

2008019511 00004
 FORSYTH CO., NC FEE \$20.00
 STATE OF NC REAL ESTATE EXTX
\$330.00
 PRESENTED & RECORDED:
04-17-2008 10:03 AM
 KAREN GORDON
 REGISTER OF DEEDS
 BY: E NAVARRO
 DPTY
BK: RE 2825
PG: 3881-3883

ENVELOPE

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax:

Parcel Identifier No. Block 2291 Lot 009A Verified By _____ County on the ____ day of _____, 20____
 By: _____

Mail/Box to: Grantee: 1218 Miller Street Winston-Salem, NC 27103
 Send Future Tax Bills to: Same as above
 This instrument was prepared by: Tornow & Kangur, L.L.P.
 Brief description for the Index: Lot 009

THIS DEED made this the 11th day of April 2008, by and between

GRANTOR	GRANTEE
<p style="text-align: center;">WAYNE T. BARBOUR, JR. and wife RACHEL K. BARBOUR</p>	<p style="text-align: center;">JAMES RAYMOND SMITH, III (unmarried)</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 _____ Township, _____ Forsyth County, North Carolina and more particularly described as follows:

See Exhibit A attached hereto and incorporated herein by reference.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 2567 Page 3415
A map showing the above described property is recorded in Plat Book Page .

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: Subject to all easements, rights-of-way, and restrictions of record, if any, and ad valorem taxes for the current year.

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

Wayne T. Barbour, Jr. (SEAL)
WAYNE T. BARBOUR, JR.

Rachel K. Barbour (SEAL)
RACHEL K. BARBOUR

_____ (SEAL)

_____ (SEAL)

Forsyth County, North Carolina

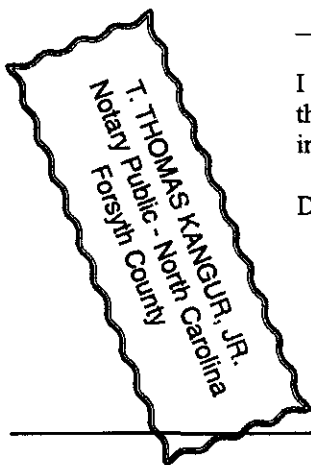
I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in capacity indicated: Wayne T. Barbour Jr. and wife Rachel K. Barbour

Date: April 15, 2008

T. Thomas Kangor, Jr.
Official Signature of Notary Public

T. Thomas Kangor, Jr.
Notary's printed or typed name

My Commission Expires: 10-24-2011



(Official Seal)

State of _____ - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____ Personally came before me this day and acknowledged that he is the _____ of _____, a North Carolina or _____ corporation/limited liability company/general partnership/limited Partnership (strike through the inapplicable), and that by authority duly given and as the act of each entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal this _____ day of _____, 20____.

My Commission Expires: _____

Notary Public

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

Exhibit

BEGINNING at an iron stake located in the Southeast corner of the within described property, said stake being 80.0 feet more or less from the intersection of Cherokee Lane and Miller Street; thence along the western margin of Miller Street, North 0 deg. 05 min. West 99.91 feet to an iron stake located in the Northeast corner of said property and being the common corner of the within described property and the property of Rudolph O. Rogers; thence along the said property line, North 86 deg. 43 min. 31 sec. West 143.75 feet to an existing iron pipe located in the Northwesternmost corner of the within described property in the common corner with Joseph Leigh, thence South 13 deg. 57 min. 45 sec. East 104.94 feet to an existing iron stake located in the Southwesternmost corner of said property in the common corner with Samuel Johnson (Deed Book 1869, Page 3049); thence with the Southern property line of the within described property and the Northern property line of Samuel Johnson, South 86 deg. 57 min. 35 sec. West 118.51 feet to the point and place of beginning. Said property being part of Lots 6 and 7 as shown on the George S. Ebert Farm, recorded in Plat Book 1, Page 90, in the Office of the Register of Deeds of Forsyth County, NC. Said property being shown on survey made by Franklin Surveying Co., dated June 10, 1996 entitled "Map for Fred A. McBride", and known as Job No. 16-721.