



2014017572 00127

FORSYTH CO, NC FEE \$26.00
 STATE OF NC REAL ESTATE EXTX
\$526.00

PRESENTED & RECORDED:
 05-20-2014 04:33:30 PM
 C. NORMAN HOLLEMAN
 REGISTER OF DEEDS
 BY: GAIL K PARHAM
 DPTY

BK: RE 3179
PG: 2360-2361

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 526.00

Parcel Identifier No.: 5882-98-9583.00 (Block 4213A, Lot 021)

Return after recording to: Kangur & Porter, LLP (box 76)

Mail tax bills to Grantee: 6825 Gray Moss Ct., Clemmons, NC 27012

This instrument was prepared by: T. Thomas Kangur, Jr.

Brief description for the Index: Lot 21, Doublegate, Section 2

THIS DEED made this 12th day of May, 2014, by and between,

GRANTOR	GRANTEE
VANDY KIM and wife VIRIYA KIM Mailing Address:	CHEN SONG and wife WEIHUA WANG Mailing Address: 6825 Gray Moss Ct., 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 the City of Clemmons, Clemmons Township, Forsyth County, North Carolina and more particularly described as follows:

Being all of Lot No. 21, as shown on a recorded plat entitled DOUBLEGATE, SECTION 2, as developed by The New Fortis Corporation, said plat being recorded in Plat Book 38, Page 12, in the office of the Register of Deeds of Forsyth County, North Carolina, to which reference is hereby made for a more complete description.

The above-described property is subject to the restrictive covenants as recorded in Deed Book 1854, Page 2780, and modified in Deed Book 1870, Page 3235, in the office of the Register of Deeds of Forsyth County, North Carolina.

Property Address: 6825 Gray Moss Ct., Clemmons, NC 27012

As attested by their signature(s) hereto, the Grantor(s) certify that the property conveyed hereby does ☒ , does not ☐ include the primary residence of the Grantor(s).

The property hereinabove described was acquired by Grantor by instruments recorded in Book 1944, Page 2911, Forsyth County Registry.

A map showing the above described property is recorded in Plat Book 38, Page 12.

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: **Subject to all easements, rights-of-way and restrictions of record, if any, and ad valorem taxes for the current year.**

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

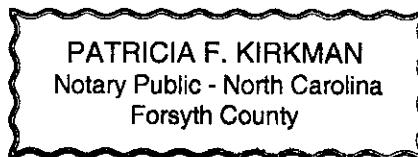
Vandy Kim (SEAL)
Vandy Kim

Viriya Kim (SEAL)
Viriya Kim

State of North Carolina, County of Forsyth

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated herein and in the capacity indicated: Vandy Kim and wife Viriya Kim.

Date: 5-20-14



Patricia F. Kirkman
Notary Public

My Commission Expires: \$ 4-29-19

Patricia F. Kirkman
printed or typed name of notary public