


**2010036565 00143**

 FORSYTH CO, NC FEE \$25.00  
 STATE OF NC REAL ESTATE EXTX  
**\$240.00**

PRESENTED &amp; RECORDED:

**09-27-2010 12:41:34 PM**

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

**BK: RE 2965**
**PG: 3682-3684**

## NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax \$240.00

 Parcel Identifier No. \_\_\_\_\_ Verified by \_\_\_\_\_ County on the Box 59 day of \_\_\_\_\_, 2010.  
 BY: \_\_\_\_\_

**Mail/Box to: GRANTEE @ SEE ADDRESS BELOW**

 This instrument was prepared by H. Dwight Nelson, *Attorney At Law* P.O. Box 902, Rural Hall, NC 27045

 Brief description for the index: 1.178 Acres +/-
**THIS DEED** made this the 22<sup>nd</sup> day of September, 2010, by and between:

<b>GRANTORS</b>	<b>GRANTEE</b>
<b>HEATHER C. KIDD</b> <b>(f/k/a HEATHER CALABRESE)</b> <b>And husband, TIMOTHY KIDD</b> 2311 Dixie Forest Road Raleigh, NC 27615	<b>GLADYS F. SHULER,</b> <b>Legally Separated</b> 205 Stoltz Street Rural Hall, NC 27045

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 Forsyth County, North Carolina and more particularly described as follows:

SEE ATTACHED EXHIBIT "A"

 Property Address: 205 Stoltz Street, Rural Hall, NC 27045  
 Forsyth County Tax PIN 6920-12-3810.00

 As per NCGS § 105-317.2 the foregoing property [☒]does [☐]does not include the primary residence of the Grantor(s).

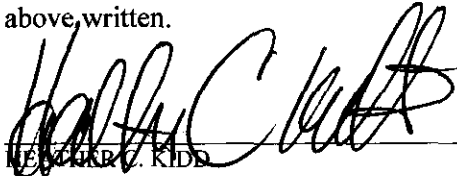
 The property herein above-described was acquired by Grantor by instrument recorded in Book 2731, Page 2816.  
 A map showing the above-described property is recorded in Plat Book \_\_, Page \_\_.

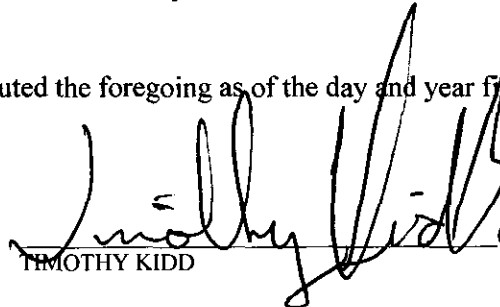
**TO HAVE AND TO HOLD** the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

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:

Any Easements, Right-of-Ways and/or Restrictions of Record, if any, and Future Ad Valorem Taxes.

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

 (SEAL)  
HEATHER C. KIDD

 (SEAL)  
TIMOTHY KIDD

Seal-Stamp



State of NC – County of Forsyth

I, the undersigned Notary Public of Stokes County and State aforesaid, certify that **HEATHER C. KIDD AND TIMOTHY KIDD** personally came before me this day and voluntarily acknowledged the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this the 23rd day of September, 2010.


  
Notary Public  
My Commission Expires: 4-15-2013

Exhibit "A"

**BEGINNING** at a point marked by an iron in the East line of Otis B. Parrish (DB 1124, Page 711); said point being located North 4 deg 46 min 32 sec East 19.95 feet from an existing iron marking the Southeastern corner of said Otis B. Parrish; thence running North 4 deg 31 min 37 sec East 179.10 feet to a point marked by an existing iron; thence North 85 deg 46 min 42 sec West 100.11 feet to a point; thence North 4 deg 31 min 02 sec East 140.80 feet to a point marked by an existing iron; thence South 88 deg East 206.75 feet to a point marked by an existing iron in the Western margin of Holmes Street (passing through an existing iron at 12.94 feet); thence South 01 deg 57 min 30 sec West with the Western margin of Holmes Street 326.01 feet to a point, said point being located South 53 deg 02 min 34 sec East 2.63 feet from an existing iron pin; thence North 86 deg 19 min 23 sec West 121.08 feet back to the point and place of beginning and containing 1.178 acres more or less as per survey by G. Stephen Lineback, RLS March 25, 1986.