



2012021354 00124  
FORSYTH CO, NC FEE \$26.00

NO TAXABLE CONSIDERATION

PRESENTED & RECORDED:  
05-15-2012 12:48:17 PM

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

BK: RE 3059  
PG: 2920-2922

**NORTH CAROLINA  
GENERAL WARRANTY DEED**

Excise Tax: \$ 0.00

Recording Time, Book and Page

Tax Map No. Box 24

Parcel Identifier No. 6805-85-8852.00

**\*\*NO TITLE SEARCH REQUESTED OR PERFORMED\*\***  
& Future tax bills  
Mail after recording to: to Grantee @ 8209 Kildare St

This instrument was prepared by: The Law Office of Clint Calaway

THIS DEED made this 14 day of May, 2012 by and between

**GRANTOR**

**Jr.**  
PAUL SISKA, unmarried  
8209 Kildare Street  
Clemmons, NC 27012

**GRANTEE**

DIANE SISKA, unmarried  
8209 Kildare Street  
Clemmons, NC 27012

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 and more particularly described as follows:

Property Address: 523 Kyle Rd, Winston-Salem, NC 27104  
SEE ATTACHED LEGAL DESCRIPTION

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 1927, Page 1783, FORSYTH County Registry.—See Estate File No. 10E1045

Paul Siska Sr. DOD June 23, 2010

A map showing the above described property is recorded in Plat Book     , Page     , and referenced within this instrument.

The above described property  does  does not include the primary residence of the Grantor.

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 hereinabove described is subject to the following exceptions:

**IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officer(s), the day and year first above written.**

\_\_\_\_\_  
(ENTITY NAME)

Paul Siska Jr. (SEAL)  
PAUL SISK A J R.

By: \_\_\_\_\_ (SEAL)

Title: \_\_\_\_\_

By: \_\_\_\_\_ (SEAL)

Title: \_\_\_\_\_

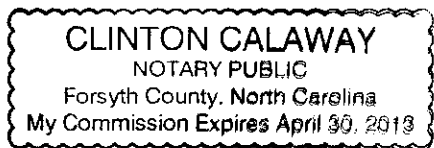
\_\_\_\_\_  
(SEAL)

STATE OF NC COUNTY OF Forsyth

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: PAUL SISK A J R. Witness my hand and official stamp or seal, this the 14 day of Mar, 2012.

My Commission Expires: 4/30/13

[Signature]  
Notary Public  
Print Notary Name: \_\_\_\_\_



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 signed the foregoing document: \_\_\_\_\_ Witness my hand and official stamp or seal, this the \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

My Commission Expires: \_\_\_\_\_

\_\_\_\_\_  
Notary Public  
Print Notary Name: \_\_\_\_\_

**EXHIBIT "A"**

**BEGINNING** at an iron stake in the Western right of way line of Kyle Road, said iron stake marking the the Southeastern corner of Lot 4 and the Northeastern corner of Lot 3, as shown on the Map hereinafter described, and running thence from said point and place of Beginning, South 14 deg. 55' 33" West 45 feet to an iron pin; running thence North 74 deg. 52' 49" West 200.41 feet to an iron pin; running thence North 14 deg. 59' East 74.66 feet to an iron pin; running thence South 74 deg. 56' East 200.34 feet to an iron pin in the Western right of way line of Kyle Road; running thence with the Western right of way line of Kyle Road, South 14 deg. 55' 33" West 29.88 feet to the point and place of **BEGINNING**, and **BEING KNOWN AND DESIGNATED AS** the Northern 45 feet of Lot 3 and the Southern 30 feet of Lot 4, as shown on the Map of Longwood, Block B, as recorded in Plat Book 18, Page 5, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description, all according to a survey prepared by Daniel W. Donathan, R.L.S., dated December 3, 1996, entitled "Map for Paul Siska (Widower)," bearing Job No. 1-37649. For further reference, see Deed Book 1327, Page 1443, Forsyth County Registry.

**BEING INFORMALLY KNOWN AS** Tax Lots 3B and 4B, Block 3970, Winston Township, Forsyth County Tax Records.