



2018049446 00116

FORSYTH CO, NC FEE \$26.00
 STATE OF NC REAL ESTATE EXT X
\$240.00

PRESENTED & RECORDED:
 12-28-2018 12:29:27 PM

LYNNE JOHNSON
 REGISTER OF DEEDS

BY: TIMOTHY R WILLIAMS
 ASST

BK: RE 3440**PG: 1791-1793**

Drawn by: George S. Thomas., Bailey & Thomas, P.A., P.O. Box 52, Winston-Salem, NC 27102

Mail After Recording To: Grantee at address below

Revenue Stamps \$240.00

GRANTOR DID NOT RESIDE IN THIS PROPERTY.

Box 83

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 28 day of December, 2018, by and between

GRANTOR	GRANTEE
<p>Carolyn Routh Voss, widow 910 Weavil Road Kernersville, NC 27284</p>	<p>Joe Howard Lowry 3764 Tulip Drive Winston-Salem, NC 27105</p>

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

Address: 3764 Tulip Drive, Winston-Salem, NC
 PIN: 6847-90-2631.00

BEGINNING at an iron stake in the center line of a 60 foot road, said iron stake being the southeast corner of the Delmar Lee Beeson lot as recorded in the Forsyth County Registry in Deed Book 805 at Page 305, said iron stake also being located South 02° 16' West 125.0 feet from the northeast corner of Tract #12 as shown on the W. A. Beeson Estate Map as recorded in Plat Book 8 at Page 216, running thence South 02° 06' East 133.0 feet with the center line of said 60 foot road to an iron stake; thence North 89° 09' East 290.0 feet, a new line with J. Harvey Beeson to an iron stake; thence North 02° 06' West 133.0 feet to an iron stake the southwest corner of the Delmar Lee Beeson property; thence South 88° 09' East 290.0 feet to an iron stake the place of **BEGINNING**.

Being a lot from the east side of Tract #12 of the W. A. Beeson Estate Map, adjoining along the south side of the Delmar Lee Beeson lot.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3202, Page 2812.

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.

This conveyance is made subject to the following Exceptions and Reservations:

1. Ad valorem taxes for the current year and subsequent years, easements and restrictions of record, and any local, county, state, or federal laws, ordinances, or regulations relating to zoning, environment, subdivision, occupancy, use, construction, or development of the subject property.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals the day and year first above written.

Carolyn Routh Voss (SEAL)
Carolyn Routh Voss

NORTH CAROLINA - FORSYTH COUNTY

I certify that the following person personally appeared before me this day, acknowledging to me that he voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Carolyn Routh Voss

December 28, 2018.Place notary seal below this line:

Notary Public

Print/Type Notary Name: John W. Koment
My Commission Expires: 01-19-2023

