

FORSYTH CO, NC 175 FEE: \$ 17.00
PRESENTED & RECORDED: 01/29/2003 12:24PM
DICKIE C. MOOD REGISTER OF DEEDS BY: WILLIA
NO TAXABLE CONSIDERATION

BK2317 P3262 - P3263

Excise Tax 0

Do NOT write above this line.

Recording: Time, Book and Page

North Carolina Quitclaim Deed

This instrument prepared by: A. L. Collins

Brief description for the index Lot 22, Pinebrook Manor, Sec. 1

This Deed made this _____ day of _____, 20____, by and between Grantor and Grantee:

Enter in appropriate block for each party: Name, address, county, state and if appropriate entity (i.e. corporation, partnership). The designation Grantor and Grantee as used herein shall include all parties, their heirs, successors and assigns and shall include singular, plural, masculine, feminine or neuter as required by context.

Grantor:

Franco Jean Baptiste

Grantee:

Ellen X. Jean Baptiste

Transfer of Ownership: Grantor, for a valuable consideration paid by Grantee, the receipt of which is hereby acknowledged, has remised and released and does hereby remise, release and forever quitclaim to Grantee, the Property described below:

Property: City of Winston-Salem,

Township of Winston, County of Forsyth, North Carolina.

This property was acquired by Grantor by an instrument recorded in Book 2093, Page 3318, Forsyth County.

A map showing the property is recorded in Plat Book 32, Page 124, Forsyth County.

The legal description of the Property is:

BEING KNOWN AND DESIGNATED as Lot 22, Pinebrook Manor, Section One, as shown on plat recorded in Plat Book 32, Page 124, Forsyth County Registry, to which reference is hereby made for a more particular description.

This Deed is made in accordance with N.C.G.S. § 39.13.3(c) to dissolve a tenancy by the entirety and vest the herein described property solely with the Grantee.

The purpose of this Deed is to effectuate the terms of a Separation Agreement of even date herewith and to convey all Grantor's interest in the above described property to the Grantee.

Continued on Page 2

After recording mail to:

A. L. Collins - Box 11

Tax Lot No. 022, Block 2993B

Parcel Identifier No. _____

Verified By _____ County,

on the _____ day of _____, 20____.

By _____

Continued from Page 1

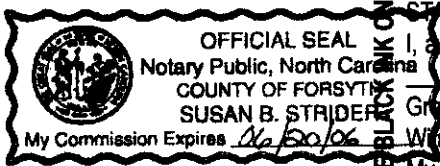
TO HAVE AND TO HOLD the said Property and all privileges and appurtenances (rights) belonging to Grantee, in fee simple.

Grantor makes no warranty, express or implied, as to title to the Property.

Signatures: Grantor has duly executed the foregoing instrument, as of the day and year first written above.

Entity	Individual
Name: _____	_____ (Seal)
By: _____	Franco Jean Baptiste _____ (Seal)
Title: _____	_____ (Seal)
By: _____	_____ (Seal)
Title: _____	_____ (Seal)
By: _____	_____ (Seal)
Title: _____	_____ (Seal)

SEAL-STAMP



INDIVIDUAL
 STATE OF North Carolina COUNTY OF Forsyth
 I, a Notary Public of the County and State aforesaid, certify that Franco Jean Baptiste
 Grantor personally came before me this day and acknowledged the execution of the foregoing instrument.
 Witness my hand and official stamp or seal, this 3rd day of December, 2002
 My Commission Expires: 06/20/06 Susan B. Strider Notary Public

SEAL-STAMP

INDIVIDUAL
 STATE OF _____ COUNTY OF _____
 I, a Notary Public of the County and State aforesaid, certify that _____
 Grantor personally came before me this day and acknowledged the execution of the foregoing instrument.
 Witness my hand and official stamp or seal, this _____ day of _____, 20____.
 My Commission Expires: _____ Notary Public

SEAL-STAMP

ENTITY: **Corporation, Limited Liability Company, General Partnership, or Limited Partnership**
 STATE OF _____ COUNTY OF _____
 I, a Notary Public of the County and State aforesaid, certify that _____
 personally came before me this day and acknowledged that he is _____ of
 _____, a North Carolina or _____
 corporation / limited liability company / general partnership / limited partnership (~~strike through the inapplicable~~)
 and that by authority duly given and as an act of the Entity, has signed the foregoing instrument in its name
 and on its behalf as its act and deed.
 Witness my hand and official stamp or seal, this _____ day of _____, 20____.
 My Commission Expires: _____ Notary Public

The foregoing Certificate(s) of Susan B. Strider, NP

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 _____ Deputy/Assistant - Register of Deeds
 Form 55-701 © 2002 by James Williams & Co., Inc. www.JamesWilliams.com Page 2 of 2