

2015031180 00234
FORSYTH CO, NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$26.00
PRESENTED & RECORDED
08-17-2015 03:51:42 PM
C. NORMAN HOLLEMAN
REGISTER OF DEEDS
BY: LORI HOLLOWAY
DPTY
BK: RE 3245
PG: 4364-4368

Excise Tax: \$

Drafted by: Steven D. Smith, 500 Olive Street, WINSTON-SALEM, NC 27103

Tax Block : Lot : Parcel Identifier No: *Smith*
Box # 116
Property Address:
Mail after recording to: Grantee 412 Townley Street, Winston-Salem, NC 27103
Mail future tax bills to: Grantee 412 Townley Street, Winston-Salem, NC 27103
BRIEF DESCRIPTION:

NORTH CAROLINA QUITCLAIM DEED

THIS DEED made this day of May, 2015, by and between

GRANTOR	GRANTEE
SDS INVESTMENTS, LLC	HAYGRAY, LLC A North Carolina Limited Liability Company 412 Townley Street Winston-Salem, NC 27103

The designated 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, in consideration of (10.00 and o.v.c.) Ten Dollars and other valuable consideration to Grantor paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does hereby release and forever quitclaim unto the Grantee, forever, all such right, title and interest as the Grantor has in or to that parcel of land in FORSYTH County, North Carolina, more particularly described as follows:

SEE ATTACHED DESCRIPTION - EXHIBIT "A"

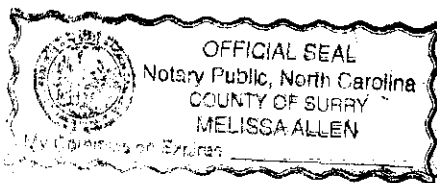
GRANTEE ASSUMES ALL OUTSTANDING INDEBTEDNESS ON THE PROPERTY.

TO HAVE AND TO HOLD the above-released premises unto the said Grantee, to Grantees and Grantee's only proper use and behoof forever, so that neither the Grantor nor any person, in Grantor's name and behalf, shall or will hereafter claim or demand any right or title to the premises, or any part thereof, but they and each of them shall, by these resents be excluded and forever barred.

IN WITNESS WHEREOF the Grantor has 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, this day and year first above written.

SDS Investments, LLC
By: *[Signature]* (seal)
member/manager

STATE OF NORTH CAROLINA - *Forsyth* County
I, *Melissa Allen* a Notary Public of *Surry*
County, NC, do hereby certify that *Steven D Smith* in all his capacity as member/manager of *SDS Investments, LLC*, personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the *17* day of *August*, 2015.
My commission expires *9-4-2016*
Melissa Allen
Notary Public



Forsyth 116 Crafton Street

LYING and being on the West side of Crafton Street; beginning at an iron stake, the Southeast corner of Lot #2; running thence Southwardly with Crafton Street 55 feet to an iron stake on an alley; thence Westwardly with the North line of said alley 136.25 feet to an iron stake, corner of Lot #4, 45 feet to an iron stake, corner of Lot #2; thence Eastwardly with the South line of Lot #2, 132.8 feet to the point of BEGINNING, said lot being known and designated as Lot #3 on the map of a subdivision of Lot A on the development of Crafton Heights, owned by P.O. Leak and S.W. Apperson, which map is duly recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, in Plat Book 2, Page 2. See also Deed Book 150, Page 191 and Deed Book 793, Page 17.

Forsyth 114 Crafton street

BEING KNOWN AND DESIGNATED as Lot #2 on the map of a subdivision of Lot A on the development of Crafton Heights, owned by P.O. Leak and S. W. Apperson, which map is duly recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, in Plat Book 2, Page 2. See also Deed Book 150, Page 191 and Deed Book 793, Page 17.

BEGINNING at a point, said point being the northwestern corner of that property presently or previously owned by Kenneth B. Nelson Jr. as described in Book 2154, page 904, Forsyth County Registry, thence running from said point on a common line with the property presently or previously owned by Michelle and Jerome Funk as described in Deed Book 1997, Page 476; thence running from said point North $85^{\circ} 46' 20''$ West 25 feet to an existing iron ; thence running North $85^{\circ} 51' 10''$ West 229.56 feet to an existing 3/4-inch iron pipe, said iron pipe being in the eastern line of that property presently or previously owned by Joseph and Sonnette Murphy as described in Deed Book 2230, page 5198; thence running from said point, South $03^{\circ} 20' 30''$ East 48.09 feet to an existing 1-inch iron rod; thence running South $75^{\circ} 36' 10''$ East 35.05 feet to a point; thence running South $05^{\circ} 42' 40''$ East 37.31 feet to a point' thence running South $76^{\circ} 10' 01''$ East 98.72 feet to a point; thence running North $04^{\circ} 12' 10''$ East 34.57 feet to a point; thence running South $85^{\circ} 47' 52''$ East 110 feet to a point, said point lying in the western line of that property presently or previously owned by Kenneth B Nelson Jr. as described in Book 2154, page 904, Forsyth County Registry; thence running North $04^{\circ} 12' 10''$ East 72.79 feet to the Point and Place of BEGINNING and being that property as shown on the map entitled Map for Steve Smith as drawn by Richard Parks Bennett, R.L.S. on January 24th, 2001 and also being shown as Lot 2 on said map.

TOGETHER WITH A 25-foot access and utility easement , described as follows:

BEGINNING at an existing iron pipe , said existing iron pipe being located on along the northern right-of line of Fleetwood Circle (State Road 1427) and also being located the following calls and distance from the southeastern corner of that property presently or previously owned by Diane and Thomas Elsaesser as described in Deed Book 2404 , Page 1282, Forsyth County Registry, a chord distance and directions South $89^{\circ} 12' 15''$ West a chord distance of 107.03 feet from said property to said BEGINNING Point, thence running from said point, North $04^{\circ} 12' 10''$ East 149.75 feet to an iron rod; thence running North $76^{\circ} 10' 01''$ West 25.36 feet to a point; thence running South $04^{\circ} 12' 10''$ West 155.59 feet to a point; said point lying on the northern right-of-way line of Fleetwood Circle (State Road 1427); thence running North $89^{\circ} 12' 15''$ East a chord distance and direction of 25.05 chord feet with a radius of 1739.17 feet and an arc of 107.05 feet. SAID EASEMENT BEING FOR ACCESS and UTILITY EASEMENT and shall run with the above described property.

Forsyth 5119 Fleetwood Circle

Forsyth upper lot storm canyon road

BEGINNING at a point, said point being the Northeastern corner of Lot 91 as shown on the plat entitled Whispering Winds, Section One as recorded in Plat Book 25, page 115 in the Forsyth County Registry; thence running North 4 degrees 28 minutes 40 seconds East 60 feet to a point, said point lying in the Southeastern corner of the property now or formerly owned by Sally Winfrey; thence running along Sally Winfrey's southern line and also the northern right-of-way line of Dust Devil Drive North 85 degrees 31 minutes 20 seconds West 200 feet to a point; thence running South 4 degrees 28 minutes 40 seconds West 60 feet to a point, said point being the Northwestern corner of Lot 91 as shown on the plat entitled Whispering Winds Section One as recorded in Plat Book 25, page 115; thence running South 85 degrees 31 minutes 20 seconds East 200 feet to the point and place of BEGINNING and being that portion previously shown as the Eastern portion of Dust Devil Drive which lies just North of Lot 91 as shown on the Map of Whispering Winds, Section One as recorded in Plat Book 25, page 115 to which map reference is made and referred to and incorporated herein by reference.

Forsyth lower lot storm canyon road

BEGINNING at a point, said point being the Northeastern corner of Lot 78 as shown on the plat entitled Whispering Winds Section Two as recorded in Plat Book 25, page 145; thence running North 85 degrees 31 minutes 20 seconds West 200 feet to a point; thence running North 4 degrees 28 minutes 40 seconds West 60 feet to a point, said point being the Southwestern corner of Lot 79 as shown on the map entitled Whispering Winds Section Two as recorded in Plat Book 25, page 145; thence running along the Southern line of Lot 79 South 85 degrees 31 minutes 20 seconds East 200 feet to a point; thence running South 4 degrees 28 minutes 40 seconds West 60 feet to the point and place of BEGINNING and being that portion previously shown as the Eastern Section of Still Meadows Lane lying just North of Lot 78 as shown on the map entitled Whispering Winds Section Two as recorded in Plat Book 25, page 145 which map reference is made and referred to and incorporated herein by reference.

25 foot lot on Folkstone Court

All of lot 43 of Millbrook section two as recorded in plat book 31 page 164
Except that property recorded in deed book 1864 page 3608 Forsyth County
Register and being a 25' foot strip of land along the eastern side of lot 43.