

2006047846 00367

FORSYTH CO, NC FEE \$20.00
STATE OF NC REAL ESTATE EXT
\$5.00
PRESENTED & RECORDED:
07-31-2006 03:24 PM
DICKIE C WOOD
REGISTER OF DEEDS
By: SHANNON BOSTIC-GRIFFITH DPTY
BK: RE 2682
PG: 1405-1407

Excise Tax \$

Recording Time, Book and Page

ENVELOPE

*** No Title Search Requested Or Performed

Tax Lot No. 005

Parcel Identifier No. _____

Verified by _____ County on the _____ day of _____, 20 _____
by _____

Mail after recording to: Grantee(s): PO Box 304
Winston-Salem, NC 27102

This instrument was prepared by: BILLY D. FRIENDE, JR., P.A.

Brief Description for the index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made July 25, 2006 by and between

GRANTOR	GRANTEE
JAMES W. HENDERSON	MONA J. HENDERSON

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 WINSTON-SALEM, WINSTON Township, FORSYTH County, North Carolina and more particularly described as follows:

BEGINNING at an iron stake on the north side of Moravia Street, which stake is 300 feet Westwardly from the intersection of Long Street and Moravia Street; thence continuing along the north side of Moravia Street, North 76 degrees West 60 feet to an iron stake; thence North 8 degrees 29 minutes 150.8 feet to an iron stake; thence South 76 degrees East 60 feet to an iron stake; thence South 8 degrees 29 minutes West 150.8 feet to the place of BEGINNING.

Also being known and designated as Block 0808 Lot 005, Forsyth County Tax Maps.

*** For further reference, see the Estate of MARGARET HENDERSON SULLIVAN PENN (98 E 1289), Forsyth County Clerk of Superior Court.

*** The Grantor, JAMES W. HENDERSON, hereby reserves a life estate in said described property.

Property Address: 917 Moravia Street
Winston-Salem, NC 27107

The above property herein above was acquired by Grantor by instrument recorded in Book 834 at Page 430.

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 herein above 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 officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

(Corporate Name)

By: _____

President

 (SEAL)
JAMES W. HENDERSON

ATTEST:

Secretary

(SEAL)

(SEAL)

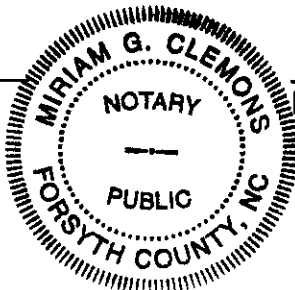
STATE OF NORTH CAROLINA

COUNTY OF FORSYTH

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated either being personally known to me or proven by satisfactory evidence appeared before me this day.

JAMES W. HENDERSON

Date: 07-28-06



Miriam G. Clemons
Notary Public

(Official Seal)

My Commission Expires: June 19, 2007

STATE OF _____

COUNTY OF _____

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he and she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated either being personally known to me or proven by satisfactory evidence appeared before me this day.

Date: _____

Notary Public _____

(Official Seal)

My Commission Expires: _____