

2008056119 00196
 FORSYTH CO, NC FEE \$17.00
 STATE OF NC REAL ESTATE EXTX
\$682.00
 PRESENTED & RECORDED:
11-21-2008 04:30 PM
 KAREN GORDON
 REGISTER OF DEEDS
 BY: BETTY C CAMPBELL
 DPTY
BK: RE 2863
PG: 1057-1058

ENVELOPE

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$

Parcel Identifier No.: 6825-77-5763.00 (Tax Block 0131, Lot 002M)

Return after recording to: Grantee @ 510 West End Blvd., Winston-Salem, NC 27101

Mail tax bills to Grantee: same as above

This instrument was prepared by: Tornow & Kangur, L.L.P.

Brief description for the Index: Lot 2, A.C. Miller, Agent Subdivision of Lot(s) 42, and 43, of the West End Hotel and Land Company Property

THIS DEED made this 21st day of November, 2008, by and between,

GRANTOR	GRANTEE
<p align="center"> ERIC G. WILSON and wife SANDI E. HAMILTON </p>	<p align="center"> PAMELA W. HERRING, Legally Separated </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 Winston-Salem, Winston Township, Forsyth County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot #2, as shown on the Map of A.C. Miller, Agent Subdivision of Lot(s) 42, and 43, of the West End Hotel and Land Company Property as recorded in Plat Book 5, Page 104, as recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more definite description.

The property hereinabove described was acquired by Grantor by instruments recorded in Book 2325, Page 3984, Forsyth County Registry.

A map showing the above described property is recorded in Plat Book 5, Page 104.

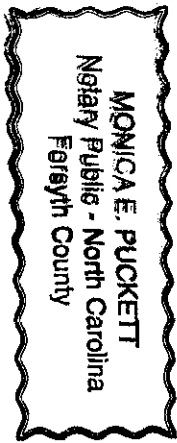
TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

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.

Eric G. Wilson (SEAL)
ERIC G. WILSON

Sandi E. Hamilton (SEAL)
SANDI E. HAMILTON



State of North Carolina, County of Forsyth

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 herein and in the capacity indicated: Eric G. Wilson and wife Sandi E. Hamilton.

Date: 11/20/08
Monica Puckett
Notary Public

My Commission Expires: 7/28/11

Monica E. Puckett
printed or typed name of notary public

State of _____, County of _____

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 herein and in the capacity indicated: _____

Date: _____

Notary Public

My Commission Expires: _____

printed or typed name of notary public