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FORSYTH CO, NC 21 FEE:\$ 10.00 PRESENTED & RECORDED: 09/28/2000 10:02A/DICKIE C. WOOD REGISTER OF DEEDS BY:FOINDE STATE OF NC REAL ESTATE EXTX:\$ 154.00 BK2136 P 71 - P 72

DRAFTED BY: Norman L. Nifi MAIL FUTURE TAX BILLS TO	ong : Grantees, at property address
PROPERTY ADDRESS:	905 Roosevelt Avenue, Winston-Salem, NC 27105
BLOCK: 0976	LOT:011
NORTH CAROLINA )	NORTH CAROLINA CENERAL WARRANTY DEED
FORSYTH COUNTY )	NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this the 27th day of September, 2000 by and between EVERCLEAR PROPERTIES, INC., a North Carolina corporation, hereinafter referred to as "Grantor" and TASHA TAYLOR and husband, RODNEY TAYLOR, hereinafter referred to as "Grantees".

## WITNESSETH:

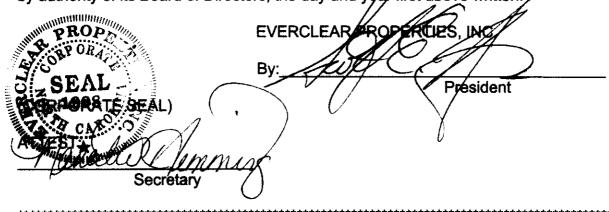
THAT the Grantor, in consideration of One Hundred and No/100 (\$100.00 & OVC) Dollars and Other Valuable Considerations to it paid by the Grantees, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantees in fee simple, all that certain lot or parcel of land in Forsyth County, North Carolina, more particularly described as follows:

**BEGINNING** at an iron in the northern right-of-way line of Roosevelt Street, said iron being the southwest corner of Lot 12 as shown on Map of Boston Heights as recorded in Plat Book 8 at Page 9 in the Office of the Register of Deeds of Forsyth County, North Carolina; thence from said **beginning point** along the northern right-of-way line of Roosevelt Street, North 88° 15' 00" West 50.00 feet to a nail, the southeast corner of Lot 10 as shown on the aforementioned plat; thence along the east line of the aforesaid Lot 10 North 01° 44' 34" East 144.31 feet to an iron; thence South 88° 15' 00" East 50.00 feet to an iron; thence South 01° 44' 34" West 144.31 feet to the point and place of **BEGINNING**. Being known and designated as Lot 11 as shown on Map of **BOSTON HEIGHTS** as recorded in Plat Book 8 at Page 9 in the Office of the Register of Deeds of Forsyth County, North Carolina, all according to survey of Thomas A. Riccio dated September 15, 2000.

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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 the 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 the Grantor will warrant and defend the title against the lawful claims of all persons whomsoever, except as above set forth.

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



## NORTH CAROLINA-Forsyth County

I, Jane A. Cox, a Notary Public, of County, North Carolina, certify that Nancette Hemming personally came before me this day and acknowledged that she is Secretary of Everclear Properties, Inc., 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 her as its Secretary.

WITNESS my hand and notarial stamp or seal, this the 27th day of September, 2000.

North Carolina • Fassith County
JANE A. COX
NOTARY MISUS

NAy Commenced finances

My commission expires: June 22, 2005 NOTARY PUBLIC

STATE OF NC - FORSYTH CO

The foregoing certificate(s) of:

NP(s)

is/are certified to be correct at the date of recordation shown on the first page thereof.

Dickie C. Wood, Register of Deeds by:

Deputy/Asst