



2016045932 00074

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

\$33.00

PRESENTED & RECORDED:
11-17-2016 12:17:51 PM

C. NORMAN HOLLEMAN
REGISTER OF DEEDS

BY: SANDRA YOUNG
DPT

BK: RE 3318

PG: 3845-3846

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$33.00

Block 4738A, Lot 002

PIN 5980-80-9430

Grantor Address: 4101 Rolling Knoll Lane
Winston-Salem, NC 27106

Grantee's Address: 105 Norwood Forest Lane
Tobaccoville, NC 27050

This instrument was prepared by: R. Brandt Deal (Box 9)

Brief Description for the Index: Lot 2, Norwood Forest Estates, Plat Book 42, Page 26

This Deed made this 17th day of November, 2017, by and between

GRANTOR: Willie M. Kennedy and husband, Charlie Lee Kennedy

GRANTEE: Ronald R. Daffron and wife, Loretta Faye Daffron

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 City of Winston-Salem, Forsyth County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED Lot 2 of Norwood Forest Estates as recorded in Plat Book 42 at Page 26 in the Office of the Register of Deeds of Forsyth County, North Carolina, to which express reference is made for a more particular description.

All or a portion of the property herein conveyed does not include the primary residence of the Grantors.

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 Grantors covenants with the Grantees, the Grantors are 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 Grantors will

warrant and defend the title against the lawful claims of all persons whomsoever, other than the following exceptions:

Easements and restrictions of record, if any and 2016 ad valorem taxes.

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

Willie M. Kennedy (Seal)
Willie M. Kennedy

Charlie Lee Kennedy (Seal)
Charlie Lee Kennedy

STATE OF NORTH CAROLINA, COUNTY OF FORSYTH:

I, Lorie D. Jones, A Notary Public of Forsyth County, State of North Carolina, certify that Willie M. Kennedy and husband, Charlie Lee Kennedy personally came before me this day and they acknowledged to me that they voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated.

Witness my hand and official stamp or seal, this 17th day of November, 2016.

Lorie D. Jones
Notary Public

(Notary Seal)

My Commission Expires: 10/5/18

Lorie D. Jones
North Carolina
Notary Public
Forsyth County
My Commission Expires October 5, 2018