



2017009549 00058

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

\$46.00

PRESENTED & RECORDED:

03-14-2017 11:01:17 AM

LYNNE JOHNSON
REGISTER OF DEEDSBY: OLIVIA DOYLE
ASST

BK: RE 3336

PG: 2158-2159

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$46.00

Parcel Identifier No. 6845-25-4810.00

Verified by _____ County on the _____ day of _____, 20____

By: _____

Mail/Box to: Grantee at address below _____

This instrument was prepared by: Lynne R. Holton, Esq.- No Title Search Requested or Performed Box 66

Brief description for the Index: LOT 21, SUBDIVISION NOAH MYERS

THIS DEED made this 7th day of February, 2017, by and between

GRANTOR

GRANTEE

D. ELWOOD CLINARD., JR., Trustee
Of the D. Elwood Clinard, Jr. Living Trust614 West End Boulevard
Winston-Salem, NC 27101Amatesiro Dediare and
Mobolao Dediareluwaduro116 Hicks Street
Winston-Salem, NC 27101

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

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, _____ Township, Forsyth County, North Carolina and more particularly described as follows:

ALL THAT CERTAIN PROPERTY situated in the Township of Middle Fork in the County of Forsyth and State of North Carolina, conveyed by estate on 06/22/1981 and recorded 06/22/1981 in Book 74, Page 1263, and being described in a deed dated 12/31/1951, recorded 01/15/1952 in Book 645, Page 443 among the land records of the County and State set forth above and referenced as follows:
Lot 21, Subdivision Noah Myers, Plat Book 11, Plat Page 236.

Parcel ID Number 3268021.

Property is commonly known as 116 Hicks Street, Winston-Salem, NC 27101.

This property is not the primary residence of the Grantor.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3312 page 3168.

A map showing the above described property is recorded in Plat Book ___, page ___.

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:

Easements, rights-of-way and restrictions of record, if any.

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

(Entity Name)

D. Elwood Clinard, Jr. (SEAL)
D. Elwood Clinard, Jr., Trustee of the D. Elwood Clinard, Jr.,
Living Trust

By: _____ (SEAL)
Title: Member/Manager

By: _____ (SEAL)
Title: _____

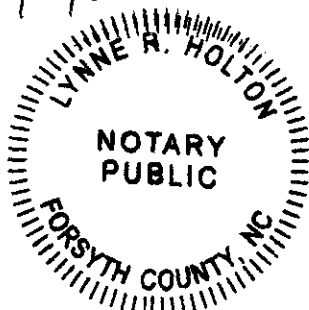
By: _____ (SEAL)
Title: _____

State of North Carolina - County of Forsyth

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

D. Elwood Clinard, Jr.

Date: 2/7/2017



Lynne R. Holton
Notary Public

Lynne R. Holton
Print Name

My commission expires: 2/5/2022