

2014037183 00169FORSYTH CO. NC FEE \$26.00
STATE OF NC REAL ESTATE EXT**\$524.00**

PRESENTED & RECORDED

10/10/2014 02:42:19 PM

C. NORMAN HOLLEMAN

REGISTER OF DEEDS

BY: OLIVIA DOYLE

ASST

BK: RE 3200**PG: 3001 - 3002**Excise Tax: **\$524.00**

Tax Info: PIN 6876-15-0484.00 / Tax Block 5345P, Lot 005

Mail deed & tax bills to: Grantee(s) @ 110 Savannah Court, Kernersville, NC 27284

This instrument was prepared by: **A. Gregory Schell, Attorney**

Brief Description for the index

Lot 5 of Savannah

NORTH CAROLINA GENERAL WARRANTY DEEDTHIS DEED made the 1st day of October, 2014 by and between

GRANTOR	GRANTEE
KENNETH W. GAMBLE and wife, LISA W. GAMBLE Grantor Address: 3172 Arrowcrest Place Winston-Salem, NC 27107	DANIEL R. COFFEY and wife, MARYELLEN PENGILLY Grantee Address: 110 Savannah Court Kernersville, NC 27284

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g., corporation or partnership.

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

BEING KNOWN AND DESIGNATED as Lot Number 5 as shown on the map of SAVANNAH, as recorded in Plat Book 38, Page 34 in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a particular description.

submitted electronically by "Schell Law Office, PA"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Forsyth County Register of Deeds.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3027, Page 1186. A map showing the above described property is recorded in Plat Book 38, Page 34.

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: EASEMENTS AND RESTRICTIONS OF RECORD, IF ANY. 2014 AD VALOREM TAXES.

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 officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

The property being conveyed does or does NOT include the primary residence of at least one Grantor. (Per NCGS §105-317.2)

(SEAL)

KENNETH W. GAMBLE

(SEAL)

LISA W. GAMBLE

SEAL-STAMP

A. GREGORY SCHELL
Notary Public, North Carolina
Forsyth County
My Commission Expires
September 27, 2019

STATE OF NORTH CAROLINA, COUNTY OF FORSYTH

I, A. GREGORY SCHELL, a Notary Public for the aforesaid County and State, do hereby certify that KENNETH W. GAMBLE and LISA W. GAMBLE, either being personally known to me or proven by satisfactory evidence, personally appeared before me this day, and acknowledged the voluntary due execution of the foregoing instrument by them for the purposes stated therein. Witness my hand and official stamp or seal, this the 10 day of October, 2014.

Notary Public: A. GREGORY SCHELL
Commission expires: 9/27/19