

FORSYTH CO, NC 16 FEE: \$ 12.00
PRESENTED & RECORDED: 10/25/2000 10:29AM
DICKIE C. WOOD REGISTER OF DEEDS BY: HODDVA
STATE OF NC REAL ESTATE EXT: \$ 102.00
BK2139 P3408 - P3410

DRAFTED BY: George F. Phillips

Excise Tax: \$102.00 Probate and Filing Fee: _____
Tax Lot No. 485 and 486; Block 1726 Block No. _____ Parcel Identifier No. _____

Mail after recording to: Peggy F. Lewter
1253 Country Lane, Winston-Salem, NC 27101

Future tax bills to: Same as above

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 25th day of September, 2000, by and between

GRANTOR	GRANTEE
Donald L. Shuford and wife, Dorothy L. Shuford Rebecca S. Tincher and husband, Thomas E. Tincher Frances S. Palmer (unmarried) and Janelle F. King (unmarried)	Peggy F. Lewter

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 in the City of Winston-Salem, Winston Township, Forsyth County, North Carolina and more particularly described as follows:

BEING known and designated as Lots Nos 485 and 486 as shown on the map of Central Terrace Property, formerly owned by H. E. Cartland, recorded in Plat Book 4, Page 61, Office of Register of Deeds of Forsyth County, North Carolina, reference to which is made for a more particular description.

Property Address: 2840 Lomond Street, Winston-Salem, NC 27127

The Grantors herein constitute of all of the heirs of Lillie Shuford who died in testate a resident of Forsyth County, North Carolina on the 1 day of February, 2000.

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 subject to the following exceptions:

2000 ad valorem taxes and easements and restrictions of record.

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

<u>Donald L. Shuford</u> (SEAL) Donald L. Shuford	<u>Dorothy L. Shuford</u> (SEAL) Dorothy L. Shuford
<u>Rebecca S. Tincher</u> (SEAL) Rebecca S. Tincher	<u>Thomas E. Tincher</u> (SEAL) Thomas E. Tincher
<u>Frances S. Palmer</u> (SEAL) Frances S. Palmer	<u>Janelle F. King</u> (SEAL) Janelle F. King

**STATE OF NORTH CAROLINA
DAVIDSON COUNTY
DAVIDSON**

I, Elizabeth K. Parker a Notary Public of the County and State aforesaid, certify that Donald L. Shuford and wife, Dorothy L. Shuford, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal.

This 29th day of September, 2000.

Elizabeth K. Parker
Notary Public

My Commission Expires: February 18, 2002



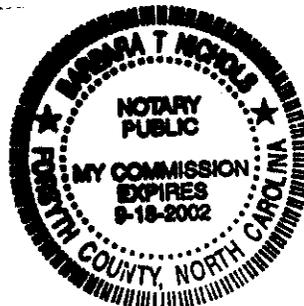
**STATE OF NORTH CAROLINA
FORSYTH COUNTY**

I, Barbara S. Nichols a Notary Public of the County and State aforesaid, certify that Rebecca S. Tincher and husband, Thomas E. Tincher, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal.

This 30th day of September, 2000.

Barbara S. Nichols
Notary Public

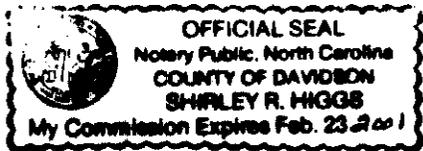
My Commission Expires: 9-18-2002



STATE OF NORTH CAROLINA
~~FORSYTH~~ COUNTY
DAVIDSON

I, Shirley R. Higgs a Notary Public of the County and State aforesaid, certify that Frances S. Palmer personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal.

This 2nd day of ~~September~~ ^{October}, 2000.



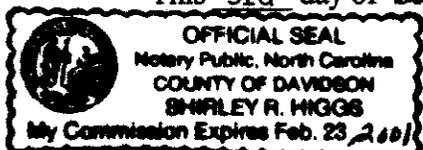
Shirley R. Higgs
Notary Public

My Commission Expires: February 23, 2001

STATE OF NORTH CAROLINA
~~FORSYTH~~ COUNTY
DAVIDSON

I, Shirley R. Higgs a Notary Public of the County and State aforesaid, certify that Janelle F. King personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal.

This 3rd day of ~~September~~ ^{October}, 2000.



Shirley R. Higgs
Notary Public

My Commission Expires: February 23, 2001

STATE OF NORTH CAROLINA
FORSYTH COUNTY

The foregoing Certificate(s)
Elizabeth K. Parker, Barbara T. Nichols, Jr of
and Shirley R. Higgs, NC

_____, is/are certified to be correct.

This the 25th day of October 2000.

DICKIE C. WOOD, Register of Deeds for Forsyth County, North Carolina.

By Dammam Deputy/Assistant