


2005075700 00049


 FORSYTH CO, NC FEE \$17.00
 STATE OF NC REAL ESTATE EXT
\$606.00
 PRESENTED & RECORDED:
 11-15-2005 10:19 AM
 DICKIE C WOOD
 REGISTER OF DEEDS
 By: PATSY RUTH DAVIS DPTY
BK:RE 2617
PG:1598-1599

Mail after recording to Grantee: ^{ENV} **HUNTER, HIGGINS** ^{Stk 500} 101 W. Friendly Ave GSO NC 27401
 This instrument was prepared by Hinshaw, Jacobs & Thornton, LLP. **PICK UP**
 Brief description for the Index:

Lot 15, Windsor Park, Section I

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 9 day of November, 2005, by and between

GRANTOR(S)	GRANTEE(S)
E. J. HANES CONSTRUCTION, INC.	MARTHA M. JOHNSON

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

BEING KNOWN AND DESIGNATED as Lot 15, as shown on the Map of WINDSOR PARK, (SECTION I), as revised, recorded in Plat Book 30, Page 199, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 2567 Page 3672

A map showing the above described property is recorded in Plat Book 30 at Page(s) 199.

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.

E. J. HANES CONSTRUCTION, INC.

By: Loye Hanes Vaughan
Vice President

SEAL-STAMP



NORTH CAROLINA Forsyth County:
I, Julie E. Bostick a Notary Public of the County and State
aforesaid, certify that Loye Hanes Vaughan personally came
before me this day and acknowledged that (s)he is Vice President of
E. J. HANES CONSTRUCTION, INC., a North Carolina corporation, and
that by authority duly given and as the act of the corporation, the foregoing
instrument was signed in its name by its Vice-President.
WITNESS my hand and official stamp or seal, this 9 day of
November, 2005.

Julie E. Bostick
Notary Public

My commission expires: 9-1-07

The foregoing Certificate(s) of _____
is/are certified to be correct.

REGISTER OF DEEDS FOR FORSYTH COUNTY

By _____
Deputy/Assistant - Register of Deeds