

2008026586 00017

FORSYTH CO, NC FEE \$20.00

NO TAXABLE CONSIDERATION

PRESENTED & RECORDED:

05-22-2008 10:12 AM

KAREN GORDON
REGISTER OF DEEDS
BY: PATSY RUTH DAVIS
DPTY

BK: RE 2833

PG: 3293-3295



Prepared by & return to : Larry W. Pearman, PO Box 8178, Greensboro, NC 27419

en^v

Parcel Identifier No.: Lot 010-Block 3216D – 3817 Crusade Drive, Winston Salem, NC
Lot 074-Block 5049 – 6574 Spanish Oaks Drive, Rural Hall, NC
Lot 001N- Block 3234A – 3770 Tulip Drive, Winston Salem, NC

Excise Tax: NTC

NORTH CAROLINA GENERAL WARRANTY DEED

This Deed made this 15th day of May, 2008 by and between

GRANTOR

John W. Williams

GRANTEE

Harold R. Craig
David S. Fralin and spouse,
Sandra P. Fralin

Property Address: Three(3) Tracts
3817 Crusade Drive, Winston Salem, NC 27101
6524 Spanish Oaks Drive, Rural Hall, NC 27045
370 Tulip Drive, Winston Salem, NC 27105

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 his one-third interest unto the Grantee in fee simple, all that certain lot or parcel of land situated in Forsyth County, North Carolina and more particularly described as follows:

See the attached Exhibit "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 fee and clear of all

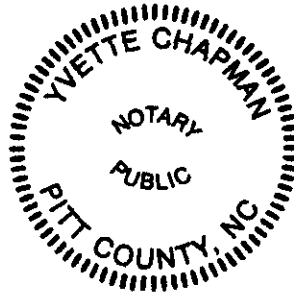
encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever, other than the following exceptions:

This conveyance is subject to easements, rights-of-way, restrictions, if any, and to current year ad valorem taxes.

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

John W. Williams
John W. Williams

(SEAL)



State of North Carolina- County of Pitt Co.

I, Yvette Chapman, a Notary Public of said County and State, Certify that John W. Williams personally came 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 15th day of May, 2008.

My commission expires: 2013

Yvette Chapman
Notary Public

Exhibit "A"

Tract One:

3817 Crusade Drive, Winston Salem, NC 27101

BEING known and designated s Lot 10, Silver Chalice, Section 2, as recorded in the Office of the Register of Deeds, in Plat Book 35, Page 142, of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

The property hereinabove described was acquired by Grantor by instrument in Book 2444, Page 2845.

Tract Two:

6574 Spanish Oaks Drive, Rural Hall, NC, 27045

BEING known and designated as Lot Number 74 as shown on the Map of Chestnut Trails, Section1, as recorded in Plat Book 25, Page 11, in the Office of the Register of Deeds of Forsyth County, North Carolina, to which map reference is hereby made for a more particular description.

The property hereinabove described was acquired by Grantor by instrument in Book 2524, Page 2915.

Tract Three:

3770 Tulip Drive, Winston Salem, NC 27105

BEGINNING at a stone and iron in the center of a proposed 60 foot road right of way, concerning with the Old Gus Cline Corner, now J.M. Plemons, and also being a corner of E.E. Sell, John Beeson, Jim Whicker, now Mary Whicker, and running thence North 49 deg. 40' 44" West 38.18 feet to an iron stake; and running thence N. 49 deg. 40' 44" West 331.69 feet to an iron stake; and running thence South 1 deg. 55' 02" West 356.10 feet to an iron stake; and running thence South 88 deg. 19' 44" East 260.11 feet to an iron stake, and continuing 29.89 feet to a point in the center of said 60 feet proposed road right of way (Tulip Drive) North 1 deg. 51' East 125 feet, more or less; to the point and place of beginning, containing 1.507 acres, more or less, excepting the area in the proposed 60 foot road right of way, as surveyed by Daniel Donothan, Surveyor, July 28, 1992.

The property hereinabove described was acquired by Grantor by instrument in Book 2424, Page 3403.