

FORSYTH CO, NC **317** FEE: \$ 20.00
PRESENTED & RECORDED: 03/26/2004 2:23PM
DICKIE C. WOOD REGISTER OF DEEDS BY: DAVIS P
STATE OF NC REAL ESTATE EXTX: \$ 80.00
BK2455 P5519 - P5521

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 80.00

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

Mail/Box to: Grantee at address below.

This instrument was prepared by: Thomas E. Brock, Attorney, Brock and Scott, PLLC, 154 Charlois Blvd., Winston Salem, NC

Brief description for the Index: _____

THIS DEED made this 26th day of March, 2004, by and between

GRANTOR	GRANTEE
NICHOLS COMPANY & WHITE LLC	ROGER WHEELER JR. <i>evj</i> 2617 LEWIS STREET WINSTON SALEM, NC 27127

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, FORSYTH County, North Carolina and more particularly described as follows:

SEE ATTACHED LEGAL DESCRIPTION

The property hereinabove described was acquired by Grantor by instrument recorded in Book 2442 page 1190.

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:

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

By: [Signature], MANAGER

_____ (SEAL)

Entity: Nichols Company & White, LLC
(Entity Name)

By: SAMUEL J. Nichols

_____ (SEAL)

Title: President MANAGER

By: _____

_____ (SEAL)

Title: _____

By: _____

_____ (SEAL)

Title: _____

State of North Carolina - County of Forsyth

I, the undersigned Notary Public of the County and State aforesaid, certify that _____ 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 ____ day of _____, 20__.

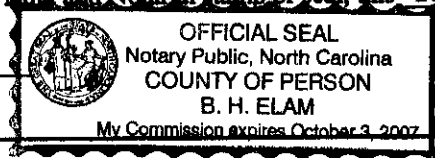
My Commission Expires: _____

Notary Public

State of North Carolina - County of FORSYTH

I, the undersigned Notary Public of the County and State aforesaid, certify that SAMUEL J. Nichols personally came before me this day and acknowledged that he is the President MANAGER of NICHOLS COMPANY & White LLC a North Carolina or SP2556?? ~~corporation~~/limited liability company/~~general partnership/limited partnership~~ (strike through the inapplicable), and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this 26th day of March, 2004

My Commission Expires: _____



[Signature]
Notary Public

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 _____ 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.

Register of Deeds for _____ County
By: _____ Deputy/Assistant - Register of Deeds

STATE OF NC - FORSYTH CO
B. H. Elam

The foregoing certificate(s) of:

_____ NP(s)
is certified to be correct at the date of recording shown on the first page thereof,
Dickie C. Wood, Register of Deeds by: [Signature]

LEGAL DESCRIPTION

BEING KNOWN AND DESIGNATED AS LOT NO. 8 AS SHOWN ON THE MAP OF RE-SUBDIVISION OF LOTS NOS. 18 THROUGH 26, PROPERTY OF LEWIS LONG AS RECORDED IN PLAT BOOK 18, PAGE 18 IN THE OFFICE OF THE REGISTER OF DEEDS OF FORSYTH COUNTY, NORTH CAROLINA, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION. ALSO BEING KNOWN AND DESIGNATED AS BLOCK 1846 LOT 8B, FORSYTH COUNTY TAX MAPS. TOGETHER WITH IMPROVEMENTS LOCATED THEREON; SAID PROPERTY BEING LOCATED AT 2617 LEWIS STREET, WINSTON SALEM, NORTH CAROLINA.