

2020017940 00049

FORSYTH CO. NC FEE \$26.00
 STATE OF NC REAL ESTATE EXT
\$230.00
 PRESENTED & RECORDED
 05/05/2020 11:19:54 AM
 LYNNE JOHNSON
 REGISTER OF DEEDS
 BY: ANGELA M THOMPSON
 DPTY

BK: RE 3522
PG: 3517 - 3519

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$230.00

Parcel Identifier No. 6839-07-3020,000

Verified by _____ County on the _____ day of _____, 20__

By: _____

Mail/Box to: Grantee at: 1510 Pebblebrook Rd, W-S, NC 27105

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: Lot 31, Section 1, Pinebrook Valley, PB 25, PG 116, Forsyth County, North Carolina.

THIS DEED made this 4th day of May, 2020, by and between

GRANTOR	GRANTEE
<p>DEVONNE RACHELLE ANTHONY, LIMITED PERSONAL REPRESENTATIVE OF THE ESTATE OF JUNE P. ANTHONY; DEVONNE RACHELLE ANTHONY, A SINGLE WOMAN, AND DAWN RENEE ANTHONY LEAK AND HUSBAND, JEFFREY BERNARD LEAK</p> <p>FORWARDING ADDRESS: <u>1468 BURRELL AVENUE, NW</u> <u>CONCORD, NC 28027</u></p> <p>PROPERTY ADDRESS IS _____ IS NOT <input checked="" type="checkbox"/> <u>GRANTOR'S PRIMARY RESIDENCE</u></p>	<p>JUNE LEEANN BUCHENAUER, SINGLE</p> <p>PROPERTY ADDRESS: <u>1510 PEBBLEBROOK ROAD</u> <u>WINSTON-SALEM, NC 27105</u></p>

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:

BEING KNOWN AND DESIGNATED as Lot 31 as shown on the map of Section 1 of Pinebrook Valley as recorded in Plat Book 25 at Page 116 in the Office of the Register of Deeds of Forsyth County, North Carolina.

Submitted electronically by "Heather Kiger Law 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 all easements, restrictions and rights-of-way of record, if any, and ad valorem taxes for 2020 and subsequent years.

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

Devonne Rachelle Anthony (SEAL)
DEVONNE RACHELLE ANTHONY,
LIMITED PERSONAL REPRESENTATIVE
OF THE ESTATE OF JUNE P. ANTHONY

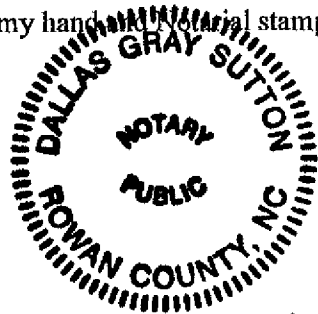
Devonne Rachelle Anthony (SEAL)
DEVONNE RACHELLE ANTHONY

State of NC - County of Rowan

I, Dallas Gray Sutton, a Notary Public of Rowan County, State of NC, certify that **DEVONNE RACHELLE ANTHONY, LIMITED PERSONAL REPRESENTATIVE OF THE ESTATE OF JUNE P. ANTHONY** personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and Notarial stamp or seal this 4 day of May, 2020.

(SEAL)



Dallas Gray Sutton Notary Public

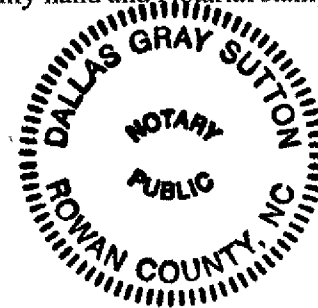
My Commission Expires: March 9, 2025

State of NC - County of Rowan

I, Dallas Gray Sutton, a Notary Public of Rowan County, State of NC, certify that **DEVONNE RACHELLE ANTHONY** personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and Notarial stamp or seal this 4 day of May, 2020.

(SEAL)



Dallas Gray Sutton Notary Public

My Commission Expires: March 9, 2025

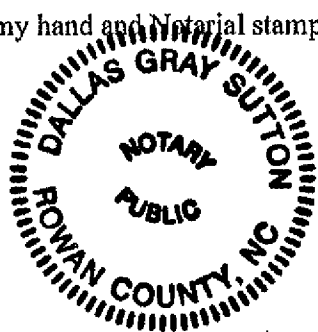
Dawn Renee Anthony Leak (SEAL)
DAWN RENEE ANTHONY LEAK

State of NC - County of Rowan

I, Dallas Gray Sutton, a Notary Public of Rowan County, State of NC, certify that **DAWN RENEE ANTHONY LEAK** personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and Notarial stamp or seal this 4 day of May, 2020.

(SEAL)



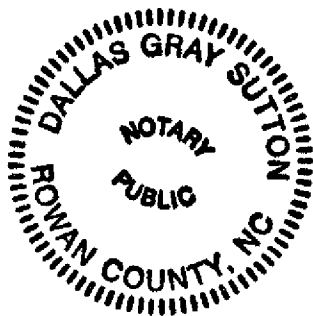
DM G Sutton Notary Public
My Commission Expires: March 9, 2025
Jeffrey Bernard Leak (SEAL)
JEFFREY BERNARD LEAK

State of NC - County of Rowan

I, Dallas Gray Sutton, a Notary Public of Rowan County, State of NC, certify that **JEFFREY BERNARD LEAK** personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and Notarial stamp or seal this 4 day of May, 2020.

(SEAL)



DM G Sutton Notary Public
My Commission Expires: March 9, 2025