



2020057814 00100

FORSYTH CO, NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$200.00

PRESENTED & RECORDED:
12-17-2020 11:46:52 AM

LYNNE JOHNSON
REGISTER OF DEEDS
BY: ANGELA M THOMPSON, DPTY

BK: RE 3574

PG: 528-530

**NORTH CAROLINA GENERAL WARRANTY DEED
NO TITLE OPINION RENDERED OR IMPLIED**

Excise Tax: ^{200.00} ~~\$191.00~~

Parcel Identifier No. 6819257894 Verified by _____ County on the ____ day of _____, 20 _____

By: _____

Mail/Box to: **See address below**

This instrument was prepared by: Luke S. Martin, Attorney at Law

Brief description for the Index: _____

THIS DEED made this 15th day of December, 2020 by and between

GRANTOR	GRANTEE
WILLIAM EUGENE LOWE, JR. as Executor for the Estate Of William Eugene Lowe, Sr. and WILLIAM EUGENE LOWE, JR. and wife, TORA LOWE	JOSE ALBERTO DELGADO
1170 Jonestown Road Winston-Salem North Carolina 27103	<u>1405 Vestal Road</u> <u>Rural Hall, NC 27045</u>

Enter in appropriate block for each Grantor and Grantee: name, mailing address, and, if appropriate, character of entity, e.g. corporation or partnership.

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, parcel of land or condominium unit situated in the City of Rural Hall, Bethania Township, Forsyth County, North Carolina and more particularly described as follows:

Parcel ID: 6819257894
1441 Vestal Road Rural Hall North Carolina 27045

Being known and designated as Lot No. Forty-One (41) of the Creekview Section II Subdivision as the same is platted, planned and recorded in revised Plat Book 25 at page 50 and also the same being Lot 41 of Creekview Section II recorded in Plat Book 24 at page 190 of the Forsyth County Registry and being the identical property conveyed to William Eugene Lowe by Deed dated July 26, 1991 and recorded in Book 1721 at page 2829 of the Forsyth County Registry.

This conveyance is made subject to any and all easements and restrictions of record.

Original to: Dwight Nelson

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1721 at page 2829. All or a portion of the property herein conveyed ___ includes or X does not include the primary residence of a Grantor. A map showing the above-described property is recorded in Plat Book 25; page 50.

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:

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

By: _____ (Entity Name) William Eugene Lowe Jr. Executor (SEAL)
Print/Type Name: WILLIAM EUGENE LOWE, JR., EXECUTOR

By: _____ (SEAL)
Print/Type Name: WILLIAM EUGENE LOWE, JR., INDIVIDUALLY

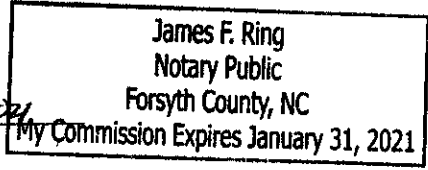
By: X Tora Lowe (SEAL)
Print/Type Name: TORA LOWE

By: _____ (SEAL)
Print/Type Name: _____

State of North Carolina - County or City of Forsyth

I, the undersigned Notary Public of the County or City of Forsyth and State aforesaid, certify that **WILLIAM EUGENE LOWE, JR., EXECUTOR, WILLIAM EUGENE LOWE, JR., INDIVIDUALLY and TORA LOWE** personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 15th day of December, 2020.

My Commission Expires: 1/31/2021
(Affix Seal)



James F. Ring Notary Public
Notary's Printed or Typed Name

<p style="text-align: center;">Seal-Stamp</p> <div style="border: 1px solid black; padding: 5px; text-align: center;"><p>James F. Ring Notary Public Forsyth County, NC My Commission Expires January 31, 2021</p></div>	<p>State of <u>North Carolina</u> - County of <u>Forsyth</u></p> <p>I, the undersigned Notary Public of <u>Forsyth</u> County and State aforesaid certify that TORA LOWE personally appeared before me this day and voluntarily acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this <u>15th</u> day of <u>December</u>, 2020.</p> <p><u>James F. Ring</u> Notary Public</p> <p>My Commission Expires: <u>1/31/2021</u></p>
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