


2010005393 00076

 FORSYTH CO, NC FEE \$22.00
 STATE OF NC REAL ESTATE EXTX
\$70.00

 PRESENTED & RECORDED:
02-16-2010 11:21:00 AM

 C. NORMAN HOLLEMAN
 REGISTER OF DEEDS
 BY: RANDY L SMITH
 DPTY

BK: RE 2933
PG: 468-469

Box 69

PARCEL ID NUMBERS: 6837-65-2969 & 6837-66-2077

MAIL AFTER RECORDING TO: Grantee at P.O. Box 12336, Winston-Salem, NC 27117

MAIL FUTURE TAX BILLS TO: Grantee at P.O. Box 12336, Winston-Salem, NC 27117

EXCISE TAX: \$70.00

PREPARED BY: David A. Wallace

Grantee's Address: P.O. Box 12336, Winston-Salem, NC 27117

Grantor's Address: P.O. Box 567, Wallburg, NC 27373

 Is this the sale of the Grantor's primary residence? _____ Yes X No

NORTH CAROLINA)

)

GENERAL WARRANTY DEED

FORSYTH COUNTY)

THIS DEED made this 16th day of February, 2010, by and between **Mark Adams and wife, Nellie Ruth W. Adams, Joseph D. Adams (not married)** (hereinafter referred to as "Grantor), and **Mark A. Godfrey and wife, Angela P. Godfrey** (hereinafter referred to as "Grantee").

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.

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 **FORSYTH** County, North Carolina, and more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lots 490 and 491 as shown on the Map of "MONTVIEW" PROPERTY OF OGBURN REALTY CO., recorded in Plat Book 1, Page 106, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

Also a 20 foot strip off West end of Lots 3,4,5 and 6, Subdivision of "The Cox Site" Plat of which is duly recorded in Plat Book 12, Page 151, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

Property Address: 4359 & 4375 Tise Avenue, Winston-Salem, NC

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 except for the exceptions hereinafter stated. Title to the property herein above described is subject to the following exceptions: Easements and restrictions of record.

IN WITNESS WHEREOF, the Grantor has hereunto set their hands and seals.

Mark Adams (Seal)
Mark Adams

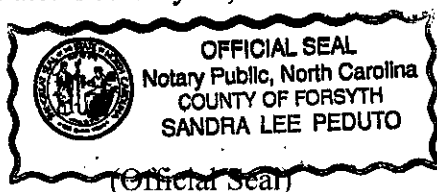
Joseph D. Adams (Seal)
Joseph D. Adams

Nellie Ruth W. Adams (Seal)
Nellie Ruth W. Adams

**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 therein and in the capacity indicated: **Mark Adams and wife, Nellie Ruth W. Adams, Joseph D. Adams**

Date: February 16, 2010



Sandra Lee Peduto
(official signature of Notary)
Sandra Lee Peduto
(Notary's printed or typed name)

My commission expires: May 20, 2011