

ENVELOPE



2008047250 00075
FORSYTH CO, NC FEE \$17.00
STATE OF NC REAL ESTATE EXT
\$200.00
PRESENTED & RECORDED:
09-18-2008 01:57 PM
KAREN GORDON
REGISTER OF DEEDS
BY: LORA SMALL
DPTY
BK: RE 2854
PG: 4000-4001

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax:

Parcel Identifier No. 2084 133 Verified by _____ County on the ____ day of _____, 20____
By: _____

Mail/Box to: 3700 Hastings Avenue Winston-Salem, NC 27127

This instrument was prepared by: Leslie G. Frye

Brief description for the Index: **Lot 133 Williard Dale Development**

THIS DEED made this _____ day of September, 2008, by and between

GRANTOR	GRANTEE
PATRICIA A. FORBES, UNMARRIED	ROBERT J. GOSH AND WIFE KRISTEN A. GOSH

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

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 Winston-Salem, Township, Forsyth County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED as all of Lot No. 133, as shown on the Plat of WILLIARD DALE DEVELOPMENT, plat of which is duly recorded in Plat Book 4 Page 165 in the Office of the Register of Deeds of Forsyth County, North Carolina, to which reference is hereby made for a more particular description

The property hereinabove described was acquired by Grantor by instrument recorded in Book 2127, page 3973.

A map showing the above described property is recorded in Plat Book 4, Page 165.

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:

EASEMENTS AND RESTRICTIONS OF RECORD, IF ANY, AND CURRENT YEARS AD VALOREM TAXES, TO BE PRORATED AT CLOSING.

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

(Entity Name)

[Signature]

PATRICIA A. FORBES (SEAL)

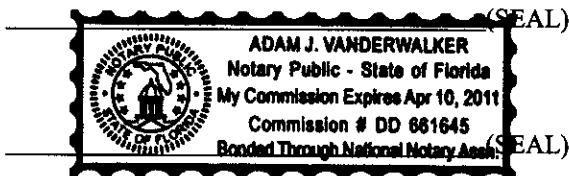
By: _____

(SEAL)

Title:

By: _____

Title:



By: _____

Title:

Florida *[initials]* Pinellas

SEAL-STAMP State of North Carolina - County of Forsyth
I, the undersigned Notary Public of the County and State aforesaid, certify that PATRICIA A. FORBES, UNMARRIED 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 10 day of September, 2008.

My Commission Expires:
4/10/11

[Signature]
Notary Public Adam J. Vanderwalker

SEAL-STAMP State of North Carolina - 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 such 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

SEAL-STAMP State of North Carolina - County of _____
I, the undersigned Notary Public of the County and State aforesaid, certify that _____
Witness my hand and Notarial stamp or seal, this _____ day of _____, 20____.

My Commission Expires: _____

Notary Public

The foregoing Certificate(s) of _____