

**Prepared By**

Name: Keith Tanner  
Address: 2143 Jamestown Rd  
Winston-Salem  
State: North Carolina Zip Code: 27106

**After Recording Return To**

Name: Keith Sneed - *original*  
Address: 513 Buck Run Dr *to*  
Winston-Salem  
State: North Carolina Zip Code: 27284



**2020034790 00143**

FORSYTH CO, NC FEE \$26.00  
STATE OF NC REAL ESTATE EXT X  
**\$28.00**

PRESENTED & RECORDED:  
08-11-2020 02:19:21 PM

LYNNE JOHNSON  
REGISTER OF DEEDS  
BY: OLIVIA DOYLE  
ASST

**BK: RE 3543**  
**PG: 4477-4479**

Space Above This Line for Recorder's Use

**NORTH CAROLINA GENERAL WARRANTY DEED**

STATE OF NORTH CAROLINA  
Forsyth COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Fourteen Thousand and 00/100 Dollars (<sup>\$14,000.00</sup> ~~\$ 14,999.00~~ <sub>8/11</sub>) in hand paid to Keith Tanner, a Single Person, residing at 2143 Jamestown Rd, County of Forsyth, City of Winston-Salem, State of North Carolina (hereinafter known as the "Grantor(s)") hereby conveys and warrants the title against all persons whomsoever to Keith Sneed, a Married Person, residing at 513 Buck Run Dr, County of Forsyth, City of Kernersville, State of North Carolina (hereinafter known as the "Grantee(s)") all the rights, title, interest, and claim the property hereby granted in or to the following \*described real estate (\*and in Exhibit A if attached), situated in Forsyth County, North Carolina to-wit:

**[INSERT LEGAL DESCRIPTION HERE AND/OR ATTACH EXHIBIT A]**

Property Address: 2224 E. First Street, Winston-Salem, NC 27101

**TOGETHER WITH** all the rights, members and appurtenances to the Real Estate in anywise appertaining or belonging thereto.



TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said Grantees, their heirs and assigns forever.

And said Grantors, for said Grantors, their heirs, successors, executors and administrators, covenants with Grantees, and with their heirs and assigns, that Grantors are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that Grantors will, and their heirs, executors and administrators shall, warrant and defend the same to said Grantees, and their heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has executed and delivered this General Warranty Deed under seal as of the day and year first above written.

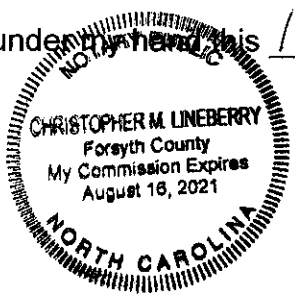
[Signature]  
Grantor's Signature  
Keith Tanner  
Grantor's Name  
2143 Jamestown Rd  
Address  
Winston-Salem, NC, 27106  
City, State & Zip

\_\_\_\_\_  
Grantor's Signature  
\_\_\_\_\_  
Grantor's Name  
\_\_\_\_\_  
Address  
\_\_\_\_\_  
City, State & Zip

STATE OF NORTH CAROLINA)  
COUNTY OF Forsyth)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Keith Tanner whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 11 day of August, 2020.



[Signature]  
Notary Public

My Commission Expires: August 16, 2021

## Exhibit A

BEGINNING at the southeast intersection of Belews Street (formerly Belews Creek Road) and proposed Mason Street ( 40' in width) approximately 302.0 feet Eastwardly from the southeast intersection of said Belews Street and Sidney Street; running thence with the south line of said Belews Street Northeastwardly 50.0 feet to a new comer of N.S. Myers; thence on the two following new lines with said Myers, Southeastwardly 118.8 feet and Southwestwardly 84.0 feet to a comer in the east line of said proposed Mason Street; thence with the east line of said mason Street Northwestwardly 120.2 feet to the beginning. Being a part of the 7 acre tract described in Deed Book 411 at page 277, Gurney P. Hood, Commissioner of Banks to N.S. Myers, description designated as "B"; see 32-409 W.A. Lemly to J.H. Hairston and 32-411 H.A. Sidall to W.A. Lemly.

Tax Parcel Number: 6845-15-9728.00 (Block 1991A, Lot 006)

Property Address: 2224 E. First Street, Winston-Salem, NC 27101