

FORSYTH CO, NC **168** FEE: \$ 17.00  
PRESENTED & RECORDED: 10/07/2003 2:55PM  
DICKIE C. WOOD REGISTER OF DEEDS BY: NAVARR  
STATE OF NC REAL ESTATE EXT: \$ **550.00**  
**BK2411 P1019 - P1020**

Excise Tax: \$ 550.00

Tax Lot No. \_\_\_\_\_ Parcel Identifier No. \_\_\_\_\_  
Verified by \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_,  
2003  
by \_\_\_\_\_

Mail after recording to: Robert D. Douglas, III, PO Box 419, Greensboro, NC 27402  
This instrument was prepared by Robert D. Douglas, III

Brief Description for the index Lot 17, Grandview, Plat Book 4, Page 96  
(3)

**NORTH CAROLINA GENERAL WARRANTY DEED**

THIS DEED made this 7 day of Oct, 2003, by and between

**GRANTOR**

LEWIS E. LAMB, JR. and wife,  
SYDNEY A. LAMB

**GRANTEE**

RABIH F. ABOU-RIZK and wife,  
JACQUELINE A. ABOU-RIZK  
3959 Quilling Rd.  
Winston-Salem, NC 27104

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-Salem, Township of \_\_\_\_\_, Forsyth County, North Carolina and more particularly described as follows:

KNOWN AND DESIGNATED AS LOT NO. 17 on the map of GRANDVIEW, as surveyed and platted by J. E. Ellerbe, C.E. December, 1925, and recorded in Plat Book 4, Page 96 (3) in the Office of the Register of Deeds for Forsyth County, North Carolina.

The property herein above 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 except for the exceptions hereinafter stated.

Title to the property herein above described is subject to the following exceptions:

Easements, restrictions and rights of way of record, if any, and ad valorem taxes for the current year, which will be prorated among the parties.

IN WITNESS WHEREOF, the Grantor has hereunto 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.

\_\_\_\_\_  
(Corporate Name)

Lewis E. Lamb, Jr. (SEAL)  
Lewis E. Lamb, Jr.

By: \_\_\_\_\_  
President

Sydney A. Lamb (SEAL)  
Sydney A. Lamb

ATTEST: (Corporate Seal)  
\_\_\_\_\_  
Secretary

\_\_\_\_\_  
(SEAL)  
\_\_\_\_\_  
(SEAL)

**SEAL-STAMP**

ROBERT D. DOUGLAS, III  
NOTARY PUBLIC  
GUILFORD COUNTY, NC  
Commission Expires Oct. 9, 2003

**NORTH CAROLINA, GUILFORD COUNTY**

I, the undersigned, a Notary Public of the County and State aforesaid, certify that Lewis E. Lamb, Jr. and Sydney A. Lamb, Grantors, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 7<sup>th</sup> day of October, 2003.

My commission expires:

Robert D. Douglas III Notary Public

STATE OF NC - FORSYTH CO

The foregoing certificate(s) of:

Robert D. Douglas III NP(s)

is certified to be correct at the date of recordation shown on the first page thereof.

Dickie C. Wood, Register of Deeds by: [Signature] Deputy Asst.