


2005040442 00172


 FORSYTH CO, NC FEE \$17.00
 STATE OF NC REAL ESTATE EXT
\$34.00
 PRESENTED & RECORDED:
 06-24-2005 12:49 PM
 DICKIE C WOOD
 REGISTER OF DEEDS
 By: SHANNON BOSTIC-GRIFFITH DPTY
BK: RE 2576
PG: 3736-3737

NORTH CAROLINA
GENERAL WARRANTY DEED

Excise Tax: \$ 34.00

Recording Time, Book and Page

Tax Map No.

Parcel Identifier No.

Mail after recording to: **Willie M. Kennedy, box 143**

This instrument was prepared by: **Willie M. Kennedy, Attorney at Law**

THIS DEED made this 21 day of June, 2005 by and between

GRANTOR

Robert Cook and wife, Jean Cook

GRANTEE

Marshall Patterson, III (married)

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 and more particularly described as follows:

BEING KNOWN AND DESIGNATED AS LOT NUMBER 4 AS SHOWN UPON THE MAP OF RICHARD K. AND W.E. BLEVINS PROPERTY (BEING A RE-SUBDIVISION OF LOTS IN ROCKLEDGE ADDITIONS NO. 2 AND NO. 4), OF THE REGISTER OF DEEDS OF FORSYTH COUNTY, NORTH CAROLINA, IN PLAT BOOK 17 AT PAGE 182, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 2576, Page 3033, Forsyth County Registry.

A map showing the above described property is recorded in Plat Book 17, Page 182, and referenced within this instrument.

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 hereinabove described is subject to the following exceptions:

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 officer(s), the day and year first above written.

 (ENTITY NAME) Robert Cook (SEAL)
 Robert Cook

By: _____ Jean Cook (SEAL)

By: _____ (SEAL)

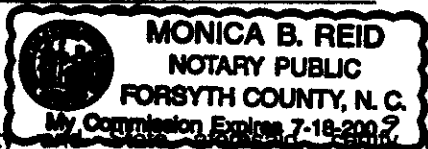
_____ (SEAL)

NORTH CAROLINA Forsyth County COUNTY

I, Monica B Reid, a Notary Public of the County and State aforesaid, certify Robert Cook and wife, Jean Cook, Grantor(s), personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this the 20th day of June, 2005.

My Commission Expires: 7-18-2009

Monica B Reid
Notary Public



NORTH CAROLINA _____ COUNTY

I, _____, a Notary Public of the County _____ that _____ personally appeared before me this day and acknowledged that he/she is the _____ of _____, a North Carolina corporation/limited liability company/general partnership/limited partnership (mark through the inapplicable), and that by authority duly given and as the act of such entity, he/she signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and official stamp or seal, this the _____ day of _____.

My Commission Expires: _____

Notary Public

STATE OF NC - FORSYTH CO

The foregoing certificate(s) of:

Monica B Reid 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.