

ENVELOPE

2005053959 00314

FORSYTH CO, NC FEE \$20.00
 STATE OF NC REAL ESTATE EXTX
\$285.00
 PRESENTED & RECORDED:
 08-16-2005 04:19 PM
 DICKIE C WOOD
 REGISTER OF DEEDS
 By: ROSALYN E MARSH DEPUTY
BK:RE 2592
PG:2017-2019

Mail after recording to Grantee 1535 Attanook Dr., W-S, NC 27706
 This instrument was prepared by Hinshaw, Jacobs & Thornton, LLP
 Brief description for the Index:

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 10th day of August, 2005 / / , by and between

GRANTOR(S)	GRANTEE(S)
MARK G. SLATER and wife, TIFFANY L. SLATER	KEVIN S. SWAIM and wife, MELISSA H. SWAIM

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 _____, County of Forsyth, North Carolina and more particularly described as follows:

See attached Exhibit A

The property hereinabove described was acquired by Grantor by instrument recorded in Book 2403 Page 1411.

A map showing the above described property is recorded in Plat Book _____ at Page(s)_____.

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.

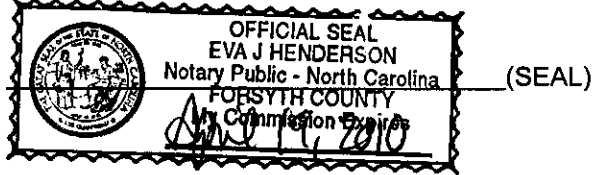
And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

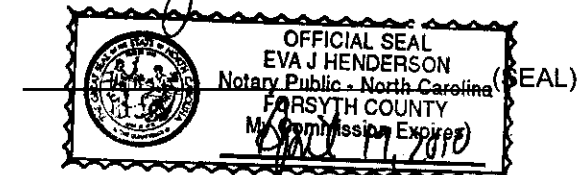
Restrictions and easements of record, if any.

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.

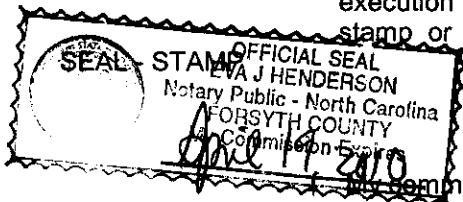
Mark G. Slater (SEAL)
MARK G. SLATER



Tiffany L. Slater (SEAL)
TIFFANY L. SLATER



NORTH CAROLINA, Forsyth County:
I, Eva J. Henderson a Notary Public of County and State aforesaid, certify that Mark G. Slater and Tiffany L. Slater 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 10th day of August, 2005.



Eva J. Henderson
Notary Public
My commission expires: April 19, 2010

NORTH CAROLINA, _____ County:
I, _____ a Notary Public of County and State aforesaid, certify that _____, 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 _____ day of _____, 2005.

SEAL - STAMP

Notary Public

My commission expires: _____

The foregoing Certificate(s) of Eva J. Henderson is/are certified to be correct.

REGISTER OF DEEDS FOR FORSYTH COUNTY

By [Signature]
Deputy/Assistant - Register of Deeds

DICKIE C. WOOD, REGISTER OF DEEDS

Exhibit A (Legal Description)

All that certain parcel of land lying and being situated in the County of FORSYTH, State of NC, to-wit:

BEGINNING AT A POINT, SAID POINT BEING LOCATED ON THE EAST RIGHT-OF-WAY LINE OF ATTANOOK ROAD, SAID POINT ALSO BEING LOCATED SOUTH 12° 40' 50" WEST 100.00 FEET FROM THE SOUTHWEST CORNER OF PENDERGRASS, D. B. 1337, PAGE 701, THENCE PROCEEDING FROM SAID POINT OF BEGINNING, SOUTH 83° 27' 30" EAST 267.93 FEET TO A POINT; THENCE SOUTH 50° 05' 40" WEST 99.81 FEET TO A POINT; THENCE SOUTH 44° 57' 10" WEST 35.30 FEET TO A POINT; THENCE PROCEEDING NORTH 83° 27' 30" WEST 187.98 FEET TO A POINT LOCATED IN THE EAST RIGHT-OF-WAY LINE OF ATTANOOK ROAD, THENCE NORTH 12° 40' 50" EAST 100.58 FEET TO THE POINT AND PLACE OF BEGINNING, AND CONTAINING 22,637 SQUARE FEET, AND CONTAINING 0.520 ACRES, MORE OR LESS, ALL ACCORDING TO A SURVEY BY MCANALLY LAND SURVEYING, PC, DATED JULY 13, 2000.

Being that parcel of land conveyed to RANDALL A. HOLLER AND WIFE, DONNA R. HOLLER, TENANTS BY THE ENTIRETY from MORGAN & PARKER BUILDERS, INC. by that deed dated 06/26/2001 and recorded 07/02/2001 in deed book 2185, at page 1678 of the FORSYTH County, NC Public Registry.