

FORSYTH CO, NC 139 FEE: \$ 12.00  
PRESENTED & RECORDED: 12/19/2000 1:32PM  
DICKIE C. WOOD REGISTER OF DEEDS BY: POINDE  
NO TAXABLE CONSIDERATION  
BK2147 P1654 - P1656

Excise Tax -0-

Recording Time, Book and Page

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

Mail after recording to Grantee: P.O. Box 151, Bethania, NC 27010

This instrument was prepared by George S. Thomas, Bailey &amp; Thomas, P.A.

Brief description for the Index

## NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 19<sup>th</sup> day of December, 2000, by and between

GRANTOR

GRANTEE

MORGAN &amp; PARKER BUILDERS, INC.

MORGAN &amp; PARKER BUILDERS, INC.

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 ....., Township,

Forsyth

County, North Carolina and more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO.

The property hereinabove described was acquired by Grantor by instrument recorded in .....  
Book 2134, page 2903, Forsyth County Registry

A map showing the above described property is recorded in Plat Book ..... page.....

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:

All easements and restrictions 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.

MORGAN & PARKER BUILDERS, INC.  
(Corporate Name)

By: *Jim May*  
President

ATTEST: *William K. Parker*  
Secretary (Corporate Seal)

USE BLACK INK ONLY

.....(SEAL)  
.....(SEAL)  
.....(SEAL)  
.....(SEAL)

NORTH CAROLINA, ..... County.

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

My commission expires: ..... Notary Public

SEAL-STAMP

NORTH CAROLINA, Forsyth County.

I, a Notary Public of the County and State aforesaid, certify that William K. Parker .....

personally came before me this day and acknowledged that ..... he is ..... Secretary of  
Morgan & Parker Builders, 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 .....

....., sealed with its corporate seal and attested by him as its ..... Secretary.

Witness my hand and official stamp or seal, this 19th day of December, 2000

My commission expires: 4-4-2002 Angela S. Whitely Notary Public

The foregoing Certificate(s) of Angela T. Whitely .....

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

By [Signature] Deputy/Assistant - Register of Deeds

## Exhibit "A"

BEGINNING at a point, said point being located on the East right-of-way line of Attanook Road, said point also being located South  $12^{\circ} 40' 50''$  West 100.00 feet from the Southwest corner of Pendergrass, D.B. 1337, page 701, thence proceeding from said point of BEGINNING, South  $83^{\circ} 27' 30''$  East 267.93 feet to a point; thence South  $50^{\circ} 05' 40''$  West 99.81 feet to a point; thence South  $44^{\circ} 57' 10''$  West 35.30 feet to a point; thence proceeding North  $83^{\circ} 27' 30''$  West 187.98 feet to a point located in the East right-of-way line of Attanook Road, thence North  $12^{\circ} 40' 50''$  East 100.58 feet to the POINT AND PLACE OF BEGINNING, and containing 22,637 square feet, and containing 0.520 acres, more or less, all according to a survey by McAnally Land Surveying, PC, dated July 13, 2000.

MINOR SUBDIVISION  
 APPROVED  
 for Mary Roberts, 12.12.00  
 Director/Chairman, date  
 Planning Board