

2019013881 00139FORSYTH CO. NC FEE \$26.00
STATE OF NC REAL ESTATE EXT**\$146.00**

PRESENTED & RECORDED

04/17/2019 02:47:38 PM

LYNNE JOHNSON

REGISTER OF DEEDS

BY: SANDRA YOUNG

DPTY

BK: RE 3455**PG: 2214 - 2216****NORTH CAROLINA GENERAL WARRANTY DEED**Excise Tax: \$ 146Parcel Identifier No. 6834-32-2731Mail/Box to: Grantee: 2850 S. Main St. ; Winston-Salem, NC 27127This instrument was prepared by: Moss Woods PLLC (Jason Moss)

Brief description for the Index: _____

THIS DEED made this 15 day of April, 2019, by and between**GRANTOR****GRANTEE**

Jose Solorzano Fonseca (Single)

Muhammad S. Huda

5772 Merry Dale Drive
Winston-Salem, NC 271052834 Edwards Street
Winston-Salem, NC 27127

Enter in appropriate block for each Grantor and Grantee: name, mailing 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:

See Exhibit A attached hereto.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3450 page 3449.All or a portion of the property herein conveyed _____ includes or X does not include the primary residence of a Grantor.

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

Submitted electronically by "Moss Woods 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:

Subject to easements, covenants, restrictions and rights-of-way of record, if any.

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

Jose Solorzano Fonseca (SEAL)
Jose Solorzano Fonseca

_____(SEAL)

North Carolina

County of Guilford

I, Jason E. Moss, a Notary Public of the above state and county, certify that Jose Solorzano Fonseca personally appeared before me this day and at the same time and place all of the following occurred : (a) the aforesaid individual appeared in person before me; (b) the aforesaid individual was personally known to me, or identified by me through satisfactory evidence; and (c) the aforesaid individual either indicated and acknowledged to me that the signature on the above document was his/hers, or signed the above document while in my physical presence, and while being personally observed by me doing so.

4-15-19

Date

[Signature]
Notary Public

My Commission Expires:

7-18-21

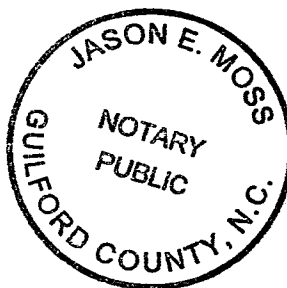


EXHIBIT "A"

Lying and being in the Winston Township of Forsyth County North Carolina. Commencing from an iron found at the Western Right of way of Edward Street and at the Southeast corner of Tax Lot 98 of Block 1609 and the Northeast corner of Tax Lot 97 of Tax Block 1609, said iron being located as the point of Commencement. Thence from said point of Commencement with the Western right of way of said Edward Street N. 23° 47' 21" W 133.52' to an iron placed, said iron placed being located as the point and place of Beginning.