

FORSYTH CO, NC 17 FEE: \$ 53.00
PRESENTED & RECORDED: 07/29/2002 09:39AM
DICKIE C. WOOD REGISTER OF DEEDS BY: THOMAS

Not-Taxable
BK2268 P2284 - P2285



Mail after recording to:

C. Ray Grantham, Jr., Esq.
Robinson & Lawing, L.L.P.
370 Knollwood St., Suite 600
Winston-Salem, NC 27103-1835

This instrument was prepared by C. Ray Grantham, Jr. (without benefit of title search)

NORTH CAROLINA)
)
FORSYTH COUNTY) QUITCLAIM DEED

THIS QUITCLAIM DEED is made and entered into this 18th day of July 2002, by and between Jennifer W. Chrysson, Grantor, and Nick G. Chrysson, Jr., Grantee, of Forsyth County, North Carolina. The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine and 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 hereby remise, release, and forever quitclaim unto the Grantee all such right, title, and interest, specifically including any marital interest, as the Grantor has in or to that parcel of land in Forsyth County, North Carolina and more particularly described as follows:

BEGINNING at an iron stake on the South side of Fairmont Road, said iron stake being located North 72° 57' 53" East 10 feet from the Northeast corner of Lot 15 of Merry Acres, Block No. 8, of record in Plat Book 23, at Page 57, Forsyth County Registry; running thence along the South side of Fairmont Road North 72° 57' 53" East 169.76 feet to an iron stake; running thence South 16° 58' 49" East 200.54 feet to an iron stake; running thence South 73° 10' 27" West 170.08 feet to an iron stake; running thence North 16° 53' 19" West 199.88 feet to an iron stake, the point and place of BEGINNING. Being in all respects a part of Lot 16 as shown on the Map of Merry Acres, Block No. 8, of record in Plat Book 23, Page 57, Forsyth County Registry, as shown on survey of John G. Bane, Registered Engineer, dated May 15, 1972, and revised August 8, 1973.

See attached Exhibit "A" for a more current and accurate description.

TO HAVE AND TO HOLD the aforesaid parcel of land unto the said Grantee, his heirs and assigns, to his and their only proper use and behoof forever; so that neither Grantor, nor any person in her name and behalf, shall or will hereafter claim or demand any right or title to the premises, or any part thereof; but they and each of them shall, by these presents be excluded and forever barred.

IN TESTIMONY WHEREOF, the Grantor has set her hand and seal the day and year first above written.

Jennifer W. Chrysson (SEAL)
Jennifer W. Chrysson

I, E KRUPOWICZ, a notary public of FORSYTH County, North Carolina, do hereby certify that Jennifer W. Chrysson, the maker, personally appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and notarial seal this 18th day of July, 2002.

E Krupowicz
Notary Public
My Commission Expires: _____
E KRUPOWICZ
COUNTY OF FORSYTH
My Commission Expires
December 9, 2002
NORTH CAROLINA
Deputy/Asst

The foregoing Certificate(s) of E. Krupowicz, N.P. is/are certified to be correct at the date of recordation shown on the first page thereof.

Dickie C. Wood, Register of Deeds for Forsyth County by: [Signature] Deputy/Asst

EXHIBIT "A"

FAIRMONT ROAD PROPERTY

LYING AND BEING in Winston Township, Forsyth County, North Carolina and BEGINNING at an existing iron pipe located in the southern right of way line of Fairmont Road, the northwest corner of the property of John R. Loftin, now or formerly (Book 1033, Page 427, Forsyth County Registry; Tax Lot 16A of Tax Block 2958, Forsyth County Tax Records); running thence with the western line of said Loftin, South 16° 58' 49" East 200.53 feet to an existing iron pipe located in the northern line of Thomas D. Calloway, now or formerly (Book 1651, Page 4204, Forsyth County Registry; Tax Lot 102 of Tax Block 2958, Forsyth County Tax Records); running thence South 73° 06' 12" West 169.99 feet to an existing iron pipe, the southeast corner of the property of David L. Bodenhamer, now or formerly (Book 1110, Page 248, Forsyth County Registry; Tax Lot 16C of Tax Block 2958, Forsyth County Tax Records); running thence with the east line of said Bodenhamer, North 16° 54' 56" West 200.01 feet to a new iron pipe located in the southern right of way line of Fairmont Road; running thence with said right of way, North 72° 55' 42" East 169.76 feet to an existing iron pipe, the point and place of BEGINNING and containing 0.781 acres, more or less. Being Tax Lot 16D of Tax Block 2958, Forsyth County Tax Records. Also known as a portion of Lot 16 of Merry Acres as recorded in Plat Book 23, Page 57, Forsyth County Registry. The foregoing description was taken from a plat survey prepared by Larry L. Callahan Surveying Co., Inc.; dated 7/26/96; Job No. 2492-1 and entitled "Map for Nick G. Chrysson, Jr. and Jennifer W. Chrysson."