

2006066269 00123

FORSYTH CO, NC FEE \$20.00
STATE OF NC REAL ESTATE EXT

\$10.00

PRESENTED & RECORDED:

10-19-2006 01:11 PM

DICKIE C WOOD
REGISTER OF DEEDS

By:TIMOTHY R WILLIAMS ASST

BK:RE 2702

PG:2238-2240

Do not write above this line

DRAFTED BY: S. G. Calaway	Tax Block-Lot:	Parcel ID:
Mail after recording to: <u>Box 111</u>	Mail future tax bills to:	

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 15th day of July, 2006, by and between

GRANTOR

Stephen G. Calaway
and wife,
Jacqueline G. Calaway

GRANTEE

Jerry D. Stoltz
and wife,
Pattie W. Stoltz

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 (\$100.00 ovc) One Hundred Dollars and Other Valuable Considerations to them to 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, Vienna Township, more particularly described as follows:

See Description Hereto Attached as Exhibit "A"

And Made a Part Hereof By Reference

Property Address: _____

The above land was conveyed to Grantor by _____ (see book _____ page _____)

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to 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, is free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever subject to the following exceptions:

subject to easements and restrictions of record

IN WITNESS WHEREOF the Grantor has 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.

Stephen G. Calaway (seal)
Stephen G. Calaway (seal)
(seal)

Jacqueline G. Calaway (seal)
Jacqueline G. Calaway (seal)
(seal)

by: _____
Corporate Name _____ President _____

Seal/Stamp

STATE OF NORTH CAROLINA - Forsyth County

I, _____, a Notary Public of Forsyth County, NC do hereby certify that _____ personally came before me this day and acknowledged that he is _____ President of _____ and acknowledged on behalf of the corporation, the due execution of the foregoing instrument. Witness my hand and notarial seal this the _____ day of _____, 20____.

My commission expires _____, 20____. _____ Notary Public

Seal/Stamp

STATE OF NORTH CAROLINA - Forsyth County

OFFICIAL SEAL
NOTARY PUBLIC, NORTH CAROLINA
DOREEN S. LUSK
COUNTY OF FORSYTH

My Commission Expires 3/22/07

I, Doreen S. Lusk, a Notary Public of Forsyth County, NC do hereby certify that Stephen G. Calaway and wife, Jacqueline G. Calaway personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the 5 day of July, 2006

My commission expires 3/22, 2007. Doreen S. Lusk Notary Public

Seal/Stamp

STATE OF NORTH CAROLINA - Forsyth County

I, _____, a Notary Public of Forsyth County, NC do hereby certify that _____ personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the _____ day of _____, 20____

My commission expires _____, 20____. _____ Notary Public

Seal/Stamp

STATE OF NORTH CAROLINA - Forsyth County

I, _____, a Notary Public of Forsyth County, NC do hereby certify that _____ personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the _____ day of _____, 20____

My commission expires _____, 20____. _____ Notary Public

The foregoing Certificate(s) of _____ is/are certified to be correct at the date of recordation shown on the first page thereof.

Dickie C. Wood, Register of Deeds for Forsyth County by: _____ Deputy/Asst.

Exhibit "A"
Description
Calaway/Stoltz

All that parcel of land lying in Vienna Township, County of Forsyth and State of North Carolina containing 1.0617 acres, more or less, as shown on a survey dated 12/20/05 and recorded 7/11/06 by Daniel W. Donathan, Professional Land Surveyor described as follows:

Beginning at an iron stake lying in the south right of way line of Pipestem Lane at its western terminus, said iron being the Northwest corner of Lot 18 as shown on the Plat of Timberfield, Phase I as recorded in Plat Book 48, page 133, Forsyth County Registry and running thence North 13 deg 49' 22" East (along the western terminus of Pipestem Lane) 25.29 feet to an iron stake; running thence on a new line, North 84 deg 53' 00" West 374.87 feet to an iron stake lying in the East line of the property of Billy C. Walters (Deed Book 2085, page 3179); running thence with Walters East line, South 03 deg 12' 22" West 132.97 feet to an iron stake lying in the North line of the property of Jerry O. Stoltz; running thence with Stoltz's North line, South 86 deg 40' 27" East 351.94 feet to an iron stake lying in the West line of Timberfield aforesaid; and running thence North 13 deg 49' 22" East 98.03 feet to the place of beginning.

See Tax Block 4748, Lot 307

Deed Book 1014, page 181, Forsyth County Registry