


2012037113 00136

 FORSYTH CO, NC FEE \$26.00
 STATE OF NC REAL ESTATE EXTX

\$222.00

 PRESENTED & RECORDED:
08-23-2012 11:17:15 AM

 C. NORMAN HOLLEMAN
 REGISTER OF DEEDS
 BY: PATSY RUTH DAVIS
 DPTY

BK: RE 3076
PG: 976-978
NORTH CAROLINA WARRANTY DEED

Excise Tax: 222

Tax ID No. 5884-27-3325

Colony # 24
 **No Title Search Requested or Performed

Prepared by Patti D. Dobbins, Esq. 3350 Valley Road, Winston-Salem, NC 27106

Mail after recording to: Grantee,

 Brief Description for the Index: 1AC STYERS FERRY RD LVILLE TP PT LT 44-Q BLK
 4405 TMAP

 THIS DEED made this 16 day of August, 2012, by and between

GRANTOR(S)

 MITCHELL G. LOGAN AND WIFE,
 LISA D. LOGAN

GRANTEE(S)

 Rhonda S. Campbell, Single
 6500 Styers Ferry Road
 Clemmons, NC 27012

PROPERTY ADDRESS: 6500 Styers Ferry Rd. 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.

 WITNESSTH, 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:

Please see attached Exhibit A

The above described property was conveyed to Grantor by deed recorded in Book 2674, Page 440.

 The above property was _____ or was not X 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:

Easements, restrictions, rights of way and declarations of record, if any, and ad valorem taxes here after becoming due and payable.

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 a duly authorized officer by authority of its Board of directors, the day and year first written above.

Mitchell G. Logan (Seal)
Mitchell G. Logan

Lisa D. Logan (Seal)
Lisa D. Logan

County of Terrell
State of Georgia

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: Mitchell G. Logan, Grantor(s).

Date: 08-16-12

Megan Diane Rogers
Notary Public, State of Georgia
My Commission Expires
March 4, 2013

Megan Diane Rogers
Official Signature of Notary Public

MEGAN DIANE ROGERS
Printed or typed name of Notary Public
My Commission Expires: March 4, 2013

County of Terrell
State of Georgia

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: Lisa D. Logan, Grantor(s).

Date: 08-16-12

Megan Diane Rogers
Notary Public, State of Georgia
My Commission Expires
March 4, 2013

Megan Diane Rogers
Official Signature of Notary Public

MEGAN DIANE ROGERS
Printed or typed name of Notary Public
My Commission Expires: March 4, 2013

EXHIBIT A

LEGAL DESCRIPTION

BEGINNING at an iron stake in the southern right of way line of Styers Ferry Road, said iron stake marking the northwestern corner of Edmond, see Deed 2111, Page 1419, Forsyth County Registry, and running thence with Edmond's west line, South 10° 15' 46" West 207.15 feet to an iron stake in the northern line of Hartle, Deed Book 1921, Page 2584, Forsyth County Registry; running thence with Hartle's north line, South 85° 37' 36" West 176.60 feet to an iron stake; running thence on a new line, North 03° 42' 53" East 260.70 feet to an iron stake in the southern right of way line of Styers Ferry Road, said iron stake being located South 84° 32' 59" West 256.19 feet from a fire hydrant; running thence with the southern line of Styers Ferry Road, South 77° 40' 29" East 200.73 feet to the point and place of BEGINNING, containing 1.00 acre, more or less, according to a survey entitled J. Steve Beauchamp, dated July 13, 2000, prepared by Phillip R. Ball, R.L.S., bearing Job Number LS-2952-1. Also being known and designated as a part of Tax Lot 44 Q, Block 4405, Lewisville Township, Forsyth County Tax Records. For further reference, see Deed Book 1438, Page 689, Forsyth County Registry.