

2022004590 00151

FORSYTH CO. NC FEE \$26.00

GIFT DEED

PRESENTED & RECORDED

01/28/2022 01:30:01 PM

LYNNE JOHNSON

REGISTER OF DEEDS

BY: OLIVIA DOYLE

ASST

BK: RE 3672

PG: 1950 - 1952

Parcel Identifier Number: 5866-72-6462

Prepared by: The Elderlaw Firm (without title search), 403 W. Fisher Ave, Greensboro, NC 27401

Address of Grantee: 710 Dorse Road, Lewisville, NC 274023

This is a Deed of Gift (no additional consideration)

Return after Recording to: The Elderlaw Firm, 403 W. Fisher Ave, Greensboro, NC 27401

THIS CONVEYANCE IS FOR ESTATE PLANNING PURPOSES. NO TITLE SEARCH HAS BEEN REQUESTED AND NONE HAS BEEN PERFORMED.

WARRANTY DEED

THIS DEED made this 25th day of January, 2022, by and between **William Thompson Wrenn (unmarried), hereinafter called Grantor, and William Thompson Wrenn, Trustee, under the William Thompson Wrenn Living Trust, dated May 8, 2008, and restated January 25, 2022, hereinafter called Grantee.**

The designated 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 situated in **Forsyth County**, North Carolina and more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED BY REFERENCE.

The above land was conveyed to Grantor by instrument recorded at Book 3210, Page 3773, Forsyth County Registry.

TO HAVE AND TO HOLD the said 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 encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever, other than the following exceptions:

Easements, restrictions, rights-of-way of record, if any, current year property taxes, and the terms and provisions of all applicable zoning and land use ordinances, statutes and regulations.

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

William Thompson Wrenn
William Thompson Wrenn (unmarried)

STATE OF NORTH CAROLINA

GUILFORD COUNTY

I, Michael D. Casterlow, a Notary Public for Guilford County, North Carolina, do hereby certify that **William Thompson Wrenn (unmarried)** personally appeared before me and acknowledged the due execution of the foregoing instrument.

WITNESS my hand and official seal, this 20th day of January, 2022.

Michael D. Casterlow
Notary Public
Print notary name: Michael D. Casterlow

My Commission Expires: 11/25/2023

(Seal or stamp)

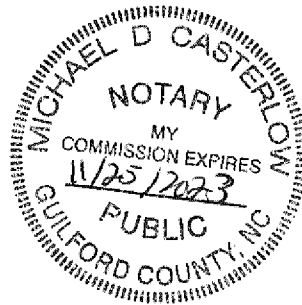


EXHIBIT A

All that parcel of land lying in Lewisville Township, County of Forsyth and State of North Carolina containing 4.09 acres, more or less (exclusive of land lying within public right of way) as shown on a plat entitled "Combination Survey for Bill Wrenn" as recorded in Plat Book 62, page 164, Forsyth County Registry. Aforesaid survey/plat combines Wrenn property described in Deed Book 3165, page 326, Tax 4439, Lot 25J/ PIN: 5866-72-2554 and property purchased from Victor M. Lefkowitz et al described in Deed Book 3158, page 3498, Tax Block 4439, part of Lot 33C/portion of PIN: 5866-61-8356.