

2008049071 00270

FORSYTH CO, NC FEE \$20.00



GIFT DEED

PRESENTED & RECORDED:

09-29-2008 03:56 PM

KAREN GORDON
REGISTER OF DEEDS
BY: TIMOTHY R WILLIAMS
ASST

BK: RE 2856

PG: 2695-2697

Do not write above this line

| | | |
|--|---|-------------------|
| DRAFTED BY: JMB INVESTMENTS INC | Tax Block-Lot: 2367-201 | Parcel ID: |
| Mail after recording to: CARMELENE WOODS | Mail future tax bills to: Carmelene Woods | |
| 115 South Jackson Ave, Apt A | 115 South Jackson Ave, Apt A | |
| Winston-Salem, N.C 27101 | Winston-Salem, N.C 27101 | |

ENVELOPE

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 29th day of September, 2008, by and between

GRANTOR

GRANTEE

Clester Hickerson

Carmelene Woods

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, in consideration of (\$ 1.00⁰⁰) ONE DOLLAR to Clester Hickerson 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 in Forsyth County, North Carolina, Winston-Salem Township, more particularly described as follows:

Property Address: 470 OLD RURAL HALL RD

The above land was conveyed to Grantor by Forsyth County (see book 2818 page 1896-1298)

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to 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, is free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever subject to the following exceptions:

IN WITNESS WHEREOF the Grantor has set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors the day and year first above written.

Cleaster Hickerson (seal) _____ (seal)
_____ (seal) _____ (seal)
_____ (seal) _____ (seal)

by: _____
Corporate Name _____ President _____

Seal/Stamp STATE OF NORTH CAROLINA - Forsyth County
I, _____, a Notary Public of Forsyth County, NC
do hereby certify that _____ personally came before
me this day and acknowledged that he is _____ President of _____
and acknowledged
on behalf of the corporation, the due execution of the foregoing instrument.
Witness my hand and notarial seal this the _____ day of _____, 20____.
My commission expires _____, 20____. Notary Public

Seal/Stamp STATE OF NORTH CAROLINA - Forsyth County
I, CEDRIC LABON RUSSELL, a Notary Public of Forsyth County, NC
do hereby certify that Cleaster Hickerson
personally appeared before me
this day and acknowledged the execution of the foregoing deed of conveyance.
Witness my hand and notarial seal this the 29th day of SEPTEMBER 20 08
My commission expires 10-16, 2011. Cedric Labon Russell Notary Public

Seal/Stamp STATE OF NORTH CAROLINA - Forsyth County
I, _____, a Notary Public of Forsyth County, NC
do hereby certify that _____
personally appeared before me
this day and acknowledged the execution of the foregoing deed of conveyance.
Witness my hand and notarial seal this the _____ day of _____, 20____.
My commission expires _____, 20____. Notary Public

Seal/Stamp STATE OF NORTH CAROLINA - Forsyth County
I, _____, a Notary Public of Forsyth County, NC
do hereby certify that _____
personally appeared before me
this day and acknowledged the execution of the foregoing deed of conveyance.
Witness my hand and notarial seal this the _____ day of _____, 20____.
My commission expires _____, 20____. Notary Public

The foregoing Certificate(s) of _____

is/are certified to be correct at the date of recordation shown on the first page thereof.
Dickie C. Wood, Register of Deeds for Forsyth County by: _____ Deputy/Asst.

Beginning at an iron stake in the West margin of Old Rural Road, corner of Bryce H. Cox, et ux; running thence South 89 degrees – 32' –08" West 423.18 feet to an iron stake, corner of Carter B. Wallace, et ux; line North 19 degrees – 34' –42" West 209.68 feet to an iron stake, corner of W.V. May et ux; thence along the May line North 89 degrees – 22' –40" East 423.43 feet to an old iron in the West margin of Old Rural Hall Road; thence along the West margin of Old Rural Hall Road South 19 degrees – 24' –37" East 210.70 feet to an iron stake containing 1.96 acres, more or less, and being known as Lot 201, Block 2367, Forsyth County Tax Map, and being that property conveyed to W. H. Lanier and wife, Carrie R. Lanier by deed recorded in the Forsyth County Registry in Deed Book 364, Page 17.

Property Address: 4710 Old Rural Hall Road