

DRAFTED BY: Gordon W. Jenkins, Esq.
 NO TITLE SEARCH REQUESTED OR PERFORMED

RECORDING TIME

FORSYTH CO, NC 132 FEE: \$ 10.00
 PRESENTED & RECORDED: 08/29/2000 3:09PM
 DICKIE C. WOOD REGISTER OF DEEDS BY: HOOBVA
 NO TAXABLE CONSIDERATION
 BK2131 P3768 - P3769

EXCISE TAX

PROBATE AND FILING FEE \$ PAID

Tax Block: 0427 Lot: 002A Parcel Identifier No.:
 Property Address: 1404 Twenty Third Street, E., Winston-Salem, NC 27105-5410
 Mail after recording to: Grantee, 2520 Reynolds Park Road, Winston-Salem, NC 27107
 Mail future tax bills to: Grantee, 2520 Reynolds Park Road, Winston-Salem, NC 27107

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 28th day of August, 2000, by and between

GRANTOR

GRANTEE

Raymond S. Duckett (Widower)

Herbert Duckett

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 & OVC) Ten Dollars and Other 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 in Forsyth County, North Carolina Winston Township, more particularly described as follows:

See Exhibit A attached hereto and incorporated herein for a more particular description.

No Taxable Consideration

Lawrence E. Westmoreland and
 Wife, Louise N. Westmoreland

The above land was conveyed to Grantor by (see book number 801 page 257)

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.

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

(seal)

Raymond S. Duckett

(seal)

Raymond S. Duckett (Widower)

(seal)

(seal)

STATE OF NORTH CAROLINA - Forsyth County

I, JAMES E. HARLEY, a Notary Public of Forsyth County, NC, do hereby certify that Raymond S. Duckett (Widower) personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the 28 day of August, 2000.

SEAL/STAMP

My commission expires September 24, 2001 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 James E. Harley, Jr. is/are certified to be correct.

This the 29th day of August, 2000

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

EXHIBIT "A"

PROPERTY DESCRIPTION

Lying and being in the City of Winston-Salem, Forsyth County, North Carolina, and BEGINNING at an iron stake on the south side of 23rd Street, said stake being Eastwardly 50 feet from the Southeast intersection of Claremont Avenue and 23rd Street, said stake also being the Northeast corner of Lot No. 1 on the hereinafter mentioned plat; running thence Southwardly 150 feet to an iron stake in an alley, said stake being the Southeast corner of Lot No. 1 on the hereinafter mentioned plat; thence Eastwardly 48 feet to an iron stake, said stake being 2 feet Westwardly from the Southwest corner of Lot 3 on the hereinafter mentioned plat; running thence Northwardly 150 feet to an iron stake on the South side of 23rd Street, said stake being Westwardly 2 feet from the Northwest corner of Lot 3 of the hereinafter mentioned plat; running thence along the South side of 23rd Street, 48 feet to the place of BEGINNING, being known and designated as the greater portion of Lot No. 2 on the Map of Fairview Heights, Andrews Addition, as recorded in Deed Book 97, page 592, and Plat Book 3, page 27A, Forsyth County Registry, North Carolina. For further reference see Deed Book 745, page 234 and Deed Book 610, page 376.

