

2006060250 00188

FORSYTH CO, NC FEE \$17.00

NO TAXABLE CONSIDERATION

PRESENTED &amp; RECORDED:

09-22-2006 12:17 PM

DICKIE C WOOD

REGISTER OF DEEDS

By: BETTY C CAMPBELL DPTY

BK: RE 2695

PG: 2699-2700

NORTH CAROLINA  
GENERAL WARRANTY DEED

Excise Tax: \$ .00

Recording Time, Book and Page

Tax Map No.

Parcel Identifier No.

Mail after recording to: Grantee @ 2271 Pleasant St. Winston Salem, NC 27107

This instrument was prepared by: House &amp; Tippett, PLLC (No Title Search)

THIS DEED made this 02 day of June, 2006 by and between

## GRANTOR

Stephen Leon Allen, Unmarried, Donald Arthur Allen, Unmarried, Conrad Edgar Allen, Unmarried

## GRANTEE

Stephen Leon Allen, Unmarried, Donald Arthur Allen, Unmarried, Conrad Edgar Allen, Unmarried  
As Joint Tenants, with Right of Survivorship

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 and more particularly described as follows:

BEGINNING at the street, Clodfelter's corner; thence East 11 poles to Kindleys line, formerly known as the Old Waygh line; thence S. with Kindleys line 105 feet to a stake; thence W. 11 poles to the street; thence N. with the street 105 feet to the BEGINNING, containing one-half acre, more or less.

The above described property was conveyed by Dora B. Livengood, widow, to Henry W. Essex andwife Evelyn C. Essex by deed recorded in Book 728, on page 139, Forsyth County Registry, and was devised by the said Evelyn C. Essex to Grantors herein by Will, Forsyth County 05-E-1634, in the Office of the Clerk of Superior Court.

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 728, Page 139, Forsyth County Registry.

A map showing the above described property is recorded in Plat Book \_\_\_\_\_, Page \_\_\_\_\_, and referenced within this instrument.

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:

**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 officer(s), the day and year first above written.

\_\_\_\_\_  
(ENTITY NAME)

Stephen Leon Allen (SEAL)  
Stephen Leon Allen

By: \_\_\_\_\_

Donald A Allen (SEAL)  
Donald Arthur Allen

By: \_\_\_\_\_

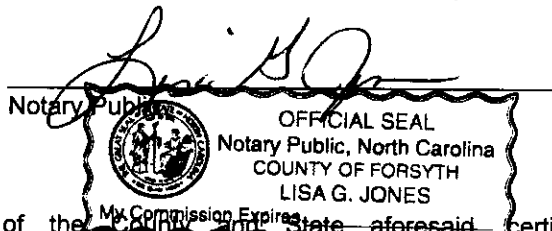
Conrad Edgar Allen (SEAL)  
Conrad Edgar Allen

\_\_\_\_\_  
(SEAL)

NORTH CAROLINA FORSYTH COUNTY

I, LISA G Jones, a Notary Public of the County and State aforesaid, certify Stephen Leon Allen, Unmarried, Donald Arthur Allen, Unmarried, Conrad Edgar Allen, Unmarried, 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 the 2 day of June, 2006.

My Commission Expires: 5-16-09



NORTH CAROLINA \_\_\_\_\_ COUNTY

I, \_\_\_\_\_, a Notary Public of the \_\_\_\_\_ State aforesaid, certify that \_\_\_\_\_ personally appeared before me this day and acknowledged that he/she is the \_\_\_\_\_ of \_\_\_\_\_, a North Carolina corporation/limited liability company/general partnership/limited partnership (mark through the inapplicable), and that by authority duly given and as the act of such entity, he/she signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and official stamp or seal, this the \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

My Commission Expires: \_\_\_\_\_

\_\_\_\_\_  
Notary Public