

**2021035557 00089**

FORSYTH CO. NC FEE \$26.00  
 NO TAXABLE CONSIDERATION  
 PRESENTED & RECORDED  
 07/02/2021 12:17:39 PM  
**LYNNE JOHNSON**  
 REGISTER OF DEEDS  
 BY: CHELSEA B POLLOCK  
 DPTY

**BK: RE 3622****PG: 3553 - 3554**

Mail deed and tax bills to Grantee: 214 Cokesbury Drive, Kernersville, NC 27284

Prepared by: Raymond D. Thomas (Thomas and Bennett)  
 116 S. Cherry Street, Suite C, Kernersville, NC 27284  
 (No title search or closing requested or performed by Drafting Attorney)

Excise Tax: \$NTC

Brief description: Lot 17, Asbury Forest

QUITCLAIM DEED

THIS DEED made this 23<sup>rd</sup> day of June, 2021, by and between:

GRANTOR:  <b>MICHAEL NORRIS BARKER (legally separated)</b>  Grantor address: 5901 Robinhood Road, Pfafftown, NC 27040	GRANTEE:  <b>BRIAN DANIEL BARKER, single</b>  Grantee address: 214 Cokesbury Drive, Kernersville, NC 27248
The property conveyed _____ does <u>  x  </u> does not include the primary residence of the Grantor.	

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 remise, release, convey and forever quitclaim unto the Grantee, all of the right, title, claim and interest of the Grantor in and to 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 17 of Asbury Forest**, a map and plat of which is recorded in **Plat Book 26, Page 168** in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which map is hereby made for a more particular description.

This is the same property as described in Book 2094, Page 2260, Forsyth County Registry and is designated as Tax PIN 6876-68-3193 (Block 5345B, Lot 17) on the Forsyth County tax maps.

**Property Address:** 214 Cokesbury Drive, Kernersville, NC 27284

This deed is given pursuant to an Estate Distribution Agreement, Release and Waiver between the Grantor and Grantee dated July 1, 2021 in connection with the Estate of Patricia E. Barker (File 21-E-260 in Office of the Clerk of Superior Court of Forsyth County, NC.) Patricia E. Barker died on November 15, 2019 and Ronald Nathan Barker died on October 29, 2019.

Submitted electronically by "Thomas and Bennett"  
 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 free and discharged from all right, title, claim or interest of the Grantor or anyone claiming by, through or under Grantor.

The subject real property is subject to all encumbrances of record which the Grantee agrees to assume and pay and to save harmless and indemnify the Grantor from the payment of the same.

IN WITNESS WHEREOF, the Grantor has hereunto set their hand and seal or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officer by authority of its Board of Directors.

*Michael Norris Barker*

(Seal)

**MICHAEL NORRIS BARKER**

North Carolina, Forsyth County

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

**MICHAEL NORRIS BARKER, legally separated**

June 23, 2021

Place notary seal below this line:

*Zoie B. Markle*

Notary Public

Print/Type Name: Zoie B. Markle

My Commission Expires: 06/07/2023

