

FORSYTH CO, NC 24 FEE: \$ 10.00
PRESENTED & RECORDED: 08/10/2000 10:03AM
DICKIE C. WOOD REGISTER OF DEEDS BY: HOODVA
GIFT DEED
BK 2129 P1365 - P1366

Excise Tax

Recording Time, Book and Page

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

Mail after recording to Grantee @3886 Hartford St., W-S, NC 27106

This instrument was prepared by D. BARRETT BURGE

Brief description for the Index Lots 57 & 58 of Easton

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 9th day of AUGUST, 2000, by and between

GRANTOR

GRANTEE

PHILLIP D. HICKS AND WIFE,
PERNICIA D. HICKS

PHILLIP D. HICKS AND WIFE,
PERNICIA D. HICKS

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

BEING KNOWN AND DESIGNATED as Lot Number 57 and Lot Number 58 on the revised plat of Easton, which plat is recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, in Plat Book 14 at Page 23 (4), to which reference is hereby made for a more particular description.

Tax Block 2377, Lot (s) 57 & 58

Grantor executes this deed for the purpose of creating a tenancy by the entirety pursuant to NCGS 39-13.3.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 2048, Page 2663, Forsyth County Registry.

A map showing the above described property is recorded in Plat Book 14 page 23(4).

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, rights of way, restrictions, and conditions of record, if any.

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.

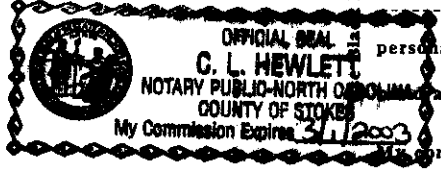
(Corporate Name)
By:
President
ATTEST:
Secretary (Corporate Seal)

USE BLACK INK ONLY

Phillip D. Hicks (SEAL)
PHILIP D. HICKS
Pernicia D. Hicks (SEAL)
PERNICIA D. HICKS
(SEAL)
(SEAL)

SEAL-STAMP NORTH CAROLINA, Forsyth County.

I, a Notary Public of the County and State aforesaid, certify that Phillip D. Hicks and wife, Pernicia D. Hicks Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 9 day of August, 2000. My Commission Expires 3/1/2003 C & Hewlett 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 C. L. Hewlett, Notary Public

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 FOR FORSYTH COUNTY
Deputy Assistant - Register of Deeds