

2006034142 00248

FORSYTH CO, NC FEE \$14.00  
STATE OF NC REAL ESTATE EXT

\$166.00

PRESENTED &amp; RECORDED:

06-02-2006 01:58 PM

DICKIE C WOOD

REGISTER OF DEEDS

By: SHANNON BOSTIC-GRIFFITH DPTY

BK: RE 2667

PG: 581-581

Drafted By: Daniel A. Frazier- Box # 64  
Excise Tax: \$166.00

Tax Block: 2228 Lot: 052

Property address: 1005 Ada Street, Winston-Salem, NC 27105

Mail future tax bills to: Grantee at property address

**FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED**This DEED made this the 31<sup>st</sup> day of May, 2006 by and between**Grantor**Charlie D. Wall, Jr. and wife,  
Carolyn H. Wall**Grantee**Kenneth Barnes and wife,  
Angela Barnes

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 &amp; OVC) Ten dollars and other valuable consideration to them 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, and more particularly described as follows:

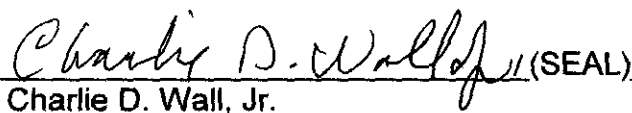
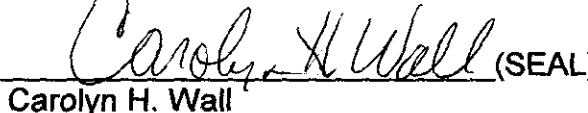
BEING known and designated as Lot Numbers 52, 53 and 54, as shown on the map of A. T. Cox as recorded in Plat Book 9, Page 117, in the Office of the Register of Deeds of Forsyth County, North Carolina, to which reference is hereby made for a more particular description.

Subject to restrictions, easements and/or rights of way, if any, of record.

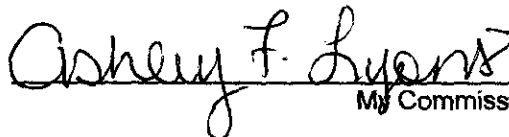
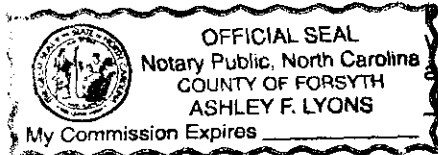
For chain of title see Deed Book 2642, page 3031, Forsyth County Registry.

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 fee simple, that title is marketable, free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF the Grantors have set their hand(s) and seal(s) the day and year first above written.

 (SEAL)  
Charlie D. Wall, Jr. (SEAL)  
Carolyn H. Wall

STATE OF NORTH CAROLINA, FORSYTH COUNTY

I, Ashley F. Lyons, a Notary Public of the aforesaid state and county, do hereby certify that Charlie D. Wall, Jr. and wife, Carolyn H. Wall, either being personally known to me or proven by satisfactory evidence, personally appeared before me this day, acknowledging to me that they voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated. Witness my hand and notarial seal this the 1<sup>st</sup> day of June, 2006.

Notary Public

My Commission expires: Nov 4 2006