

2016045678 00179FORSYTH CO. NC FEE \$26.00
STATE OF NC REAL ESTATE EXT**\$380.00**

PRESENTED & RECORDED

11/15/2016 04:35:21 PM

C. NORMAN HOLLEMAN

REGISTER OF DEEDS

BY: OLIVIA DOYLE

ASST

BK: RE 3318**PG: 2494 - 2496****NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$380.00

Primary Residence of Grantor? Yes

Parcel Identifier No.: _____ Verified by: _____ County on the _____ day of _____, 20____

Mail To: GranteeThis instrument was prepared by: Randall L. Perry, Attorney at Law

Brief description for the Index: _____

THIS DEED made this 15th day of November, 2016, by and between**GRANTOR**VERA W. DAY,
WIDOWED
97095 WOODSTORK LANE
FERNANDINA BEACH, FL 32034**GRANTEE**JENNIFER A. WINDELL,
A SINGLE WOMAN
2220 CHEROKEE LANE
WINSTON-SALEM, NC 27103

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 the County of Forsyth, North Carolina and more particularly described as follows:

SEE ATTACHED EXHIBIT "A"A map showing the above described property is recorded in Plat Book 16, Page 171.For Prior Deed Reference, see Deed recorded in Deed Book 705, Page 397.

NC Bar Association Form No.3 © 1976, Revised © 1977, 2002

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James Williams & Co., Inc.

www.JamesWilliams.comSubmitted electronically by "The Law Offices of Randall L. Perry, PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Forsyth County Register of Deeds.

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:

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

Brian Arthur Day, ATTORNEY IN FACT FOR VERA W. DAY (SEAL)
VERA W. DAY

BY HER ATTORNEY IN FACT, BRIAN ARTHUR DAY

State of North Carolina - County of Forsyth

I, Randall L. Perry, the undersigned Notary Public of the County and State aforesaid, certify that BRIAN ARTHUR DAY, ATTORNEY IN FACT FOR VERA W. DAY, personally appeared before me this day, and having provided identification sufficient to prove his identity, acknowledged to me that he voluntarily signed the foregoing document for the purpose stated herein and in the capacity indicated.

Witness my hand and Notarial stamp or seal, this 15 day of November, 2016.

My Commission Expires: 7-2-2021

RANDALL L. PERRY
Notary Public, North Carolina
Forsyth County
My Commission Expires
July 02, 2021

Randall L. Perry
Randall L. Perry Notary Public

The foregoing Certificate(s) of _____ is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

_____ Register of Deeds for _____ County

By: _____ Deputy/Assistant - Register of Deeds

EXHIBIT "A"

Being known and designated as Lot No. 3 of the Carl R. Sapp Property, as recorded in Plat Book 16, Page 171, in the Office of the Register of Deeds of Forsyth County, North Carolina, to which reference is hereby made for a more particular description.

**Property Address: 2220 Cherokee Lane
Winston-Salem, NC 27103**