



2015045873 00099

FORSYTH CO, NC FEE \$26.00  
 STATE OF NC REAL ESTATE EXT  
**\$16.00**

PRESENTED & RECORDED:  
 12-03-2015 02:00:27 PM  
 C. NORMAN HOLLEMAN  
 REGISTER OF DEEDS  
 BY: S.L. POINDEXTER  
 DPTY

**BK: RE 3262****PG: 73-75****NORTH CAROLINA GENERAL WARRANTY DEED**Excise Tax: \$ 16.00

Parcel Identifier No. \_\_\_\_\_

Verified by \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

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

Mail/Box to: Grantee at 248 East Davidson Ave Winston-Salem, NC 27127  
 This instrument was prepared by: Heather J. Kiger Box 97

Brief description for the Index: \_\_\_\_\_

THIS DEED made this 2nd day of December, 2015, by and between

GRANTOR	GRANTEE
<b>CLYDE PRESTON REEKES, JR. and wife            RACHEL L. REEKES</b>	<b>YARAZETH SALGADO</b>
PROPERTY ADDRESS IS ____/IS NOT <u>X</u> ____ GRANTOR'S PRIMARY RESIDENCE	<b>PROPERTY ADDRESS:            0 Tyler Ct            Winston-Salem, NC</b>

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:

SEE ATTCHED EXHIBIT A

The property hereinabove described was acquired by Grantor by deed recorded in Deed Book 958, Page 227, Forsyth County Registry.

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, restrictions and rights-of-way of record, if any, and ad valorem taxes for 2015 and subsequent years.

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

Clyde Preston Reekes, Jr. (SEAL)  
CLYDE PRESTON REEKES, JR.

Rachel L. Reekes (SEAL)  
RACHEL L. REEKES

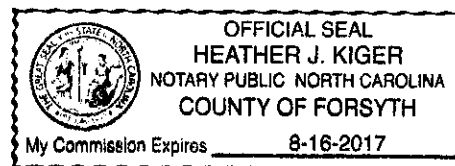
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State of NORTH CAROLINA – County of FORSYTH

I, Heather J. Kiger, a Notary Public of Forsyth County, State of North Carolina, certify that **CLYDE PRESTON REEKES, JR. and wife RACHEL L. REEKES**, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and Notarial stamp or seal this 2nd day of December 2015.

Heather J. Kiger Notary Public  
My Commission Expires: 8-16-17



## EXHIBIT A

BEGINNING at an old stone, corner at base of a fence post southwesterly from a large poplar stump, formerly poplar tree referred to in Deed Book 538, page 234, said corner being G. D. Brendle's corner of a 6.85 acre tract, and corner of C. L. Jones Property; thence on G. D. Brendle and Joseph Byrd, et al line North 4° 04' East 354.07 feet more or less to an old stone, corner of Brendle's 6.85 acre tract in Jos. W. Byrd's line; thence North 4° 02' East 264.85 feet to an iron, Joseph W. Byrd's new northeast corner in 15 foot easement line in Deed Book 610, page 93, said iron also being new northwest corner of G. D. Brendle's 1.57 acre tract; thence on the new line of 15 ft. easement parallel with the old Charles line, now south boundary of Easton Development, Plat Book 14, Page 23A, south 88° 44' east, 243.54 feet to an iron, new corner of G. D. Brendle's 1.57 ac. and 6.85 acres; thence on division line of Brendle's two tracts south 2° 10' west 261.80 ft. to a stone, old corner of 1.57 acre tract and one corner of 6.85 acre tract; thence on the same course on a new line in 6.85 acre tract 300.86 ft. more or less to the south line of 6.85 acre tract, and iron corner of same, this line being also one of lines of Cicero L. Jones Property; thence on the Jones line South 79° 27' west 270.58 ft. more or less to the Beginning; containing 3.45 acres, more or less; and being same as that described in Deed Book 662, Page 87. BEGINNING at an iron stake on north side of Glencairn Rd., being southeast corner of Will Byrd in C. L. Jones' property and running thence North 4° 13' east 184.8 ft. to an iron, P. N. Howard's southwest corner in C. L. Jones property; thence North 79° 37' east 132.4 ft. to an iron stake; thence South 5° 01' east 192 ft. to an iron stake on the north side of Glencairn Rd.; thence along the north side of said road south 76° 14' west 21.7 ft. to a point; thence south 85° 14' west 140.6 ft. on a chord to the Beginning; being Lot No. 25, on map of Cedar Springs, Sec. 2, and being same as Deed Book 873, page 524, in Office of the Register of Deeds of Forsyth County, North Carolina