



2013000788 00214

FORSYTH CO, NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$120.00

PRESENTED & RECORDED:
01-07-2013 11:45:01 AM

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

BK: RE 3100
PG: 1458-1459

**NORTH CAROLINA
GENERAL WARRANTY DEED**

Excise Tax: \$120.00

Recording Time, Book and Page

Tax Map No. 594822

Parcel Identifier No. 5892-45-7067.00

Box 36 - Robb

Mail after recording to: Art of Care Senior Living, LLC, 4396 Winterberry Ridge Court, Winston Salem, NC 27103

This instrument was prepared by: Ed Brewer, Davis & Brewer Attorneys, PO Box 786, Clemmons, NC 27012

THIS DEED made this 28th day of December, 2012 by and between

GRANTOR

WF Investments of Davie County, LLC
245 Sparks Road
Advance, NC 27006

GRANTEE

Art of Care Senior Living, LLC
4396 Winterberry Ridge Court
Winston Salem, NC 27103

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 Clemmons Township, Forsyth County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED as Tract 2 as shown on map entitled "Shugart Management, Inc. Lot 38D, Tax Block 4209" recorded in Plat Book 50, Page 178 in the office of the Register of Deeds of Forsyth County, North Carolina which map reference is hereby made for a more particular description.

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book, 2927 Page 620, Forsyth County Registry.

A map showing the above described property is recorded in Plat 50, Page 178, 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.

Eleanor F. Wilson (SEAL)
Eleanor F. Wilson, Manager
WF Investments of Davie County, LLC.

NORTH CAROLINA
FORSYTH COUNTY

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: Eleanor F. Wilson, Manager of WF Investments of Davie County, LLC.

Witness my hand and official stamp or seal, this the 28 day of December, 2012.

My Commission Expires:
October 17, 2014

DOROTHY A. KOCHNER
Notary Public
Forsyth County, NC
My Commission Expires October 17, 2014

Dorothy A. Kochner
Dorothy A. Kochner, Notary Public