

FORSYTH CO, NC 227 FEE: \$ 17.00
PRESENTED & RECORDED: 05/12/2003 12:39PM
DICKIE C. WOOD REGISTER OF DEEDS BY: HGOOVA
NO TAXABLE CONSIDERATION
BK2350 P1488 - P1489

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: NTC

Parcel Identifier No. _____ Verified by _____ County on the ____ day of _____, 20____
By: _____

Mail/Box to: Joe Coltrane, ROD Box #114

This instrument was prepared by: Joseph M. Coltrane, Jr. (NO TITLE SEARCH REQUESTED AND NONE PERFORMED BY DRAFTING ATTORNEY)

Brief description for the Index: Lot #4, "PINEBROOK MANOR, SECTION 1"

THIS DEED made this 9th day of MAY, 2003, by and between

GRANTOR

JOHN WILLIAM BRIDGES
and wife,
VICKIE LEIGH PEARMAN BRIDGES

GRANTEE

JOHN WILLIAM BRIDGES
and wife,
VICKIE LEIGH PEARMAN BRIDGES
Mailing Address: 8141 Montgomery Ridge Rd.
Belews Creek, North Carolina 27009
Property Address: 204 Creeksedge Court
Winston-Salem, North Carolina 27105

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

BEING KNOWN AND DESIGNATED as Lot Number 4, of "PINEBROOK MANOR, SECTION 1", as shown on a map recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, in Plat Book 32 at Page 124, reference to which is hereby made for a more particular description.

The property hereinabove described was acquired by Grantor by instrument recorded in Book _____ page _____.

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, other than the following exceptions:

Subject to easements, restrictions and rights of way of record, if any.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

By: _____ (Entity Name) John William Bridges (SEAL)
By: _____ Vickie Leigh Pearman Bridges (SEAL)
By: _____ (SEAL)
By: _____ (SEAL)

USE BLACK INK ONLY

SEAL STAMP

NOTARY PUBLIC
GINA K. MOTSINGER
FORSYTH COUNTY, NC
My Commission Expires

USE BLACK INK ONLY

State of North Carolina - County of FORSYTH

I, the undersigned Notary Public of the County and State aforesaid, certify that JOHN WILLIAM BRIDGES and wife, VICKIE LEIGH PEARMAN BRIDGES personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 9th day of May, 2003

My Commission Expires: 9/8/2007

Gina K. Motsinger
Notary Public

SEAL STAMP

USE BLACK INK ONLY

State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____ personally came before me this day and acknowledged that he is the _____ 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 the act of each entity, he signed the forgoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal this _____ day of _____, 20__.

My Commission Expires: _____

Notary Public

SEAL STAMP

USE BLACK INK ONLY

State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____

Witness my hand and Notarial stamp or seal this _____ day of _____, 20__.

My Commission Expires: _____

Notary Public

The foregoing Certificate(s) of Gina K. Motsinger 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 _____ County
By: [Signature] Deputy/Assistant - Register of Deeds
FORSYTH