

2005065399 00269

FORSYTH CO, NC FEE \$17.00  
STATE OF NC REAL ESTATE EXTX

\$76.00

PRESENTED &amp; RECORDED:

10-03-2005 03:19 PM

DICKIE C WOOD

REGISTER OF DEEDS

By: PATSY RUTH DAVIS DPTY

BK: RE 2606

PG: 1522-1523

ENVELOPE

Tax Lot No. \_\_\_\_\_ in Block \_\_\_\_\_ Parcel Identification No. \_\_\_\_\_ Verified by: \_\_\_\_\_  
 \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_, 200 \_\_\_\_ By: \_\_\_\_\_

Mail after recording to Grantee, 106 Lamp Lighter Cir, W.S., N.C., 27104

This instrument was prepared by: Samuel M. Booth

**Brief description for the Index: Lot 4 Rolling Knoll**

### NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 3rd day of September, 2005 by and between

GRANTOR	GRANTEE
<b>JWR BUILDING COMPANY</b> a North Carolina corporation	<b>SANTEE DEVELOPMENT COMPANY, LLC</b>

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

Being Known and Designated as **Lot 4**, as shown on the Plat of **ROLLING KNOLL** as recorded in **Plat Book 47 page 27**, in the Office of the Register of Deeds of Forsyth County, North Carolina, to which reference is hereby made for a more particular description.

TO HAVE AND TO HOLD, the aforesaid tract or parcel of land and all privileges and appurtenances thereto belonging 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 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 is conveyed subject to the following exceptions: Easements and restrictions of record and current year ad valorem taxes to be prorated.

In Witness Whereof, JWR Building Company has caused this instrument to be executed by its duly authorized officer under authority of its Board of Directors.

**JWR BUILDING COMPANY**

(Seal)

By: *James W. Robertson, Jr.*  
\_\_\_\_ President

**NORTH CAROLINA - FORSYTH COUNTY**

I, *Melanie S. Jordan*, a Notary Public of *Forsyth* County, North Carolina, certify that James W. Robertson, Jr., President a duly authorized officer of **JWR BUILDING COMPANY**, personally appeared before me this day and acknowledged the execution of the foregoing instrument for and on behalf of JWR Building Company, a corporation. Witness my hand and official seal or stamp, this *3rd* day of *October*, 2005.

My commission expires: *7/12/2009*

*Melanie S. Jordan*  
Notary Public

