

**2016033588 00011**

FORSYTH CO. NC FEE \$26.00  
NO TAXABLE CONSIDERATION  
PRESENTED & RECORDED  
08/25/2016 08:21:04 AM  
**C. NORMAN HOLLEMAN**  
REGISTER OF DEEDS  
BY: TIMOTHY R WILLIAMS  
ASST

**BK: RE 3304**  
**PG: 1030 - 1032**

**NORTH CAROLINA QUITCLAIM DEED**

Excise Tax: \$0.00 (no taxable consideration)  
Tax Parcel Identification No.: 6875-62-3344.00  
Mail/Box to: Grantee @ 1040 Reynolds Price Drive, Kernersville, NC 27284  
This instrument was prepared by Philip E. Searcy, a licensed North Carolina Attorney.  
Brief description for the Index: Lot 80, The Authors, Section Two

\_\_\_\_\_ If initialed, the property includes the primary residence of at least one of the Grantors.

THIS QUITCLAIM DEED made this 19<sup>th</sup> day of August, 2016, by and between

GRANTOR	GRANTEE
ROBERT J. SKOTCHER, Divorced  <u>1116 Old Salem Road</u> <u>Kernersville, NC 27284</u> Mailing Address	DOROTHY M. SKOTCHER, Divorced  1040 Reynolds Price Drive Kernersville, NC 27284

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 Grantor, for a valuable consideration paid by Grantee, the receipt of which is hereby acknowledged, has remised and released and does hereby remise, release and forever quitclaim to Grantee the Property described below:

BEING KNOWN AND DESIGNATED as Lot 80, as shown on the plat entitled THE AUTHORS, SECTION TWO as recorded in Plat Book 38, Page 55 in the Office of the Register of Deeds of Forsyth County, North Carolina, to which reference is hereby made for a more particular description.

This conveyance is made pursuant to NCGS 39-13.3, NCGS 52-10 and NCGS 52-10.1 in order to vest title to the within described property solely in the Grantee herein, free and clear of any right, title and interest of the Grantor herein. The parties hereby acknowledge full and complete disclosure of their separate and marital assets, each unto the other. For these purposes, by execution of this deed, with regard to the property conveyed hereby, the Grantor hereby waives, releases and quitclaims forever unto the Grantee (1) any and all right to share in the estate of the Grantee upon the Grantee's death as provided in NCGS 29-14, and the right to administer the Grantee's estate as provided in NCGS 28A-4-1, (2) all and every right to elect to take a life estate upon the death of the Grantee under NCGS 29-30 and 39-7, (3) all and every right to dissent from the will of the Grantee, (4) any and all rights arising out of any action for Equitable Distribution under NCGS 50-20, (5) any and all community property laws of any state, (6) any and all right to an elective share pursuant to NCGS 30-3.1 et seq. and (7) any and all other rights and interests in said real estate which the Grantor now has or may hereafter have or acquire arising out of or accruing to said Grantor by reason of past, current or future marital relationship with the Grantee.

TO HAVE AND TO HOLD the said Property and all privileges and appurtenances thereto belonging to the Grantee, in fee simple.

Grantor makes no warranty, express or implied, as to title to the Property.

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

  
\_\_\_\_\_(SEAL)  
ROBERT J. SKOTCHER

State of North Carolina - County of Forsyth

I, LEKISA M. SIMPSON, a Notary Public for the County of Gulfport and State of North Carolina, do hereby certify that Robert J. Skotcher, either being personally known to me or proven by satisfactory evidence (said evidence being driver's license), personally appeared before me this day and acknowledged the voluntary due execution of the foregoing instrument by him for the purposes therein stated.

Witness my hand and Notarial stamp or seal this 22nd day of August, 2016.

Lekisa M. Simpson  
Notary Public  
Name: Lekisa M. Simpson  
My Commission Expires: 1/31/2020

