

FORSYTH CO, NC FEE: \$ 20.00  
PRESENTED & RECORDED: 04/29/2002 09:21AM  
DICKIE C. WOOD REGISTER OF DEEDS BY: THOMAS

STATE OF NC REAL ESTATE EXT: \$ 120.00

BK 2249 P 2050 - P 2052

*TP*

Excise Tax *120.00*

Recording Time, Book and Page

Tax Lot No. .... Parcel Identifier No. ....  
Verified by ..... County on the ..... day of ....., 19.....  
by .....

Mail after recording to S. Leigh Rodenbough IV, Brooks, Pierce, McLendon, et al  
P.O. Box 26000, Greensboro, NC 27420

This instrument was prepared by S. Leigh Rodenbough IV

Brief description for the Index

### NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 26 day of April, 19/ 2002 by and between

**GRANTOR**

**GRANTEE**

Jack Adams and wife, Rita S. Adams

Edward P. Malone and wife,  
Dean D. Malone

Mailing Address: 1541 Pleasant Ridge Road  
Greensboro, NC 27409

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 Winston-Salem, Winston Township, Forsyth County, North Carolina and more particularly described as follows:

See Exhibit A attached hereto and incorporated herein.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1661, Page 1524,.....

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:

Easements, restrictions and rights of way of record, if any and 2002 ad valorem taxes which are to be pro rated at closing

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

*Jack Adams* ..... (SEAL)  
JACK ADAMS

*Rita S. Adams* ..... (SEAL)  
RITA S. ADAMS

..... (SEAL)

..... (SEAL)



NORTH CAROLINA, Guilford County.

I, a Notary Public of the County and State aforesaid, certify that Jack Adams and wife, Rita S. Adams Grantor,

personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 26 day of April, 2002

My commission expires: 3/27/2003 *Erwin Fuller* 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 ....., 19.....

My commission expires: ..... Notary Public

The foregoing Certificate(s) of *Erwin Fuller, Jr.*

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.

BECKIE C. WOOD, REGISTER OF DEEDS

By: *[Signature]* REGISTER OF DEEDS FOR FORSYTH COUNTY  
Deputy/Assistant - Register of Deeds

**EXHIBIT A**  
**LEGAL DESCRIPTION**

That certain tract or parcel of land lying and being in the City of Winston-Salem, Winston Township, Forsyth County, North Carolina and more particularly described as follows:

BEGINNING at a point in the northern margin of the 100-foot right-of-way of N.C. Highway 150, such beginning point being located South 84 deg. 05 min. 12 sec. West 120.67 feet from an iron pipe located in the southwest corner of that tract of land now or formerly claimed by George K. Rizos (DB 1397, PG 149, Forsyth County Registry); thence from said beginning point and with the northern margin of the right-of-way of N.C. Highway 150 South 84 deg. 05 min. 12 sec. West 119.69 feet to an iron pipe; thence North 04 deg. 23 min. 08 sec. East 148.60 feet to an iron pipe; thence South 86 deg. 51 min. 41 sec. East 119.51 feet to a stone; thence South 05 deg. 08 min. 42 sec. West 129.81 feet to the point and place of BEGINNING; said tract to contain 0.379 acres, more or less, and being more fully shown on that map for Jack Adams and wife, Rita S. Adams, by Larry L. Callahan, R.L.S., dated December 20, 1988 and bearing Job No. 5216-3; the foregoing described property also being known and designated as Lots 1W and 2W, Block 1712, on the Forsyth County Tax Maps.