

[Signature]

Deputy/Assistant