FORSYTH CO,NC 167 FEE:\$ 17.00 PRESENTED & RECORDED: 09/22/2003 2:14PM DICKIE C. WOOD REGISTER OF DEEDS BY:NAVARR STATE OF NC REAL ESTATE EXTX:\$ 238.00 BX2404 P2875 - P2876

Do not write above this line

DRAFTED BY: John G. Wolfe, III	Tax Block-Lot: 5371-014 Parcel ID:		
Mail after recording to:	Mail Future Tax Bills to:		
John G. Wolfe, III	James A. Hennessy		
John G. Wolfe, III & Associates, PLLC	2808 Bobby Lane Kernersville, NC 27284		
101 South Main Street			
Kernersville, NC 27284	Excise Tax: \$238		

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED This DEED made this 22 day of September, 2003, by and between

GRANTOR	GRANTEE
Robert B. Rudd and wife, Anna B. Rudd	James A. Hennessy

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 & OVC) Ten Dollars and Other 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 in Forsyth County, North Carolina, Kernersville Township, more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot Number 14 as shown on the Map of Dwiggins Hills as recorded in Plat Book 20, Page 58 in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

Property Address: 2808 Bobby Lane, Kernersville, NC 27284
The above land was conveyed to Grantor by Danese P. Rudd (see book number 2148, page 1283) For Back
Reference also see Deed Book 1150, page 1552, Forsyth County Registry.

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 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:

Robert B. Rudd	B. Rudd (Seal)	Anna B. Rudd	S. Rudd	(Seal)
STATE OF NORT	TH CAROLINA – Forsyth Coun I, MAC P. Phol certify that Robert B. Rudd and acknowledged the due notarial seal this the 22 day My commission expires 2	a Nota and wife, Anna execution of the of September, 20	B. Rudd personally cam foregoing instrument. V	e before me this day
			/ ()	
	ry Public, North Carolina County of Forsyth MARY P PHELPS Imission Expires 2-23-2004			
The foregoing Certi	ficate(s) of Many	2 Phel,	05	
is/are certified to be	correct at the date of recordation	n shown on the fi	rst page thereof.	
Dickie C. Wood, Re	gister of Deeds for Forsyth Cou	inty by:	Leve	Deputy/Aset.
	1 a			
	1) 3			
	* *			

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.