

2014032882 00011
FORSYTH CO. NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$380.00
PRESENTED & RECORDED
09/10/2014 08:36:41 AM
C. NORMAN HOLLEMAN
REGISTER OF DEEDS
BY: S. GRIFFITH
DPTY
BK: RE 3196
PG: 124 - 126

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$380.00

Parcel Identification Number: 5883-97-1386.00

This instrument was prepared by: Philip E. Searcy

**Return to: Grantees @ 30601 Agoura Road, Suite 200, Agoura Hills, CA 91301, Attn: Legal Dept. NC
Mail Tax Statements to Grantees @ 30601 Agoura Road, Suite 200, Agoura Hills, CA 91301, Attn:
Tax Dep. NC**

Property Address: 405 Craver Pointe Drive, Clemmons, North Carolina 27012

THIS DEED made this 2nd day of September, 2014 by and between

GRANTOR

**CLAUDINE MELENDEZ, SINGLE
364 LEWISVILLE TRAILS ROAD
LEWISVILLE, NC 27023**

GRANTEE

**AMERICAN HOMES 4 RENT PROPERTIES
NINE, LLC
30601 AGOURA ROAD, SUITE 200
AGOURA HILLS, CA 91301**

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 County of **Forsyth**, State of North Carolina and more particularly described as follows:

FOR PROPERTY DESCRIPTION, SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE.

The property hereinabove described was acquired by Grantor in Deed Book 2939, Page 438.

THIS PROPERTY IS X OR IS NOT _____ THE GRANTORS PRIMARY RESIDENCE.

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
Submitted electronically by "Jenkins Law Group PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Forsyth County Register of Deeds.

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: Easements and Restrictions of record, if any and 2014 Property Taxes to be prorated at closing.

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

Claudine Melendez (SEAL)
CLAUDINE MELENDEZ

STATE OF NORTH CAROLINA - COUNTY OF FORSYTH

I, VIRGINIA M NIXON, a Notary Public for FORSYTH County, State of NORTH CAROLINA do hereby certify that Claudine Melendez appeared before me this day and I have seen satisfactory evidence of the principal's identity by a current state or federal identification with the principal's photograph in the form of a drivers license; and she acknowledged to me that he voluntarily signed the foregoing document for the purpose stated herein.

This the 2ND day of SEPTEMBER, 2014.

Virginia M Nixon
Notary Public
VIRGINIA M NIXON
Printed Name of Notary Public

My Commission Expires: 6/28/17

Notary Public
Forsyth County, NC
VIRGINIA M. NIXON

EXHIBIT "A"

BEING KNOWN AND DESIGNATED as Lot Number 30 as shown on the Map of VILLAGE CLUB SUBDIVISION, SECTION 1-A, as recorded in Plat Book 38, Page 115 in the Office of the Register of Deeds of Forsyth County, North Carolina, to which reference is hereby made for a more particular description.