

FORSYTH CO, NC **105** FEE: \$ 17.00
 PRESENTED & RECORDED: 05/23/2003 11:09AM
 DICKIE C. WOOD REGISTER OF DEEDS BY: HODIVA
 STATE OF NC REAL ESTATE EXTX: \$ **350.00**
BK2354 P2146 - P2147

Do not write above this line

DRAFTED BY: Nancy S. Mundorf	Tax Block-Lot:	Parcel ID:
Mail after recording to: Deed Stamps \$350.00 Grantee:	Mail future tax bills to:	
1623 Jubilee Trail		
Kernersville, NC 27284		

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 23rd day of May, 20 03, by and between

GRANTOR	GRANTEE
ROBIN LAWRYMORE KENNEDY COLESON formerly ROBIN LAWRYMORE KENNEDY and Husband, STEPHEN R. COLESON	CARL HENRY PRIDDY, III and Wife, SHARON KAYE PRIDDY

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, in consideration of (\$ 10.00 o.v.c.) Ten dollars and other valuable ^{considerations} to ^{them} 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 in Forsyth County, North Carolina, Abbotts Creek Township, more particularly described as follows:

BEING ALL OF LOT 3 of Sedge Lake Garden, Section One, a plat of which is recorded in Plat Book 32, at Page 2, in the Forsyth County Register of Deeds, to which map is made for a more particular description.

Property Address: 1623 Jubilee Trail, Kernersville, North Carolina 27284
 The above land was conveyed to Grantor by David Wesley Kennedy (see book 2213 page 1536)

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to 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, is free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever subject to the following exceptions:

Easements, restrictions of record, 2003 ad valorem taxes.

IN WITNESS WHEREOF the Grantor has 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.

____ (seal) Rob: Lawrimore Kennedy Coleson (seal)
____ (seal) Robin Lawrimore Kennedy Coleson (seal)
____ (seal) formerly Robin Lawrimore Kennedy (seal)
____ (seal) Stephen R. Coleson (seal)
by: _____
Corporate Name _____ President _____

Seal/Stamp _____ STATE OF NORTH CAROLINA - Forsyth County
I, _____, a Notary Public of Forsyth County, NC
do hereby certify that _____ personally came before
me this day and acknowledged that he is _____ President of _____
_____ and acknowledged
on behalf of the corporation, the due execution of the foregoing instrument.
Witness my hand and notarial seal this the _____ day of _____, 20____.
My commission expires _____, 20____. _____ Notary Public

Seal/Stamp _____ STATE OF NORTH CAROLINA - Forsyth County
I, Nanette B. McGee ^{Guilford}, a Notary Public of Forsyth County, NC
do hereby certify that ROBIN LAWIMORE KENNEDY COLESON ^{Guilford} formerly
ROBIN LAWIMORE KENNEDY and Husband
STEPHEN R. COLESON personally appeared before me
this day and acknowledged the execution of the foregoing deed of conveyance.
Witness my hand and notarial seal this the 23rd day of May, 2003
My commission expires Sept. 24, 2005. Nanette B. McGee Notary Public

Seal/Stamp _____ STATE OF NORTH CAROLINA - Forsyth County
I, _____, a Notary Public of Forsyth County, NC
do hereby certify that _____
_____ personally appeared before me
this day and acknowledged the execution of the foregoing deed of conveyance.
Witness my hand and notarial seal this the _____ day of _____, 20____
My commission expires _____, 20____. _____ Notary Public

Seal/Stamp _____ STATE OF NORTH CAROLINA - Forsyth County
I, _____, a Notary Public of Forsyth County, NC
do hereby certify that _____
_____ personally appeared before me
this day and acknowledged the execution of the foregoing deed of conveyance.
Witness my hand and notarial seal this the _____ day of _____, 20____
My commission expires _____, 20____. _____ Notary Public

The foregoing Certificate(s) of Nanette B. McGee
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: _____ Deputy/Asst. _____