

**2010024083 00249**FORSYTH CO, NC FEE \$22.00
STATE OF NC REAL ESTATE EXTX**\$340.00**

PRESENTED & RECORDED:

06-28-2010 04:29:00 PMC. NORMAN HOLLEMAN
REGISTER OF DEEDSBY: S. GRIFFITH
ASST**BK: RE 2952****PG: 1868-1869****DRAFTED BY** Robert W. Porter
Attorney at Law**RECORDING TIME**

Excise Tax - \$340.00

PROBATE AND FILING FEE \$ _____ **PAID** *Port 105*

Tax Block 5641E Lot 025 Tax PIN 6865-81-3097.00

Property Address: 1533 Jubilee Trail, Kernersville, NC 27284

Mail after recording to: P O Box 5985, Winston Salem, NC 27113

Mail future tax bills to: Grantees: P O Box 5985, Winston Salem, NC 27113

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEEDTHIS DEED made this 28th day of June, 2010, by and between**GRANTOR**Dennis Scott Johns and wife
Sherrie Abbott JohnsADDRESS: 3442 Grandview Crossing Lane
Pfafftown, NC 27040**GRANTEE**

Sonoma Building Company

ADDRESS: P O Box 5985
Winston Salem, NC 27113

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 (\$10.00&OVC) \$10.00 & OVC to him 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 Abbotts Creek Township, Forsyth County, North Carolina, more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot Number 25 of SEDGE LAKE GARDEN, SECTION I, a map and Plat of which is duly recorded in Plat Book 32 at Page 2 in the Office of the Register of Deeds of Forsyth County, North Carolina to which reference may be had and is hereby made for a more particular description.

SUBJECT TO EASEMENTS and restrictions of record, if any and 2010 ad valorem taxes prorated to date of closing.

SUBJECT PROPERTY IS ~~NOT~~ ☐ PRIMARY RESIDENCE OF GRANTOR

The above land was conveyed to Grantor by deed recorded in Book 1911 Page 4442, Forsyth County Registry.

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, free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF the Grantor has set his hand and seal the day and year first above written.

Dennis Scott Johns
Dennis Scott Johns

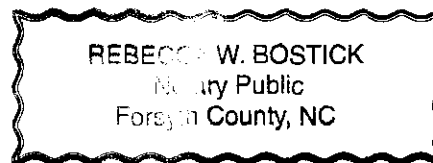
Sherrie Abbott Johns
Sherrie Abbott Johns

STATE OF NORTH CAROLINA -
COUNTY OF FORSYTH

I the undersigned, a Notary Public for
Forsyth County, North Carolina do hereby certify that Dennis Scott Johns and Sherri Abbott Johns, appeared before me this day and I have seen satisfactory evidence of the principal's identity, by a current state or federal identification with the principal's photograph in the form of a drivers license; and she acknowledged to me that she voluntarily signed the foregoing document for the purpose stated therein.

DENNIS SCOTT JOHNS AND WIFE, SHERRIE ABBOTT JOHNS

Date: June 28, 2010.



(OFFICIAL SEAL)

Rebecca W. Bostick Notary Public
Rebecca W. Bostick

Printed or Typed Name of Notary Public

My commission expires April 29, 2011.