



2013034768 00220

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

\$846.00

PRESENTED & RECORDED:  
07-25-2013 03:27:43 PM

C. NORMAN HOLLEMAN  
REGISTER OF DEEDS  
BY: LORI HOLLOWAY  
DPTY

BK: RE 3136

PG: 4254-4255

**NORTH CAROLINA  
GENERAL WARRANTY DEED**

Excise Tax: \$ 846.00

Recording Time, Book and Page

Tax Map No.

Parcel Identifier No. 6807-75-5264.00

Mail after recording to: Grantee: 3716 Old Pfafftown Road Winston-Salem, NC 27106

This instrument was prepared by: Bunch & Associates, PLLC #153

THIS DEED made this 24<sup>th</sup> day of July, 2013 by and between

**GRANTOR**

**Charles M. Powers and wife  
Stephanie J. Powers  
5056 Nottingham Place Lane Unit 201  
Winston-Salem, NC 27106**

**GRANTEE**

**Gregory S. Pierce and wife  
Lisa D. Pierce  
3716 Old Pfafftown Road  
Winston-Salem, NC 27106**

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 and more particularly described as follows:

Being known and designated as Lot No. 299, Greenbrier Farm, Phase 5, Section 1, according to the plat thereof, recorded in Plat Book 45, Page 79, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which 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 3022 Page 2097, Forsyth County Registry.

A map showing the above described property is recorded in Plat Book 45, Page 79, 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.

\_\_\_\_\_  
(ENTITY NAME)

Charles M. Powers (SEAL)  
Charles M. Powers

By: \_\_\_\_\_  
Title: \_\_\_\_\_

Stephanie J. Powers (SEAL)  
Stephanie J. Powers

By: \_\_\_\_\_  
Title: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
(SEAL)

Forsyth PB  
NORTH CAROLINA ~~Davidson~~ 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: Charles M. Powers and wife Stephanie J. Powers. Witness my hand and official stamp or seal, this the 24<sup>th</sup> day of July, 2013.

My Commission Expires: 7-25-15

Deborah Boose  
Notary Public

Print Notary Name: Deborah Boose

