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FORSYTH CO. NC FEE \$26.00 STATE OF NC REAL ESTATE EXTX **\$77.00** PRESENTED & RECORDED 09/16/2019 04:23:17 PM **LYNNE JOHNSON** REGISTER OF DEEDS BY: EVELYN R. DIXON DPTY

BK: RE 3482 PG: 528 - 530

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$77.00		
Parcel Identifier No. 6848	3-40-0501.000	
Verified by	County on the	day of, 20
By:		
Mail to: Coltrane	Grubbs Orenstein, PLLC, F	P.O. Box 1062, Kernersville, NC 27285-1062
		icensed attorney, for Coltrane Grubbs Orenstein, PLLC.
Delinquent taxes, if any, to l	pe paid by the closing attorn	ney to the county tax collector upon disbursement of closing proceeds.
Brief description for the I	ndex: Lot No. 38 - North	Daisy Development
THE DEED do 4b o	164h dan af Camtamban	2010 hrs and hatrican
THIS DEED made the	Toth day of September,	, 2019, by and between
GRANTOR		GRANTEE
Jeffrey R. Peoples and wife,		Michele Davey
Mary Peoples	,	· ·
lizary reopies		
Grantor Address:		Grantee & Property Address:
1993 Piney Grove Road		4921 Manning Street
Kernersville NC 27284		I Winston-Salem, NC 27105

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 remised and released and does grant, bargain, sell and convey unto the Grantee in fee simple to Grantee, 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 and incorporated by reference.

The property described herein was acquired by Grantor by instrument recorded in Book 2281, Page 4521, Forsyth County Registry.

All or a portion of the property herein conveyed does not include the primary residence of a Grantor.

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, rights of way, and other restrictions of record.

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

written.

__(SEAL)

MARY PEOPLES

(SEAL)

State of North Carolina - County of Forsyth

I, the undersigned Notary Public of Forsyth County, North Carolina, certify that JEFFREY R. PEOPLES personally appeared before me this day and having first provided me with satisfactory proof of his identity, acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 16th day of September, 2019.

HEATHER HOPKINS
Notary Public - North Carolina
Forsyth County
My Commission Expires December 30, 2019

Heather Hopkins, Notary Public

My Commission Expires: December 30, 2019.

State of North Carolina - County of Forsyth

I, the undersigned Notary Public of Forsyth County, North Carolina, certify that MARY PEOPLES personally appeared before me this day and having first provided me with satisfactory proof of his identity, acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 16th day of September, 2019.

HEATHER HOPKINS
Notary Public - North Carolina
Forsyth County
My Commission Expires Documber 30, 2019

Heather Hopkins, Notary Public

My Commission Expires: December 30, 2019.

EXHIBIT "A" Property of Michele Davey 4921 Manning Street

Being known and designated as Lot No. 38, as shown on the map of North Daisy Development, as recorded in Plat Book 3, Page 54A, in the office of the Register of Deeds of Forsyth County, North Carolina, to which map reference is hereby made for a more definite and particular description.

The subject property is the same as that property described in Deed Book 2281, Page 4521, Forsyth County Registry and is further designated as Tax Parcel Identifier Number 6848-40-0501.000 on the Forsyth County Tax Maps.