

FORSYTH CO, NC **205** FEE: \$ 12.00  
 PRESENTED & RECORDED: 02/28/2001 1:53PM  
 DICKIE C. WOOD REGISTER OF DEEDS BY: BOLESP  
 NO TAXABLE CONSIDERATION  
 BK2157 P4623 - P4625 *P. Bles*

Excise Tax

NTC

Recording Time, Book and Page

Tax Lot No. 25-27 & 40; Block 5239 Parcel Identifier No. \_\_\_\_\_  
 Verified by \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_,  
 by \_\_\_\_\_

Mail after recording to Thurmond D. Chandler  
115 Capistrano Court, Winston-Salem, NC 27103  
 This instrument was prepared by Richard G. Badgett, Attorney  
 Brief description for the Index

## NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 26th day of February, 2001, by and between

GRANTOR

GRANTEE

THURMOND D. CHANDLER

THURMOND D. CHANDLER

and wife

and wife

TANDRA H. CHANDLER

TANDRA H. CHANDLER

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 \_\_\_\_\_, Belews Creek Township,  
Forsyth County, North Carolina and more particularly described as follows:

See description hereto attached, identified as "EXHIBIT A" and herein incorporated by reference.

It is the intent and purpose of this Deed to combine Lots 25 through 27 and Lot No. 40, Block 5239, into one tax lot.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 2133  
Page 3346

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:

Ad valorem taxes for the year 2001 and easements and restrictions of record.

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.

\_\_\_\_\_  
(Corporate Name)  
By: \_\_\_\_\_  
\_\_\_\_\_  
President  
ATTEST: \_\_\_\_\_  
\_\_\_\_\_  
Secretary (Corporate Seal)

USE BLACK INK ONLY

Thurmond D. Chandler (SEAL)  
THURMOND D. CHANDLER  
Tandra H. Chandler (SEAL)  
TANDRA H. CHANDLER  
\_\_\_\_\_  
(SEAL)  
\_\_\_\_\_  
(SEAL)

SEAL-STAMP OFFICIAL SEAL NORTH CAROLINA, Forsyth County.  
CATHY G. MYERS, a Notary Public of the County and State aforesaid, certify that \_\_\_\_\_  
Notary Public - North Carolina  
FORSYTH COUNTY, Thurmond D. Chandler and wife Tandra H. Chandler Grantor,  
My Commission Expires October 6, 2005 appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my  
hand and official stamp or seal, this 26th day of February, 2001.  
My commission expires: October 6, 2005 Cathy G. Myers Notary Public

SEAL-STAMP NORTH CAROLINA, \_\_\_\_\_ County.  
I, a Notary Public of the County and State aforesaid, certify that \_\_\_\_\_  
personally came before me this day and acknowledged that \_\_\_\_\_ he is \_\_\_\_\_ Secretary of  
\_\_\_\_\_ 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 \_\_\_\_\_ as its \_\_\_\_\_ Secretary.  
Witness my hand and official stamp or seal, this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_  
My commission expires: \_\_\_\_\_ Notary Public

The foregoing Certificate(s) of Cathy G. Myers  
a Notary Public of Forsyth County NC

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 FORSYTH  
By [Signature] Deputy/Assistant Register of Deeds

## EXHIBIT " A "

BEGINNING at an iron stake, Being the southwest corner of Jackie L. Thomas and wife Cynthia Thomas (Deed Book 1832, Page 4439) and Being S80° 44' 23" W 612 feet from the Northwest intersection of U.S. Highway 158 with Coldwater Road; running thence from said Beginning Point along the North right-of-way line of U.S. Highway 158 (Reidsville Road) S80° 44' 23" West 153.65 feet to an iron stake, the Southeast corner of Agnes W. Chandler (Deed Book 553, Page 42); thence along the East line of Agnes W. Chandler N3° 30' 00" East 290.80 feet and continuing 219.81 feet to an iron stake in the South line of Duke Power Company (Deed Book 1004, Page 910); thence along two lines with Duke Power Company N81° 41' 04" East 97.99 feet and S74° 08' 35" East 55.22 feet to an iron stake, corner of Duke Power Company with Jackie L. Thomas, et. ux; thence along the West line of Jackie L. Thomas, et. ux., S3° 30' 00" West 228.02 feet and continuing 256.90 feet to the point of Beginning, Containing 1.737 acres, more or less and being a consolidation of Lots 25 through 27 and Lot 40 of the Odell Cook Farm, Plat Book 12, Page 76, Forsyth County Registry and Being described in accordance with a private survey by Dwight E. Fulton, P. L. S., dated 1/18/01.

MINOR SUBDIVISION  
APPROVAL

*Supreme Hughes* 102/26/01  
for Director, City-County date  
Planning Board