

2020046511 00234FORSYTH CO. NC FEE \$26.00
STATE OF NC REAL ESTATE EXT**\$320.00**

PRESENTED & RECORDED

10/15/2020 03:55:53 PM

LYNNE JOHNSON
REGISTER OF DEEDS

BY: ANGELA M THOMPSON

DPTY

BK: RE 3559**PG: 1557 - 1558****NORTH CAROLINA
GENERAL WARRANTY DEED**Excise Tax: **\$320.00**Recording Time, Book and
Page:

Tax Map No.

Parcel Identifier No: **6857.32.6051**Mail after recording to: *PU: Ivey & Eggleston 111 Worth St Asheboro NC 27203*This instrument was prepared by: **Taylor B. Callicutt/ABH: Ivey & Eggleston: 111 Worth Street, Asheboro, NC 27203**THIS DEED made this 18th day of September, 2020, by and between**GRANTOR****HOPE Properties I LLC, a North Carolina limited liability company****Mailing Address: 3647 Sheppard Hill Road Kernersville, NC 27284****GRANTEE****Santiago Jimenez and Zavina Sosa Bautista****Mailing and Property Address: 5140 Visto Lindo Court Walkertown, 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:

BEING KNOWN AND DESIGNATED as Lot Number 55 as shown on Map of Williston, Section 2, recorded in Plat Book 23, page 156 in the Office of the Register of Deeds of Forsyth County, North Carolina, reference which is hereby made for a more particular description.

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 3471, Page 4061, Forsyth County Registry.

A map showing the above described property is recorded in Plat Book 23, Page 156, and referenced within this instrument.

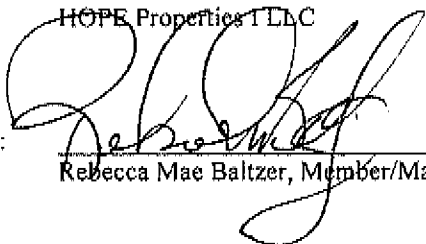
Does the above described property include the primary residence (yes/no)? No

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.

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 except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

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.


HOPE Properties I LLC
BY: 
Rebecca Mae Baltzer, Member/Manager

STATE OF NORTH CAROLINA
COUNTY OF RANDOLPH

I, Aubrey B. Hoag, a Notary Public of Randolph County, State of North Carolina, certify that Rebecca Mae Baltzer, personally appeared before me this day and acknowledged that he is **Member/Manager of HOPE Properties I LLC, a North Carolina limited liability company**, and that he as Member/Manager, being authorized to do so, executed the foregoing on behalf of the limited liability company.

WITNESS my hand and official stamp or seal, this 15 day of October, 2020.

My commission expires: 07/07/2024


Aubrey B. Hoag, Notary Public

