



2014036539 00211

FORSYTH CO, NC FEE \$26.00  
STATE OF NC REAL ESTATE EXTX  
\$123.00

PRESENTED & RECORDED:  
10-06-2014 04:44:57 PM

C. NORMAN HOLLEMAN  
REGISTER OF DEEDS  
BY S. GRIFFITH  
DPTY

BK: RE 3199  
PG: 4407-4408

**NORTH CAROLINA  
GENERAL WARRANTY DEED**

Excise Tax: \$123.00

Recording Time, Book and Page

Tax Map No.

Parcel Identifier No. 6834-56-1915.00

Mail after recording to: Box 24

This instrument was prepared by: CLINT CALAWAY

THIS DEED made this 4 day of OCTOBER, 2014 by and between

**GRANTOR**

MARK ALSPAUGH and wife, MARSHA ALSPAUGH  
2510 FALL ORCHARD COURT  
KINGWOOD, TX 77345

**GRANTEE**

RYU INVESTMENT, LLC  
4112 HAWKSMOORE RD.  
WINSTON SALEM, NC 27106  
PROPERTY ADDRESS: 235 E. MONMOUTH ST., WINSTON SALEM, NC 27127

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:

**LYING AND BEING on the north side of Monmouth Street, commencing at a stake 150 feet west of Lomond Street, J.A. Hill's corner and running thence westwardly along Monmouth Street 50 feet and to the same width, to-wit: 50 feet extending back north between parallel lines 100 feet to an alley; the same being known and designated as Lots 14 and 16, in Block 44, on the Map of the Winston-Salem Land and Investment Company recorded in the Office of the Register of Deeds of Forsyth County, North Carolina and being the identical property as described in deed recorded om Bppl 2295 at Page 471, Forsyth County Registry.**

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 2594, Page 2165, FORSYTH County Registry.

A map showing the above described property is recorded in Plat Book \_\_\_\_\_, Page \_\_\_\_\_, 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)

Mark Alspaugh (SEAL)  
MARK ALSPAUGH

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

Marsha Alspaugh (SEAL)  
MARSHA ALSPAUGH

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

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

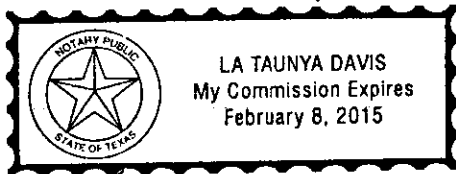
STATE OF Texas

COUNTY OF Harris

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: MARK ALSPAUGH \_\_\_\_\_ Witness my hand and official stamp or seal, this the 4<sup>th</sup> day of October, 2014.

My Commission Expires: 2/8/2015

La Taunya Davis  
Notary Public  
Print Notary Name: La Taunya Davis



STATE OF Texas

COUNTY OF Harris

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: MARSHA ALSPAUGH. Witness my hand and official stamp or seal, this the 4<sup>th</sup> day of October, 2014.

My Commission Expires: 2/8/2015

La Taunya Davis  
Notary Public  
Print Notary Name: La Taunya Davis

