

2021064856 00230FORSYTH CO. NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$180.00PRESENTED & RECORDED
11/29/2021 01:32:34 PM
LYNNE JOHNSON
REGISTER OF DEEDS
BY: ANGELA M THOMPSON
DPTY**BK: RE 3658****PG: 3108 - 3110**Drawn by: David W. Bailey, Jr., Bailey & Thomas, P.A., P.O. Box 52, Winston-Salem, NC 27102NO TITLE SEARCH REQUESTED OR PERFORMED

Mail After Recording To: Grantee at address below

Revenue Stamps \$180.00

GRANTOR DID NOT RESIDE IN THIS PROPERTY.**SPECIAL WARRANTY DEED**THIS DEED made this 15TH day of November, 2021 by and between

GRANTOR	GRANTEE
Joe Jon Bryant and wife, Stacie C. Bryant (1/3 rd undivided interest) 7421 Davis Road Waxhaw NC 28173-8416	Sharon Lloyd and husband, Gary Lloyd (1/3 rd undivided interest) 6914 Ridge Road Tobaccoville, NC 27050

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, **a 1/3rd undivided interest** in all that certain lot or parcel of land situated in Forsyth County, North Carolina and more particularly described as follows:

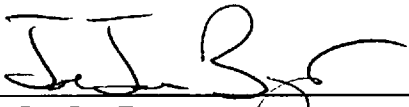
See Exhibit "A" attached.

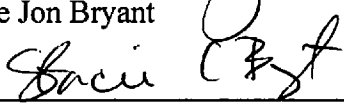
The property hereinabove described was acquired by Grantor by instrument recorded in Book 3586, Page 3959.

TO HAVE AND TO HOLD a 1/3rd undivided interest 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, and the said Grantors do hereby covenant that they have done nothing since becoming owners, to impair or injuriously affect title to the aforesaid lot or parcel of land and that they have not placed or suffered to be placed any presently existing liens or encumbrances on said premises, and that they will warrant and defend the title to the same against the lawful claims of persons claiming by, through, under or on account of Grantors. This conveyance is expressly subject to those conditions, restrictions, reservations and easements of record, if any.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals the day and year first above written.


 _____ (SEAL)
 Joe Jon Bryant


 _____ (SEAL)
 Stacie C. Bryant

NORTH CAROLINA - UNION COUNTY

I certify that the following person personally appeared before me this day, acknowledging to me that he voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Joe Jon Bryant and Stacie C. Bryant

November 15, 2021.

Place notary seal below this line:



 Notary Public

Print/Type Notary Name: Nicole Clyburn

My Commission Expires: 6/22/31

<p align="center"> NICOLE CLYBURN Notary Public - State of South Carolina My Commission Expires June 22, 2031 </p>

Exhibit "A"

Address: 4862 Fleetwood Circle
PIN: 5896-95-6635

Being known and designated as Lot No. 21 as shown on the Map of Sharonwood as surveyed by J. E. Ellerbe, C. E., June 15, 1954, and recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, in Plat Book 17 at page 77.

Subject to the Restrictive Covenants contained in Deed Book 705 at page 234.