

DRAFTED BY: DAVID H. DANIEL

RECORDING TIME

FORSYTH CO, NC 23 FEE: \$ 10.00  
 PRESENTED & RECORDED: 09/07/2001 09:38AM  
 DICKIE C. WOOD REGISTER OF DEEDS BY: THOMAS  
 NO TAXABLE CONSIDERATION

BM2198 P2631 - P2632  
 Thomas

EXCISE TAX

PROBATE AND FILING FEE \$ PAID

Tax Block: 5148 Lot: 20, part of Parcel Identifier No.:  
 Property Address:  
 Mail after recording to: WAYNE + JOHNSIE COOK 1295 DOLPHIN DR. W-S 27605  
 Mail future tax bills to: SAME

**FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED**

THIS DEED made this 6<sup>th</sup> day of SEPTEMBER, 2001, by and between

GRANTOR

DAVID HAYES DANIEL

GRANTEE

FARLAND WAYNE COOK and  
 wife JOHNSIE M. COOK

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 (\$ \_\_\_\_\_) to the Grantee, 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 \_\_\_\_\_ Township, more particularly described as follows:

Beginning at an iron stake in a northern line of lot no. 20 as shown on the Forsyth County Tax Map Block 5148; said iron stake located S.64°14'12"E., 112.51' from the southwest corner to lot no. 25 of aforementioned Tax Block 5148 as recorded in Deed Book 1337, Page 1580; thence with said lot 20; S.64°14'12"E., (passing an iron stake at 209.97') 229.49' to a point in the centerline of Baux Mountain Road; thence with the centerline of said Road S.11°25'22"W., 29.69' to a point; thence N.87°09'57"W. (passing the northwest intersection of Baux Mountain Road (S.R. 2211) and Dolphin Road (S.R. 2527) at 30.00') a total of 88.20' to a point in the northern right-of-way of aforementioned Dolphin Road; thence with the northern right-of-way of the property described in Deed Book 1716, Page 1107 (lot no. 9-E, Forsyth County Tax Map Block 5148), N.85°40'46"W., 174.91' to a new iron placed; thence N.29°00'46"E., 127.34' to the place of beginning and containing 0.4283 acres more or less.

The above described parcel lying in Winston Township and being generally described as a parcel carved from the eastern portion of lot no. 20 as shown in the Forsyth County Tax Map Block 5148, and particularly described as that property recorded in Deed Book 2119, Page 2946 in the Forsyth County Register of Deeds Office of Forsyth County, North Carolina and shown on an unrecorded plat prepared by United Limited Engineering and Land Surveying, PA on September 4, 2001.

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:

IN WITNESS WHEREOF the Grantor has 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.

David Hayes Daniel (seal) \_\_\_\_\_ (seal)  
 \_\_\_\_\_ (seal) \_\_\_\_\_ (seal)  
 \_\_\_\_\_ (seal) \_\_\_\_\_ (seal)  
 \_\_\_\_\_ (seal) \_\_\_\_\_ (seal)  
 \_\_\_\_\_ (seal) \_\_\_\_\_ (seal)

Corporate Name

ATTEST:

By: \_\_\_\_\_  
 \_\_\_\_\_ President \_\_\_\_\_ Secretary


Corporate Seal

## STATE OF NORTH CAROLINA - Forsyth County

I, \_\_\_\_\_, a Notary Public of Forsyth County, NC, do hereby 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 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 notarial seal this the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_. My commission expires \_\_\_\_\_, 19\_\_\_\_. \_\_\_\_\_ Notary Public

SEAL/STAMP

## STATE OF NORTH CAROLINA - Forsyth County

 I, JERRY M. TILLEY, a Notary Public of Forsyth County, NC, do hereby certify that DAVID HAYES DANIEL

personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the 6<sup>th</sup> day of Sept, 2001. My commission expires APRIL 24 2006 Jerry M. Tilley Notary Public

SEAL/STAMP

## 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\_\_\_\_. My commission expires \_\_\_\_\_, 19\_\_\_\_. \_\_\_\_\_ Notary Public

SEAL/STAMP

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SEAL/STAMP

The foregoing Certificate(s) of Jerry M. Tilley, NP

is/are certified to be correct.

This the 7<sup>th</sup> day of Sept, 192001.

L.E. Speas, Register of Deeds for Forsyth County by:



Deputy/Assistant