

**2012045280 00014**

FORSYTH CO, NC FEE \$26.00
 STATE OF NC REAL ESTATE EXT
\$16.00

PRESENTED & RECORDED:
 10-12-2012 09:06:12 AM

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

BK: RE 3085
PG: 1009-1010

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$16.00

Parcel Identifier Number: 1380 281 Tax ID or Block & Lot: 6846-12-7291.00

Mail/Box to: Grantee at Post Office Box 1409, Elyria, OH 44036

This instrument was prepared by: Tolin & Elam, PLLC, 301 N. Main St., Ste. 802, Winston Salem, NC 27101

Brief description for the Index: Lot 281, Block , Section , Phase , Map of East 14th Street Development Company

Box 122

THIS DEED made this September 10, 2012 by and between

GRANTOR

Weidl Properties, LLC

Grantor Address:

159 Oak Summit Road
 Winston Salem, NC 27105

GRANTEE

Equity Trust Company Custodian
 fbo Jacquelyn W. Duncan 97004

Buyer Address:

Post Office Box 1409
 Elyria, OH 44036

Property Address:
 1423 Emerald Street
 Winston Salem, North Carolina 27105

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 or near the City of Winston Salem, Winston Township Forsyth County, North Carolina and more particularly described as follows:

County Tax ID: **6846-12-7291.00 / 1380 281**

BEING KNOWN AND DESIGNATED as Lot 281 as shown on the Map of East 14th Street Development Company Property as recorded in Plat book 2 page 32A in the office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3945, Page 3935.

A map showing the above described property is recorded in Plat Book 2, Page 32A.

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: that lis pendens filed by the City of Winston Salem in 10 M 4096, Forsyth County Clerk's Office.

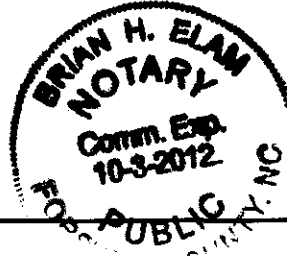
THIS PROPERTY DOES NOT INCLUDE THE PRIMARY RESIDENCE OF A GRANTOR.

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 officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

Weidl Properties, LLC (Corporate Name)

By: [Signature]

Robert Weidl, Manager



STATE OF NORTH CAROLINA, COUNTY OF Forsyth

I, the undersigned Notary Public of the aforesaid State and County, do hereby certify that Robert Weidl, Manager of Weidl Properties, LLC personally appeared before me this date and acknowledged the execution of the foregoing instrument for the purposes therein expressed. Witness my hand and notarial seal this the 28 day of September, 2012.

My Commission Expires: 10/3/2012

[Signature]
Brian H. Elam, Notary Public

STATE OF NORTH CAROLINA, COUNTY OF Forsyth

I, the undersigned Notary Public of the aforesaid State and County, do hereby certify that _____, attorney in fact for _____, personally appeared before me this date, and being by me duly sworn, says that he executed the foregoing and annexed instrument for and in behalf of _____, and that his authority to execute and acknowledge said instrument is contained in and instrument duly executed, acknowledged and recorded in the Office of the Register of Deeds of Person County, North Carolina on the ____ day of _____, and that this instrument was executed under and by virtue of the authority given by said instrument granting him power of attorney; that the said _____ acknowledged the due execution of the foregoing and annexed instrument for the purposes therein expressed for and in behalf of the said _____. Witness my hand and notarial seal, this ____ day of _____.

My Commission Expires: _____

Notary Public