

**2012030223 00198**

FORSYTH CO. NC FEE \$26.00  
 STATE OF NC REAL ESTATE EXT  
**\$536.00**

PRESENTED & RECORDED  
 07/11/2012 04:19:56 PM

**C. NORMAN HOLLEMAN**  
 REGISTER OF DEEDS

BY: RANDY L SMITH  
 DPTY

**BK: RE 3069****PG: 523 - 524****NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$536.00

Lot No. 25, Block 4258 Verified by \_\_\_\_\_ County on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_  
 By: \_\_\_\_\_

Mail/Box to: Grantee – 4424 Woodlark Court, Clemmons, NC 27012

This instrument was prepared by: T. Dan Womble, Attorney

Brief description for the Index: Lot 25, Block L, Meadowbrook (No. 2) Sec. of Forest Hills Estates, PB 20, Pg 54THIS DEED made this 20<sup>th</sup> day of June, 2012, by and between**GRANTOR**

**TAYLOR FAIN (A/K/A THOMAS T. FAIN) AND WIFE,**  
**EVEYLN J. FAIN (A/K/A JOY J. FAIN)**  
**162 Stadium Oaks Dr.**  
**Clemmons, NC 27012**

**GRANTEE**

**SHANNON LEE JACKSON (UNMARRIED)**  
**4424 Woodlark Court**  
**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 situated in Forsyth County, North Carolina and more particularly described as follows:

Lying and being in Clemmons Township, Forsyth County, North Carolina, and BEING known and designated as Lot No. 25 in Block "L" as shown on Map of Meadowbrook (no.2) Section of Forest Hills Estates, plat of said property being made by Paul King, C.E., which map is recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, in Plat Book 20, at Page 54, and to which map reference is hereby made for a more particular description. For further reference see Deed recorded in Deed Book 913, Page 426.

Said property having an address of 4424 Woodlark Court, Clemmons, NC 27012.

The above land was conveyed to Grantor in Deed Book 1012, Page 441, Forsyth County Registry, NC.

All or a portion of the property herein conveyed \_\_\_\_ includes or \_\_\_\_ does not include the primary residence of a Grantor.

Submitted electronically by "t dan womble attorney"  
 in compliance with North Carolina statutes governing recordable documents  
 and the terms of the submitter agreement with the Forsyth County Register of Deeds.

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: easements and restrictions of record, any violated zoning regulations, if any; and 2012 taxes to be pro-rated.

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

Taylor Fain (SEAL)  
Taylor Fain (a/k/a Thomas T. Fain)

Evelyn J. Fain (SEAL)  
Evelyn J. Fain (a/k/a Joy J. Fain)

State of North Carolina - County of Forsyth

I, the undersigned Notary Public of the County of Forsyth and State aforesaid, certify that Taylor Fain (a/k/a Thomas T. Fain) and wife, Evelyn J. Fain (a/k/a Joy J. Fain) personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed.

Witness my hand and Notarial stamp or seal this 25 day of June, 2012.

My Commission Expires: 02-09-2017  
(Affix Seal)

ANGELA W. CAMPBELL  
Notary Public, North Carolina  
Forsyth County  
My Commission Expires  
February 09, 2017

Angela W. Campbell Notary Public  
Notary's Printed or Typed Name