

FORSYTH CO, NC
PRESENTED & RECORDED: 12/03/2001 10:29AM
DICKIE C. WOOD REGISTER OF DEEDS BY: WILLIA
NO TAXABLE CONSIDERATION

14 FEE: \$ 10.00
BK2216 P 104 - P 105

OK

Excise Tax \$0

Recording Time, Book and Page

Tax Lot No. _____ Parcel Identifier No. _____
Verified by _____ County on the _____ day of _____, 20____
by _____

Mail after recording to Grantee, 4280 Winnabow Road, Winston-Salem, NC 27105

This instrument was prepared by John A. McMillen

Brief Description for the index

Collinwood Haven, Northern 1/2 Lot 4

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 3rd day of JULY, 2001, by and between

GRANTOR

GRANTEE

Dona R. Shell (widow)

The Dona R. Shell Revocable Living Trust
dated JULY 3rd, 2001

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 and in consideration of the sum of Ten Dollars and other valuable consideration to them in hand paid by the Grantee, the receipt of which is hereby acknowledged, has given, granted, bargained, sold and conveyed, and by these presents do give, grant, bargain, sell, covey and confirm unto the Grantee, its heirs and/ or successors and assigns, (subject, however, to any conditions, restrictions, limitations, reservations or exceptions appearing after the description below), all right, title, claim and interest of the Grantor in and to a certain lot or parcel of land lying and being in Middlefork #2 Township, Forsyth County, North Carolina, to-wit:

BEGINNING at an iron stake in the Western right of way line of Winnabow Street, the Southeast corner of Lot Number 2 as shown on the plat of Collingwood Estates recorded in Plat Book 28, Page 28 of the Forsyth County Registry, thence from said point of beginning and with the southern line of Lot 2, South 85° 54' West 200 feet to an iron stake, thence South 4° 16' West 100 feet to an iron stake, thence South 85° 54' East 200 feet to an iron stake in the Western right of way line of Winnabow Street, thence with said right of way line, North 4° 15' East 100 feet to an iron stake the point and place of BEGINNING. Being the northern one-half of Lot 4 as shown on the plat of Collingwood Haven recorded in Plat Book 28, Page 28 of the Forsyth County Registry.

The law firm of Davis & Harwell, P.A. has not performed a title examination on this property and does not certify title thereto.

TO HAVE AND TO HOLD the above described land and premises with all appurtenances thereunto belonging or in any wise appertaining unto the Grantee, its heirs and/or successors and assigns forever in fee simple.

And the Grantors covenant to and with the Grantees, their heirs and/or successors and assigns, that the Grantors are lawfully seized in fee simple of said land and premises, and have full right and power to convey the same to Grantees in fee simple, and said land and premises are free from any and all encumbrances, (with the exceptions above stated, if any) and that they will and their heirs, executors, administrators and/or successors shall forever warrant and defend the title against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals, or if corporate, has caused the Deed to be executed by its duly authorized officers and its seal to be hereunto affixed, the day and year first above written.

The property hereinabove described was acquired by Grantors by instrument recorded in Deed Book 1200, Page 1132.

A map showing the above-described property is recorded in _____.

And the Grantors covenant with the Grantees, that Grantors are seized of the premises in fee simple, have the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantors 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: 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)

Dona R. Shell (SEAL)
Dona R. Shell

By:

President

____ (SEAL)

ATTEST:

____ (SEAL)

Secretary (Corporate Seal)

____ (SEAL)

____ (SEAL)

(Corporate Name)

By:

____ (SEAL)

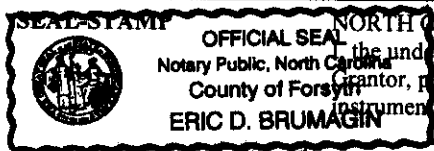
President

____ (SEAL)

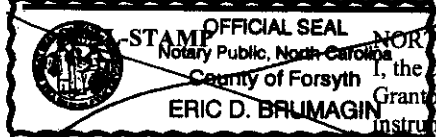
ATTEST:

____ (SEAL)

Secretary (Corporate Seal)



MY COMMISSION EXPIRES 4-16-06 My commission expires: Eric D. Brumagin Notary Public



MY COMMISSION EXPIRES 4-16-06 My commission expires: _____ Notary Public

The foregoing Certificate(s) of Eric D Brumagin 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

FORSYTH

REGISTER OF DEEDS FOR _____ COUNTY

By [Signature] Deputy/Assistant-Register of Deeds.