

**2019030462 00162**

FORSYTH CO. NC FEE \$26.00  
 STATE OF NC REAL ESTATE EXT  
**\$438.00**

PRESENTED & RECORDED  
 08/02/2019 02:05:11 PM

LYNNE JOHNSON  
 REGISTER OF DEEDS  
 BY: EVELYN R. DIXON  
 DPTY

**BK: RE 3474****PG: 3352 - 3354****NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$438.00

Parcel Identifier No. 6808-58-7821.000

Verified by \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_

By: \_\_\_\_\_

Mail/Box to: Grantee at: 5648 Stoneman Place, Pfafftown, NC 27040

**This instrument was prepared by Heather J. Kiger, a licensed North Carolina attorney. Delinquent taxes, if any, to be paid by closing attorney to the county tax collector upon disbursement of closing proceeds.**

Brief description for the Index: Metes/Bounds, Portion of Lot 4, Moravian Village, PB 23, PG 112, Forsyth County, North Carolina.

THIS DEED made this 29<sup>th</sup> day of July, 2019, by and between

GRANTOR	GRANTEE
<b>ELLEN DEPEW, Unmarried</b>	<b>CHRISTINE B. GLIDEWELL</b>
FORWARDING ADDRESS: <b><u>199 A1A Highway #A102</u></b> <b><u>Satellite Beach, FL 32937</u></b>	PROPERTY ADDRESS: <b><u>5648 Stoneman Place</u></b> <b><u>Pfafftown, NC 27040</u></b>
PROPERTY ADDRESS IS <u>X</u> IS NOT _____ GRANTOR'S PRIMARY RESIDENCE	

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:

**SEE EXHIBIT "A" ATTACHED HERETO**

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 all easements, restrictions and rights-of-way of record, if any, and ad valorem taxes for 2019 and subsequent years.

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

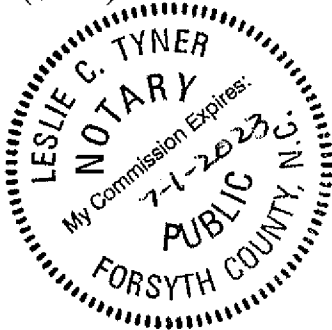
Ellen Depeuw (SEAL)  
ELLEN DEPEW

State of North Carolina – County of Forsyth

I, Leslie C. Tyner, a Notary Public of Forsyth County, State of North Carolina, certify that **ELLEN DEPEW** personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and Notarial stamp or seal this 29 day of July 2019.

(SEAL)



Leslie C. Tyner Notary Public

My Commission Expires: 7-1-2023

**EXHIBIT A**

**BEGINNING** at an iron pipe located in the western right of way line of Stoneman Place, said iron pipe being located in the northeast corner of Lot 4, as shown on the Plat of Moravian Village, as recorded in Plat Book 23, Page 112, Forsyth County Registry, and running thence from the Beginning point along the western right of way line of Stoneman Place South 18 Degrees 19 Minutes 29 Seconds West 100.06 feet to an existing iron pipe; running thence North 71 Degrees 29 Minutes 11 Seconds West 212.68 feet to an existing iron pipe; running thence North 18 Degrees 13 Minutes 17 Seconds West 99.80 feet to an existing iron pipe; running thence South 71 Degrees 33 Minutes 29 Seconds East 212.86 feet to an iron pipe located in the western right of way line of Stoneman Place, the point and place of Beginning, containing 0.4881 acre more or less, all as per the survey made by Accurate Surveying PLLC, dated May 24, 2016, JN10345, and being the major portion of Lot 4, Moravian Village, Plat Book 23, Page 112, Forsyth County Registry.

**Property Address:** 5648 Stoneman Place, Pfafftown, NC 27040

**PIN No.** 6808-58-7811.00