

2007034920 00224



FORSYTH CO, NC FEE \$23.00
STATE OF NC REAL ESTATE EXTX

\$348.00

PRESENTED & RECORDED:

06-14-2007 04:44 PM

DICKIE C WOOD

REGISTER OF DEEDS

By: SHANNON BOSTIC-GRIFFITH DPTY

BK:RE 2760

PG:4153-4156

ENVELOPE

Excise Tax \$348.00	Block 3966 Lot 007
Drawn by: <u>Norman L. Nifong</u> Mail future tax bills to: <u>Grantee, P. O. Box 99662, Raleigh, NC 27624</u> Property Address: <u>411 Kyle Road, Winston-Salem, NC 27103</u>	

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this the 14th day of June, 2007, by and between

GRANTOR	GRANTEE
OLIVIA PERRY PERKINS, Executrix of the Estate of Carrie Mae McCormick Vaughn; OLIVIA PERRY PERKINS, individually, and her husband, ROBERT L. PERKINS, JR.; MARY VAUGHN TOM and husband, HASTINGS TOM; and, MORAVIAN CHURCH IN AMERICA, SOUTHERN PROVINCE	AJJ&D, L.L.C., a North Carolina Limited Liability company

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.

WHEREAS, that Carrie Mae McCormick Vaughn died testate a resident of Forsyth County, North Carolina;

WHEREAS, that the Will of Carrie Mae McCormick Vaughn is admitted to probate in the Office of the Clerk of Superior Court of Forsyth County, North Carolina in File # 05 E 1738, which Will provides, among other things, that the residuary estate consisting of all property "that does not pass under a specific bequest" is left to Olivia Perry Perkins, Mary Vaughn Tom, Maggie L. Styers Mission Chapter of Fairview Moravian Church and Southern Province of the Moravian Church -Minesteral Fund, Building Fund and Missions Fund;

WHEREAS, the governing documents of the Moravian Church in America, Southern Province provide that all property devised or bequeathed to individual congregations is the property of the Provincial Boards to be used for the benefit of the individual congregations.

WITNESSETH that the Grantors, in consideration of One Hundred and No/100 (\$100.00 & OVC) Dollars and Other Valuable Considerations paid by the Grantee, the receipt of which is hereby acknowledged, have and by these presents do grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot or parcel of land situated in Forsyth, North Carolina and more particularly described as follows:

Being known and designated as Lot 7 as shown on the Map of the Property of Noah E. Brewer recorded in Plat Book 17 at Page 142 in the Office of the Register of Deeds of Forsyth County, North Carolina.

This conveyance is made subject to easements of record, taxes for the year 2007, and subject to restrictive covenants contained in deed recorded in Book 828 at Page 249, 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 Grantors covenants with the Grantee, that the Grantors are seized of the premises in fee simple, have the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances and that the Grantors will warrant and defend the title against the lawful claims of all persons whomsoever, except as above set forth.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and adopted the printed word [SEAL] as their own seal.

Olivia Perry Perkins (SEAL)
Olivia Perry Perkins, Executrix of the
Estate of Carrie Mae McCormick Vaughn

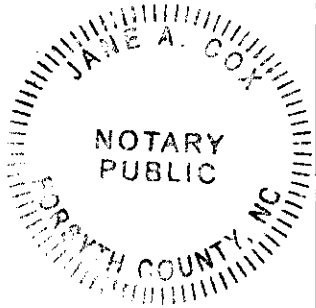
Olivia Perry Perkins (SEAL) Robert L. Perkins, Jr. (SEAL)
Olivia Perry Perkins Robert L. Perkins, Jr.

Mary Vaughn Tom (SEAL) Hastings Tom (SEAL)
Mary Vaughn Tom Hastings Tom

MORAVIAN CHURCH IN AMERICA,
Southern Province

By: C. T. Leinbach (SEAL)
C. T. Leinbach, Treasurer

SEAL-STAMP



NORTH CAROLINA-Forsyth County

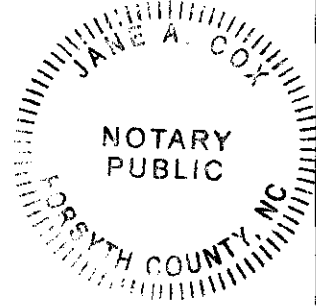
I, Jane A. Cox, a Notary Public of said county and state certify that Olivia Perry Perkins, individually and as Executrix of the Estate of Carrie Mae McCormick Vaughn personally appeared before me this day and each acknowledged to me that she signed the foregoing document for the purposes therein stated and in the capacity indicated.

Witness my hand and official seal, this the 14th day of June, 2007.

Jane A. Cox Notary Public

My commission expires:
6-22-2010

SEAL-STAMP



NORTH CAROLINA-Forsyth County

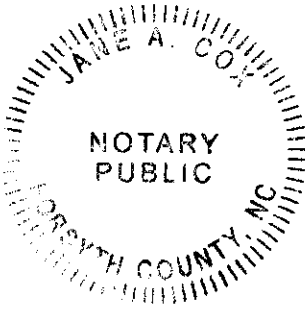
I, Jane A. Cox, a Notary Public of said county and state certify that Robert L. Perkins, Jr. personally appeared before me this day and each acknowledged to me that he signed the foregoing document for the purposes therein stated and in the capacity indicated.

Witness my hand and official seal, this the 14th day of June, 2007.

Jane A. Cox Notary Public

My commission expires:
6-22-2010

SEAL-STAMP



NORTH CAROLINA-Forsyth County

I, Jane A. Cox, a Notary Public of said county and state certify that Mary Vaughn Tom and husband, Hastings Tom personally appeared before me this day and each acknowledged to me that she signed the foregoing document for the purposes therein stated and in the capacity indicated.

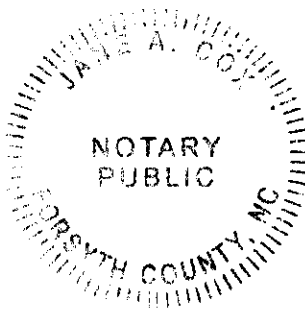
Witness my hand and official seal, this the 14th day of June, 2007.

Notary Public

My commission expires:

6-22-2010

SEAL-STAMP



NORTH CAROLINA-Forsyth County

I, Jane A. Cox, a Notary Public of said county and state, certify that C. T. Leinbach personally came before me this day and acknowledged to me that he is Treasurer of Moravian Church in America, Southern Province, and that he as Treasurer, being authorized to do so, voluntarily signed the foregoing document on behalf of the corporation for the purpose therein stated and in the capacity indicated.

WITNESS my hand and notarial stamp or seal, this the 14th day of June, 2007.

Notary Public

My commission expires:

6-22-2010