

Drafted By: **Hamilton C. Horton, Jr.**
328 North Spring Street
Winston-Salem, NC 27101

RECORDING TIME

FORSYTH CO, NC 173 FEE: \$ 12.00
PRESENTED & RECORDED: 08/23/2000 4:22PM
DICKIE C. WOOD REGISTER OF DEEDS BY: HODDVA
NO TAXABLE CONSIDERATION
BK2130 P4032 - P4034

(no title search performed)

EXCISE TAX

PROBATE AND FILING FEE \$ PAID

Tax Block: _____ Lot: _____ Parcel Identifier No.: _____
Property Address: 2216 Peachtree Street, 2218 Peachtree Street, 1224 Sprague Street, Winston-Salem, NC
Mail after recording to: Harry H. Barnes, III @ 1909 Eichelberger Dr. Fayetteville NC 28303
Mail future tax bills to: _____

FORSYTH COUNTY, NORTH CAROLINA QUITCLAIM DEED

THIS DEED made this 23rd day of August, 2000, by and between

GRANTOR

GRANTEE

**RICHARD DALLAS BARNES and wife,
CATHRYN LYNN BARNES and HARRY H.
BARNES, III, and wife, MYRA C. BARNES**

**HARRY H. BARNES, III and daughter,
GRETCHEN BARNES**

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 THIRTY-SIX THOUSAND SEVEN HUNDRED THIRTY-NINE and 64/100 DOLLARS (\$36,739.64) to them paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does hereby release and forever quitclaim unto the Grantee, forever, all right, title and interest as the Grantor has in or to that parcel of land in Forsyth County, North Carolina Winston Township, more particularly described as follows:

SEE ATTACHED EXHIBIT "A"


The purpose of this Deed is to convey all right, title and interest of Grantors to Grantees as joint tenants with right of survivorship.


Property Address: 2216 Peachtree Street, 2218 Peachtree Street, 1224 Sprague Street, Winston-Salem, NC

TO HAVE AND TO HOLD the above-released premises unto the said Grantee, to Grantee and Grantee's only proper use and behoof forever; so that neither the Grantor nor any person, in Grantor's name and behalf, shall or will hereafter claim or demand any right or title to the premises, or any part thereof, but they and each of them shall, by these presents, be excluded and forever barred.

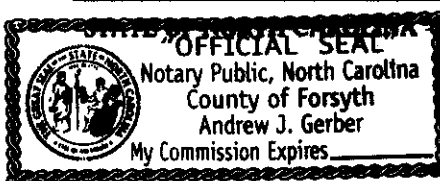
IN WITNESS WHEREOF the Grantor has set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by the authority of its Board of Directors, the day and year first above written.

 (seal)
Richard D. Barnes

 (seal)
Cathryn Lynn Barnes

 (seal)
Harry H. Barnes, III

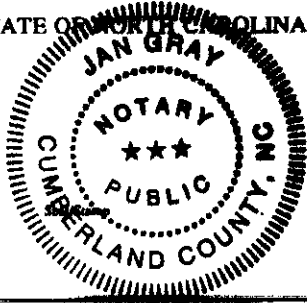
 (seal)
Myra C. Barnes



Forsyth County
Andrew J. Gerber, a Notary Public of FORSYTH County, NC, do hereby certify that RICHARD DALLAS BARNES and wife, CATHRYN LYNN BARNES personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.
Witness my hand and official seal this 23rd day of August, 2000.
My commission expires 3.27.2002 Andrew J. Gerber, Notary Public.

Seal/Stamp

STATE OF NORTH CAROLINA - Cumberland County



I, Jan Gray, a Notary Public of Cumberland County, NC, do hereby certify that HARRY E. BARNES, JR and wife, MYRA C. BARNES personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

Witness my hand and notarial seal this the 22nd day of August, 2000

My commission expires 09/01 2004 Jan Gray, Notary Public

The foregoing Certificate(s) of Andrew J. Gerber & Jan Gray is/are certified to be correct. This the 25 day of August, 2000

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

[Signature] Deputy Register

EXHIBIT A

TRACT 1:

BEGINNING at an iron stake in the West line of Peachtree Street 159 feet South $00^{\circ} 29'$ West from an iron stake at the Southwest corner of Maughtown and Peachtree Streets, the Southeast corner of Lot No. 3 on the map of A. L. Hoover Homeplace recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, in Plat Book 4 at Page 136; running thence with the West line of said Peachtree Street, South $00^{\circ} 29'$ West 53 feet to an iron stake at the Northeast corner of Lot No. 5 on said map; thence with the North line of said Lot No. 5, North $89^{\circ} 31'$ West 112.02 feet to an iron stake in the East line of S. F. Cude, the Northwest corner of said Lot No. 5; thence with said East line of Cude, North $01^{\circ} 36'$ East 53.01 feet to an iron stake, the Southwest corner of said Lot No. 3; thence with the South line of said Lot No. 3, South $29^{\circ} 31'$ East 110.95 feet to the BEGINNING, being Lot No. 4 on said map.

TRACT 2:

BEGINNING at an iron stake in the West line of Peachtree Street 212 feet South $00^{\circ} 29'$ West from an iron stake at the Southwest corner of Maughtown and Peachtree Streets, the Southeast corner of Lot No. 4 on the map of A. L. Hoover Homeplace recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, in Plat Book 4 at Page 136; running thence with the West line of said Peachtree Street, South $00^{\circ} 29'$ West 53 feet to an iron stake at the Northeast corner of Lot No. 6 on said map; thence with the North line of said Lot No. 6, North $89^{\circ} 31'$ West 113.11 feet to an iron stake in the East line of T. S. Sink, the Northwest corner of said Lot No. 6; thence with said East line of Sink and falling in with the East line of S. F. Cude, North $01^{\circ} 36'$ East 53.01 feet to an iron stake at the Southwest corner of Lot No. 4; thence with the South line of said Lot 4, South $89^{\circ} 31'$ East 112.02 feet to the BEGINNING, being Lot No. 5 on said map.

TRACT 3:

BEING KNOWN AND DESIGNATED as Lots Nos. thirty-eight (38) and thirty-nine (39), fronting an aggregate sum of fifty feet on the Southern side of Sprague Street, of the property known as the Bob Waugh Tract, as shown on and according to map by Minshaw & Marshall, Engineers, dated September 1921; said map being recorded in Plat Book Number Four, Page 195, in the Office of the Register of Deeds of Forsyth County, North Carolina.

LYING AND BEING in Forsyth County, North Carolina, and more particularly described as follows: BEGINNING at a stake on the South side of Sprague Street at the Northwest corner of Lot 39, said stake being 362.65 feet West of the Southwest intersection of Sprague Street and Clemmonsville Road, formerly Clover Street; thence South $12^{\circ} 30'$ West 175.05 feet to a stake in the Southwest corner of Lot #39; thence North $64^{\circ} 12'$ West 37.25 feet to a stake in the South line of Lot 41; thence North $11^{\circ} 34'$ East 165.5 feet to a stake in Sprague Street; thence South $77^{\circ} 33'$ East 41.67 feet to a stake, the place of BEGINNING, being Lot No. 40 and the Eastern portion of Lot 41, as shown on the plat of Bob Waugh Tract, owned by Estelle M. Montague, and recorded in Plat Book 4, Page 195, Office of the Register of Deeds of Forsyth County, and being a portion of the land described in that certain deed from Estelle M. Montague and husband, H. Montague to Mrs. D. L. Pack, dated October 1, 1927, recorded in Deed Book 284, Page 276, Forsyth County Registry.

Also all right, title and interest in and to a certain easement to be used as a right-of-way for a driveway, and described in a certain agreement entered into by and between Mrs. Delia L. Pack and husband, L. C. Pack, and J. B. Spaugh and wife, Janie Lee Spaugh, recorded in Deed of Trust Book 269, Page 53, of the Forsyth County Registry.