

2004064859 00141


 FORSYTH CO, NC FEE \$17.00
 STATE OF NC REAL ESTATE EXT
\$1100.00
 PRESENTED & RECORDED:
 09-15-2004 12:04 PM
 DICKIE C WOOD
 REGISTER OF DEEDS
 By: S L POINDEXTER DPTY
BK:RE 2504
PG:2654-2655

ENVELOPE

Do not write above this line

DRAFTED BY: ROBERT W. PORTER-Attorney	Tax Block-Lot: 6371-305	Parcel ID:
Mail after recording to: GRANTEE: 3966 Burning Tree Lane Winston-Salem, NC 27016	Mail future tax bills to: GRANTEE: Same	
REVENUE STAMPS: \$1,100.00		

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 14th day of September, 2004, by and between

GRANTOR	GRANTEE
Homes by Jonathan Lee, Inc.,	Ivan A. Vermiglio and wife, Tammie N. Vermiglio

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 & O.V.C. to Them It 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, Winston Township, more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot No. 305, as shown on the plat of GREENBRIER FARM, PHASE V, SECTION 1, as recorded in Plat Book 45, Page 78, and Plat Book 45, Page 79, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.
For further reference, see Deed Book 2310, Page 932, Forsyth County Registry.

BEING INFORMALLY KNOWN AS Tax Block 6371, Lot 305, Winston Township, Forsyth County Tax Records, and 3966 Burning Tree Lane, Winston-Salem, NC 27106.

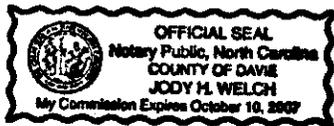
Property Address: 3966 Burning Tree Lane, Winston-Salem, NC 27106
 The above land was conveyed to Grantor by _____ (see book 2310 page 932)

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: SAVE AND EXCEPT EASEMENTS AND RESTRICTIONS OF RECORD IF ANY, AND 2004 AD VALOREM TAXES PRORATED TO DATE OF CLOSING, AND PAID AT CLOSING.

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) _____ (seal)
____ (seal) _____ (seal)
____ (seal) _____ (seal)

Homes by Jonathan Lee, Inc., by: Jonathan M Lee
Corporate Name President



Seal/Stamp

STATE OF NORTH CAROLINA - Forsyth County Davie
I, Jody H. Welch, a Notary Public of ~~Forsyth~~ Davie County, NC
do hereby certify that Jonathan M. Lee personally came before
me this day and acknowledged that he is President of
Homes by Jonathan Lee, Inc., and acknowledged
on behalf of the corporation, the due execution of the foregoing instrument.
Witness my hand and notarial seal this the 14 day of September, 2004.
Jody H. Welch Notary Public

My commission expires October 10, 2007.

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

My commission expires _____, 20__.

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

My commission expires _____, 20__.

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

My commission expires _____, 20__.

The foregoing Certificate(s) of Jody H. Welch, Notary Public, Davie County, North Carolina
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: [Signature] Deputy/Asst.