

2016017497 00008

FORSYTH CO. NC FEE \$26.00
 NO TAXABLE CONSIDERATION
 PRESENTED & RECORDED
 05/12/2016 08:09:21 AM
 C. NORMAN HOLLEMAN
 REGISTER OF DEEDS
 BY: RANDY L SMITH
 DPTY

BK: RE 3285**PG: 2743 - 2746****NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$0.00

PARCEL: 2205694

Mail/Box to: Grantee: 3802A Clemmons Rd, Clemmons, NC 27012

This instrument was prepared by: T. Dan Womble, Attorney – no title exam

Brief description for the Index: 5 TRACTS

THIS DEED made this 11 day of May, 2016, by and between

GRANTOR	GRANTEE
<p style="text-align: center;">Alydar Properties, LLC 3802A Clemmons Road Clemmons, NC 27012</p>	<p style="text-align: center;">Alydar Financial, Inc. 3802A Clemmons Road Clemmons, NC 27012</p>

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:

FOR DESCRIPTION OF PROPERTY SEE EXHIBIT "A" ATTACHED HERETO – 5 TRACTS

Grantor has been administratively dissolved by the NC Secretary of State and Grantor is executing this deed solely as part of the winding up and liquidation of its business affairs pursuant to NCGS Section 57C-6-04.

All or a portion of the property herein conveyed ___ includes or X does not include the primary residence of a Grantor.

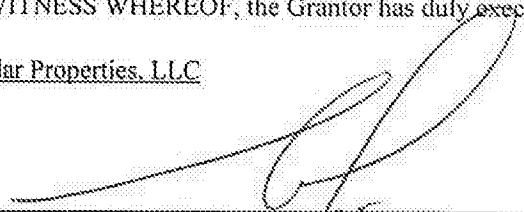
TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

Submitted electronically by "T Dan Womble Attorney"
 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; violated zoning ordinances, if any; 2016 taxes are to be paid by Grantee.

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

Alydar Properties, LLC

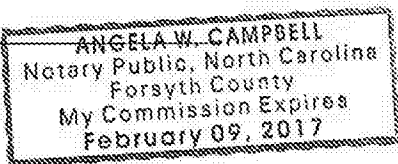
By: 
Member/Manager


State of North Carolina - County of Forsyth

I, the undersigned Notary Public of the County of Forsyth and State aforesaid, certify that Christopher D. Lane, Member/Manger of Alydar. Properties, LLC, a limited liability company, personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed.

Witness my hand and Notarial stamp or seal this 11 day of May, 2016.

My Commission Expires:




Notary Public

TRACT ONE:

BEGINNING at a stake at the Northwest intersection of 14th Street and Hattie Avenue and extending along the West line of Hattie Avenue Northwardly 92 feet to a new stake; thence South 78 degrees 40 minutes West 82½ feet to a stake in the old line dividing Lots 112 and 113; thence South 0 degrees 20 minutes East 92 feet to a stake in the North margin of East 14th Street; thence with the North margin of East 14th Street Eastwardly 78 feet to a stake, the point of Beginning. This being the Southern portion of Lots 113 and 114 in Block 453 as shown on the Forsyth County Tax Maps, both of which Lots were conveyed to Kate Williams for life with the remainder to Goler Williams and John Williams by W.H. Goler by Deed dated April 6, 1937 and recorded in Book 411, Page 40. See Deed Book 704, Page 284.

Property Address: 1629 East 14th Street, Winston-Salem, NC 27105-6734

Tax Block: 0453 / **Lot(s):** 113A & 114A

Parcel Identifier No.: 6836-82-3278

TRACT TWO:

BEING KNOWN and Designated as Lot Number 11 as shown on the Map of South Park Terrace, Section B, as recorded in Plat Book 16 at page 8 in the Office of the Register of Deeds of Forsyth County, North Carolina, to which map further reference is made for a more particular description.

Property Address: 162 Edgewood Circle, Winston Salem, NC 27101

Tax Block: 1604 / **Lot:** 001

TRACT THREE:

Address: 1512 Argonne Blvd, Winston-Salem, NC 27107; Tax PIN 6844-19-5197.00

BEING KNOWN AND DESIGNATED AS LOTS NUMBERS 523 & 524 OF LONGVIEW DIVISION NO. 2, PLAT OF WHICH IS RECORDED IN PLAT BOOK 1, PAGE 39A, FORSYTH COUNTY REGISTRY.

TRACT FOUR:

Lying and being in Winston Township, City of Winston-Salem, North Carolina and being known and designated as Lot No. 18, as shown on the map of W.L. Sink Property, as recorded in Plat Book 5, Page 101, in the Office of the Register of Deeds of Forsyth County, North Carolina, to which map reference is hereby made for a more particular description of said property.

Property Address: 1200 East Sprague Street, Winston-Salem, NC 27107-3433

Tax Block: 1760 / **Lot:** 018

Parcel Identifier No.: 6844-15-2598

TRACT FIVE:

BEGINNING at an iron stake in the South line of Sprague Street, this point being 50 feet East of the intersection of the South line of Sprague Street and the East line of Shore Street, now known as Nissen Street; thence with Sprague Street South 83 degs. 25' East 62 feet to a point marked by an iron pin; thence South 6 deg. 35' West 158.8 feet to a point marked by an iron pin in the edge of an alley; thence with the alley North 83 deg. 25' West 62 feet to a point marked by an iron pin; thence North 6 deg. 35' East 158.8 feet to the BEGINNING. See Deed Books 173, page 74 and 746, page 272, Office of the Register of Deeds of Forsyth County, North Carolina.

Property Address: 1006 East Sprague Street, Winston-Salem, NC 27107-3429

Tax Block: 0748 / **Lot:** 002

Parcel Identifier No.: 6844-05-0676