



2016050861 00041

FORSYTH CO, NC FEE \$26.00

**GIFT DEED**

PRESENTED &amp; RECORDED

12-21-2016 10:14:36 AM

LYNNE JOHNSON

REGISTER OF DEEDS

BY: LORI HOLLOWAY

DPTY

**BK: RE 3324****PG: 2593-2594**

**NORTH CAROLINA  
GENERAL WARRANTY DEED**

Excise Tax: GIFT

Recording Time, Book and Page

Tax Map No.

Parcel Identifier No. 6838-82-7062-00

Mail after recording to:

**ENVELOPE**This instrument was prepared by: Scott Y. Curry, Attorney 212 N. State St. Lexington NC 27292THIS DEED made this 20 day of June, 2016 by and between**GRANTOR****RANDY NORMAN, SINGLE, 106 VILLAGE DRIVE, LEXINGTON, NC 27292****GRANTEE****CELIA I. HERMON, 106 VILLAGE DRIVE, LEXINGTON, NC 27292**

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:

**BEING KNOWN and designated as Lot No. 32, as shown on the map of Pleasant View, Section 3, as recorded in Plat Book 8, page 131, 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.**

**For further reference, see Estate of Jean I. Embler, Estate File # 15 E 1733 in The Office of the Clerk of Superior Court of Forsyth County, North Carolina and Deed Book 3272, PAGE 425 AND Deed Book 1694, page 3799, Forsyth County Registry.**

THE ABOVE DESCRIBED PROPERTY IS NOT THE PRIMARY RESIDENCE OF THE GRANTOR.

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 3272, Page 425, Davidson County Registry.

A map showing the above-described property is recorded in Plat Book 8, Page 131, and referenced within this instrument.

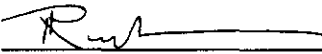
TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

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:

1. Subject to easements and restrictions of record or visible on the premises.

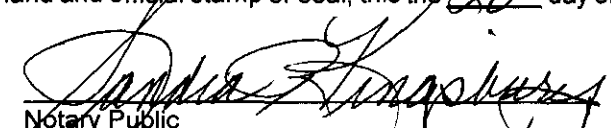
**IN WITNESS WHEREOF**, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officer(s), the day and year first above written.

_____		_____ (SEAL)
(ENTITY NAME)	Randy Norman	
By: _____	_____	_____ (SEAL)
Title: _____		
By: _____	_____	_____ (SEAL)
Title: _____		
	_____	_____ (SEAL)

NORTH CAROLINA DAVIDSON COUNTY

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: Randy Norman, single. Witness my hand and official stamp or seal, this the 20 day of June, 2016.

My Commission Expires: 2/01/2017  
(SEAL-BLACK INK ONLY)

  
Notary Public  
Print Notary Name: Sandra R. Kingsbury

