



2012043053 00208

FORSYTH CO, NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$585.00

PRESENTED & RECORDED:
09-28-2012 02:44:14 PM

C. NORMAN HOLLEMAN
REGISTER OF DEEDS
BY: S. GRIFFITH
ASST

BK: RE 3082
PG: 3987-3988

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$585.00

Box 45 Kasper

Lot No. 030, Block 4213A Verified by _____ County on the ____ day of _____, 20____
By: _____

Mail/Box to: Grantee – 2835 Gray Moss Drive, Clemmons, NC 27012

This instrument was prepared by: T. Dan Womble, Attorney, No title search requested, none performed.

Brief description for the Index: Lot 30, Map of Doublegate, Section 2, as recorded in Plat Book 38, Page 12, FCR

THIS DEED made this 25th day of September, 2012, by and between

GRANTOR

**Robert J. Reitz and wife,
Susan L. Reitz**

GRANTEE

**Dean B. Rutledge and wife,
Joan C. Rutledge
2835 Gray Moss Drive
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:

BEING KNOWN AND DESIGNATED as Lot Number 30 as shown on the Map of Doublegate, Section 2, as recorded in Plat Book 38, Page 12, in the Office of the Register of Deeds of Forsyth County, North Carolina; reference to which is hereby made for a more particular description. Together with improvements located thereon; said property being located at 2835 Gray Moss Drive, Clemmons, North Carolina.

The above land was conveyed to Grantor in Deed Book 2646, Page 2387, Forsyth County Registry, NC.

All or a portion of the property herein conveyed x includes or does not include the primary residence of a 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, other than the following exceptions: easements and restrictions of record, any violated zoning regulations, if any; 2012 taxes are to be pro-rated.

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

Robert J. Reitz (Seal)
Robert J. Reitz

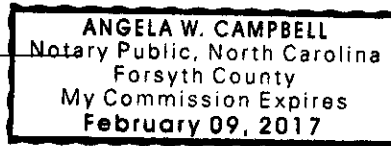
Susan L. Reitz (Seal)
Susan L. Reitz

State of North Carolina - County of Forsyth

I, the undersigned Notary Public of the County of Forsyth and State aforesaid, certify that Robert J. Reitz and wife, Susan L. Reitz 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 26 day of September, 2012.

My Commission Expires: _____
(Affix Seal)



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