

2021070914 00160

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

\$216.00

PRESENTED & RECORDED

12/30/2021 10:08:19 AM

LYNNE JOHNSON

REGISTER OF DEEDS

BY: OLIVIA DOYLE

ASST

BK: RE 3666

PG: 1528 - 1529

NORTH CAROLINA GENERAL WARRANTY DEED

Drawn By: Anthony C. McLaughlin

Tax Stamps: \$ 216.00

THIS DEED, made and entered into this 28th day of December, 2021, by and between:

GRANTOR: SAMUEL R. HURSH and wife EMMA J. HURSH
5008 Peppertree Road, Clemmons, NC 28012

and

GRANTEE: DEAN ALLEN JOHNSON (Unmarried)
6126 Cain Forest Drive, Walkertown, NC 27051

The hereinafter described property did [] did not [X] constitute Grantor's principal residence.

W I T N E S S E T H :

That the GRANTOR, for and in consideration of the sum of Ten Dollars and other good and valuable considerations to him in hand paid by the GRANTEE, the receipt of which is hereby acknowledged, has given, granted, bargained, sold and conveyed, and by these presents does give, grant, bargain, sell, convey and confirm unto the GRANTEE, his heirs and/or successors and assigns, certain premises in Salem Chapel Township, Forsyth County, North Carolina, more particularly described as follows:

BEING all of Lot 146 of R. Don Cain Property, Phase 5, Sheet One as shown on a plat thereof recorded in Plat Book 35, Page 135, in the Office of the Register of Deeds of Forsyth County.

For back reference, see Book 2532, Page 3743; Forsyth County tax parcel 6869-06-5170.000.

Subject to easements, restrictions and rights of way of record, and ad valorem taxes for the current year.

TO HAVE AND TO HOLD The above described premises, with all appurtenances thereunto belonging, or in anywise appertaining, unto the GRANTEE, his heirs and/or successors and assigns, forever.


And the GRANTOR covenants that he is seized of said premises in fee, and has the right to convey the same in fee simple; that said premises are free from encumbrances (with the exceptions above stated, if any); and that he will warrant and defend the said title to the same against the lawful claims of all persons, whomsoever.

When reference is made to the GRANTOR or GRANTEE the singular shall include the plural and the masculine shall include the feminine or the neuter.

IN WITNESS WHEREOF, the GRANTOR has hereunto set his hand and seal, the day and year first above-written.



SAMUEL R. HURSH (Seal)

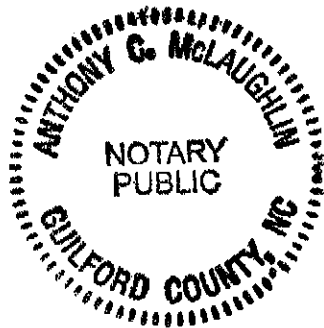


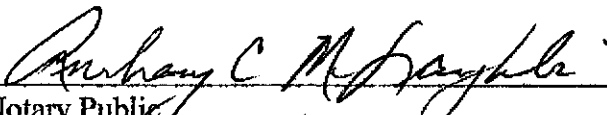
EMMA J. HURSH (Seal)

STATE OF NORTH CAROLINA - GUILFORD COUNTY

I, the undersigned, a notary public of said county do hereby certify that **SAMUEL R. HURSH and wife EMMA J. HURSH**, Grantor(s), personally appeared before me and acknowledged the due execution of the foregoing deed.

Witness my hand and notarial seal-stamp, this 28th day of December, 2021.





Notary Public
Printed Name: Anthony C McLaughlin
My Commission Expires: 6/12/23