



2013054304 00060

FORSYTH CO, NC FEE \$26.00

NO TAXABLE CONSIDERATION

PRESENTED & RECORDED:

11-27-2013 10:10:24 AM

C. NORMAN HOLLEMAN

REGISTER OF DEEDS

BY: OLIVIA DOYLE

ASST

BK: RE 3157

PG: 118-119

North Carolina General Warranty Deed

Mail after recording to: Tristone Properties LLC, 1441 Mt. Tabor Ct., Winston-Salem, NC 27106.
This instrument is prepared by William Brent Vaden.

Brief description of the index: Block 324 Lot 016 1139 East 25th Street.

THIS DEED made this the, _____ day of _____, 20____ by and between

GRANTOR

+

GRANTEER. Douglas Dampier - *orig. to*

+

Tristone Properties LLC

W. Brent Vaden

+

+

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, that certain lot or parcel of land situated in the City of Winston-Salem, Township Forsyth County, North Carolina, and more particularly described as follows:

This property is commonly known as 1139 East 25th Street Winston-Salem, NC 27105 and is more particularly described as follows:

Lying and Being in the City of Winston-Salem, Forsyth County, North Carolina, and being at a stake, the northwest corner of 25th Street and Cleveland Avenue, North 2 degrees 50 minutes East 81 feet to a stake; thence North 88 degrees 25 minutes West 68.8 feet to a stake; thence South 2 degrees 59 minutes West 81.4 feet to a stake on the North side of 25th Street; thence with the North side of East 25th Street, South 88 degrees 15 minutes East 68.8 feet to a stake, the point of beginning; being known and designated as Lot 16 on the map of P.H. Hanes Jr.

property recorded in Plat Book 3, Page 64A, Office of the Register of Deeds of Forsyth County, North Carolina, Book 834, Page 541.

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 the Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title against the lawful claims of all persons whomsoever, except for the exceptions stated. Title of the property hereinabove described is subject to the following exceptions: NONE.

WITNESS WHEREOF, the Grantor has hereunto set his hand and seal the say and year first above written.

W. Brent Vaden

Signature

W. Brent Vaden

Type or Print Name

R. Douglas Dampier

Signature

R. Douglas Dampier

Type or Print Name

Seal of the County and State aforesaid, certify that W. Brent Vaden Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

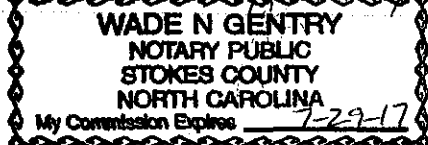
Forsyth Co, State of North Carolina
Witness my hand and official stamp or seal, this 15th day of November, 2013.

Seal of the County and State aforesaid, certify that R. Douglas Dampier Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this 21st day of November, 2013.

Wade N Gentry
Wade N Gentry, Notary Public

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Tanya L Saylor
my commission expires - October 28, 2017

