

2020008054 00100FORSYTH CO. NC FEE \$26.00
STATE OF NC REAL ESTATE EXT**\$140.00**

PRESENTED & RECORDED

02/27/2020 12:05:47 PM

LYNNE JOHNSON

REGISTER OF DEEDS

BY: EVELYN R. DIXON

DPTY

BK: RE 3510**PG: 607 - 609****NORTH CAROLINA
GENERAL WARRANTY DEED**Excise Tax: **\$140.00**

Recording Time, Book and Page:

Tax Map No.

Parcel Identifier No: **6846-82-7512.000**Mail after recording to: **Bynum Law Firm, PLLC, 2005 Boulevard St, Ste B, Greensboro, NC 27407**This instrument was prepared by: **Christie Bynum**THIS DEED made this 27th day of February, 2020 by and between**GRANTOR****The Joyce Family Limited Partnership****Mailing Address:****GRANTEE****Nizam Humayun****Property Address: 3965 Old Greensboro Road, Winston-Sale, NC 27101****Mailing Address: 890 West Northwest Blvd Winston-Salem NC 27101**

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 and more particularly described as follows:

See Attached Exhibit AAll or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 2740, Page 2874, Forsyth County Registry.A map showing the above described property is recorded in Plat Book , Page , and referenced within this instrument.Does the above described property include the primary residence (yes/no) ? **No**

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.

submitted electronically by "Bynum Law Firm"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Forsyth County Register of Deeds.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officer(s), the day and year first above written.

(SEAL)

By:

Kathy Jay a Fulcher

Title: General Partners

High weekly Dose

(SEAL)

By:

Title:

(SEAL)

(SEAL)

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: Robert Franklin Joyce, Kathy Joyce Fulcher & Stephen Wesley Joyce. Witness my hand and official stamp or seal, this the 27 day of Feb., 2020.

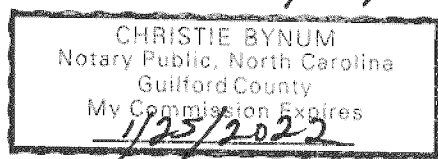
My Commission Expires: _____

1/25/2022

Notary Public

Print Notary Name:

Christie Bynum



I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: _____, _____. Witness my hand and official stamp or seal, this the _____ day of _____, 20____.

My Commission Expires:

Notary Public

Print Notary Name:

Exhibit "A"
Legal Description

Running at a point on the Northwest margin of U.S. Highway 421 said point being distant Northwardly 341.7 feet from the Southeast corner on said road of Lot No. 1 as shown on Map of C.E. Crews Estate, Section 1, as recorded in Plat Book 7, Page 156, thence from said beginning point along the Northwest margin of U.S. Highway No. 421, North 41 degrees, 15 minutes East, 164.7 feet to an iron stake, corner of Fannie G. Crews, thence North 48 degrees 45 minutes West 157 feet to a point; thence South 43 degrees 41 minutes West 162.6 feet to a point: thence South 46 degrees 00 minutes East 156.5 feet to the place of beginning; the same being a part of Lot No. 1 as shown on map of C.E. Crews Estate, Section 1 as recorded in Plat Book 7 Page 156, in the Office of the Register of Deeds of Forsyth County, North Carolina.

Property Address: 3965 Old Greensboro Road
Winston Salem, NC 27101