



2016021551 00084

FORSYTH CO, NC FEE \$26.00
STATE OF NC REAL ESTATE EXTX
\$105.00

PRESENTED & RECORDED:

06-07-2016 11:57:44 AM

C. NORMAN HOLLEMAN
REGISTER OF DEEDS
BY: OLIVIA DOYLE
ASST

BK: RE 3290

PG: 1552-1553

**NORTH CAROLINA
GENERAL WARRANTY DEED**

Lucas Box 142

Excise Tax: *\$105*

Recording Time, Book and Page

Tax Map No.

Parcel Identifier No.

Mail after recording to: Grantee

This instrument was prepared by: Kenneth S. Lucas, Jr.

THIS DEED made this 23rd day of May, 2016 by and between

GRANTOR

Judith Hope Adkins Robbins, and spouse
James Robbins

GRANTEE

GW Property Solutions, LLC
Property Address:
4007 Sherman Drive
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:

All of Lot 6, map of D.P. Deshazo and George D. Brinkley, Jr. as per plat recorded in Plat Book 18 Page 118, in the Forsyth County Registry.

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book _____, Page _____, 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)

Judith Hope Adkins Robbins (SEAL)
Judith Hope Adkins Robbins

By: _____
Title: _____

James Robbins (SEAL)

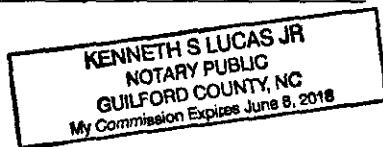
By: _____
Title: _____

James Robbins (SEAL)

State of NC; County of GUILFORD

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: Judith Hope Adkins Robbins and James Robbins. Witness my hand and official stamp or seal, this the 31 day of May, 2016.

My Commission Expires: 6/8/16



Kenneth S. Lucas Jr.
Notary Public

Print Notary Name: Kenneth S. Lucas Jr.

State of _____; County of _____

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: _____. Witness my hand and official stamp or seal, this the _____ day of _____.

My Commission Expires: _____

Notary Public

Print Notary Name: _____