


2007018435 00355


 FORSYTH CO, NC FEE \$20.00
 STATE OF NC REAL ESTATE EXTX
\$190.00
 PRESENTED & RECORDED:
 03-30-2007 03:41 PM
 DICKIE C WOOD
 REGISTER OF DEEDS
 By: PATSY RUTH DAVIS DPTY
BK: RE 2741
PG: 2399-2401

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$190

Parcel Identifier No. _____ Verified by _____ County on the _____ day of _____, 20____
 By: _____

Mail/Box to: Grantee, 984 Howd Lane, Kernersville, NC 27285 *Box 137*

This instrument was prepared by: Attorney Eric S. Ellison

Brief description for the Index: Metes and Bounds Description.

THIS DEED made this 30th day of March, 2007, by and between

GRANTOR	GRANTEE
<p> Stephen M. Westmoreland and wife Janice C. Westmoreland 8045 Belews Creek Road Belews Creek, NC 27009-9713 </p>	<p> Kenco Grading, Inc. A NC Corporation 984 Howd Lane Kernersville, NC 27285 </p>

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 Belews Creek, Belews Creek Township, Forsyth County, North Carolina and more particularly described as follows:

"See Attachment A"

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1289, Page 685.

A map showing the above described property is recorded in Plat Book N/A, Page N/A.

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, other than the following exceptions:

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

Stephen M. Westmoreland (SEAL)
Stephen M. Westmoreland

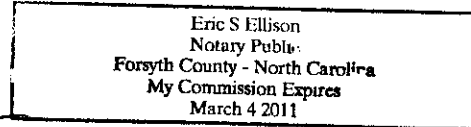
Janice C. Westmoreland (SEAL)
Janice C. Westmoreland

SEAL-STAMP
State of North Carolina
County of Forsyth

I, the undersigned Notary Public of the County and State aforesaid, certify that **Stephen M. Westmoreland** personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 30th day of March 2007.

My Commission Expires: March 4, 2011

Notary Public: Eric S Ellison

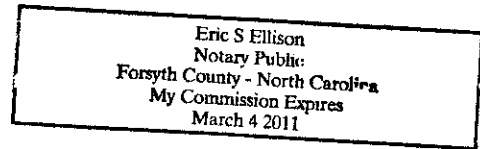


State of North Carolina
County of Forsyth

I, the undersigned Notary Public of the County and State aforesaid, certify that **Janice C. Westmoreland** personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 30th day of MARCH, 2007.

My Commission Expires: March 4, 2011

Notary Public: Eric S Ellison



The foregoing Certificate(s) of _____ is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

By: _____ Register of Deeds for _____ County
Deputy/ Assistant - Register of Deeds

Commitment No. 10978314

EXHIBIT "A"
Legal Description

All that tract or parcel of land in Forsyth County, North Carolina, in Belews Creek Township, and bounded as follows: BEGINNING at an iron post in the center line of the railroad track for Southern Railroad, said post being a common corner for the property of Sue P. Isley and the property of Green Hi-Win Farm, Inc.; thence from said beginning point and with the property of Sue P. Isley North 42° 22' East 353.12 feet to an old axle; thence continuing with said property North 87° 34' East 115.50 feet to an iron post within the right of way of Belews Lake Drive (State Road No. 2119); thence within said right of way, South 08° 45' West 92.40 feet to an iron post; thence continuing within said right of way South 22° 50' East 194.58 feet to an iron post; thence partially within said right of way and with the property of Annie G. Pegram, South 49° 44' East 91.08 East to an iron post within said right of way; thence crossing said right of way South 26° 52' West 101.64 feet to an iron post in the center line of said railroad tract; thence with the property of Green Hi-Win Farm, Inc., South 15° 20' West 70.68 feet to an iron post located in the paved portion of a private 20 foot road; thence with the general direction of said road and with the property of Green Hi-Win Farm, Inc., South 52° 46' West 215.0 feet to an iron post; thence North 46° 18' 15" West 373.58 feet to a point; thence with the property of Green Hi-Win Farm, Inc., North 12° 52'; East 97.0 feet to the point and place of BEGINNING; being 4.121 acres, more or less.

The above property is subject to an easement 30' wide along the Southeast boundary line with Green Hi-Win Farm, Inc. Property from the G.L. Neal Property to Belews Lake Drive for the purpose of ingress and egress to the Neal Property and to his assigns and successors.

AND BEING the same property conveyed to Stephen M. Westmoreland and Janice C. Westmoreland from Gilmer L. Neal, Jr. by Deed dated November 2, 1979, and recorded November 6, 1979 in Deed Book 1289, Page 0685.

Tax Parcel No. 6980-58-3042