

FORSYTH CO, NC 321 FEE: \$ 8.00  
 PRESENTED & RECORDED: 10/15/2001 4:22PM  
 DICKIE C. WOOD REGISTER OF DEEDS BY: POINTE  
 STATE OF NC REAL ESTATE EXTX: \$ 456.00  
 BK 2205 P 2250 - P 2250

MAIL AFTER RECORDING TO: GRANTEES, 105 DOUBLE GATE COURT, CLEMMONS, NC 27012  
 THIS INSTRUMENT WAS PREPARED BY: GILBERT T. DAVIS, JR.

NORTH CAROLINA )  
 ) NORTH CAROLINA GENERAL WARRANTY DEED  
 FORSYTH COUNTY )

THIS DEED made this 8 day of October, 2001, by and between Taysons, Inc., dba Taysons Builders, GRANTOR; and Wilford L. Thames and wife, Sue C. Thames, GRANTEE.

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 Forsyth County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot 47, as shown on the Map of Doublegate, Section One, recorded in Plat Book 37, page 77 and 78, in the office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

Property address: 105 Double Gate Court, Clemmons, NC 27012  
 Tax Block 4213A, Lot 47, Forsyth County Tax Maps

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: None, except 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.

TAYSONS, INC., dba Taysons Builders

By: Maimoona B. Tariq  
 President

NORTH CAROLINA  
 FORSYTH COUNTY

I, Frances C. Tkach a Notary Public of Davie County and State aforesaid, certify that Maimoona B. Tariq personally came before me this day and acknowledge that she is President of Taysons, Inc., dba Taysons Builders, a North Carolina corporation, and that she as President being authorized to do so, executed the foregoing on behalf of the corporation.

Witness my hand and official stamp or seal, this 8<sup>th</sup> day of October, 2001.

My commission expires:

08-21-02

Frances C. Tkach  
 Notary Public

OFFICIAL SEAL  
 Notary Public, North Carolina  
 County of Davie  
 Frances C. Tkach  
 My Commission Expires 08-21-02

The foregoing Certificate(s) of Frances C. Tkach, N.P. 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

REGISTER OF DEEDS FOR FORSYTH COUNTY

By: [Signature] Deputy/Assistant Register of Deeds