

2022010204 00020

FORSYTH CO. NC FEE \$26.00
NO TAXABLE CONSIDERATION
PRESENTED & RECORDED
03/02/2022 08:21:02 AM
LYNNE JOHNSON
REGISTER OF DEEDS
BY: CHELSEA B POLLOCK
DPTY

BK: RE 3679
PG: 1249 - 1251

NORTH CAROLINA SPECIAL WARRANTY DEED

Excise Tax \$ no taxable consideration Recording Time, Book and Page
Tax Lot No. _____ Parcel Identifier _____

Mail after recording to Robert G. Tayloe, 207 Calloway Rd., King, NC 27021

This instrument was prepared by J. Tyrone Browder, Attorney at Law At the request of Grantee
NO TITLE EXAM AND NO CLOSING
Brief description for the Index Lot 32, Pine Knolls, Sect. 2 PERFORMED BY DRAFTSMAN

THIS DEED made this 31st day of December, 2021, by and between

GRANTOR

G. CELESTE M. STRENK
(f/k/a Gretel M. Tayloe)
And Husband,
DAVID T. STRENK
3216 Pine Needles Rd.
High Point, NC 27265

GRANTEE

ROBERT G. TAYLOE
207 Calloway Dr.
King, NC 27021

Enter in appropriate block for each party: name, address, and if appropriate, character of entity, e.q. 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 of her 1/2 undivided interest in and to all that certain lot or parcel of land situated in the City of Belews Creek Township, Forsyth County, North Carolina, and more particularly described as follows:**

BEING that certain property as more particularly described on the attached Exhibit A and incorporated herein by reference.

Submitted electronically by "Donato Law, PC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Forsyth County Register of Deeds.

The above described property is not the primary residence of the Grantor.

The property hereinabove described was acquired by Grantor by instrument recorded in DB 1942, PG 3072.

A map showing the above described property is recorded in Plat Book at Page .

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 has done nothing to impair such title as Grantor received, and Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under or through Grantor, other than the following exceptions:

- Easements and restrictions of record, if any.
- Deed of Trust recorded in DB 2416, PG 1965 and DB 2723, PG 396.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its President, the day and year first above written.

G. Celeste M. Strenk (f/k/a Gretel M. Tayloe) (SEAL)
 G. Celeste M. Strenk (f/k/a Gretel M. Tayloe)
David T. Strenk (SEAL)
 David T. Strenk

SEAL-STAMP

STATE OF PA, COUNTY OF Buck

I, a Notary Public of the County and State aforesaid, certify that G. Celeste M. Strenk (f/k/a Gretel M. Tayloe) and husband, David T. Strenk, Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal this 31st day of December, 20 21.

My Commission Expires: March 20, 2025 Notary Public

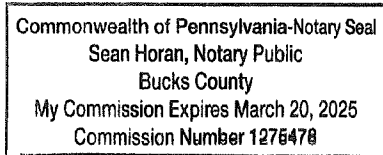


EXHIBIT A

BEING known and designated as Lot 32 on the map of Pine Knolls, Section 2, which is recorded in PB 25, PG 185(2) in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

The above described property is the same as that which is described in DB 1772, PG 153, Forsyth County Registry and is further designated as Tax Lot 32 in Block 5245A on the Forsyth County Tax Maps.

This Deed conveys all of G. Celeste M. Strenk's one-half undivided interest in the above described property. David T. Strenk joins in this conveyance for the sole purpose of conveying his marital interest.