



2020004170 00155
FORSYTH CO, NC FEE \$26.00

NO TAXABLE CONSIDERATION

PRESENTED & RECORDED:
01-30-2020 02:49:42 PM

LYNNE JOHNSON
REGISTER OF DEEDS
BY: SANDRA YOUNG
DPTY

BK: RE 3505
PG: 2635-2636

Original To:
Leslie Frye

This instrument was prepared by: Samuel M. Booth

RETURN TO: Frye BOX 48

* Address of Grantee: P.O. BOX 67, Clemmons, NC 27012

Address of Grantor: 401 South Westview Drive, Winston Salem, NC 27104

Brief description for the Index: **Lots 8 & 9 Noah S. Myers Prop.**

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this the 30 day of ~~November, 2019~~ *November, 2019*, by and between

GRANTOR	GRANTEE
WARDEN, INC. a North Carolina corporation	LESLIE G. FRYE and wife, GLENDIA W. FRYE

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, its entire undivided interest in all that certain lot or parcel of land situated in Forsyth County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lots 8 and 9, as shown on the Plat of NOAH S. MYERS PROPERTY as recorded in Plat Book 11 page 236 in the office of the Register of Deeds of Forsyth County, North Carolina, to which reference is hereby made for a more particular description. For further reference see Book 2981 page 2706 Forsyth Registry.

TO HAVE AND TO HOLD, its entire undivided interest in the aforesaid tract or parcel of


land and all privileges and appurtenances thereto belonging Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of a one half undivided interest in 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 easements and restrictions of record, if any, and current year ad valorem taxes.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be signed and sealed in its corporate name by its duly authorized officer by authority of its Board of Directors, the day and year first above written.

WARDEN, INC.

(Seal)

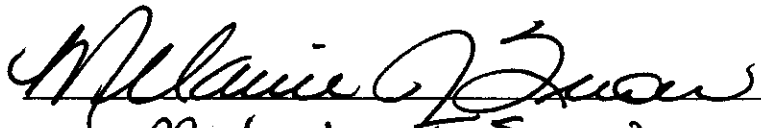
By: 
Dallas G. Warden. President

STATE OF 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: **Dallas G. Warden.**

Date: January 30, 2020
~~November 4, 2019~~

MELANIE J. SNOW
Notary Public
Forsyth County, NC
My Commission Expires:


Print name: Melanie J. Snow Notary Public
My commission expires: 11/21/2022