

**2022024968 00045**

FORSYTH COUNTY NC FEE \$26.00  
 NO TAXABLE CONSIDERATION  
 PRESENTED & RECORDED  
 05/25/2022 10:53:42 AM  
 LYNNE JOHNSON  
 REGISTER OF DEEDS  
 BY: ANGELA M THOMPSON, DPTY  
 BK: RE 3697  
 PG: 648 - 650

**NORTH CAROLINA WARRANTY DEED****Excise Tax: \$00.00**

PARCEL IDENTIFIER NO. 6827-77-4657,000

VERIFIED BY \_\_\_\_\_ COUNTY ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

THIS INSTRUMENT WAS PREPARED BY: **HARRY MARSH LAW**

RETURN TO: 24 Hour Title, 1320 Matthews-Mint Hill Road, Matthews, NC 28105

BRIEF DESCRIPTION FOR THE INDEX: 148 Athens Drive

THIS DEED made this 24<sup>th</sup> day of May, 2022 by and between**GRANTOR**

**VSP RALEIGH, LLC**  
**A Delaware Limited Liability Company**

Mailing Address: 3495  
 Piedmont Road NE  
 Building 11, Ste 300  
 Atlanta, GA 30305

**GRANTEE**

**FUND IV Homes 2, LLC**  
**A Delaware Limited Liability Company**

Property Address: 148 Athens Drive  
 Winston Salem, NC 27105

Mailing Address: 3495 Piedmont Road NE  
 Building 11, Ste 300  
 Atlanta, GA 30305

**WITNESSETH:** That said Grantor has remained and released and by these presents do remise, release, convey and forever convey unto Grantee, their heirs, and/or successors and assigns, all right, title, claim and interest of the Grantor in and to a certain lot(s) or parcel of land situated in the City of Winston Salem, Forsyth County, State of North Carolina, and more particularly described as follows:

**Exhibit "A"****Property Address: 148 Athens Drive, Winston Salem, NC 27105**

All or a portion of the property herein conveyed \_\_\_\_ includes or X does not include the primary residence of a Grantor.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3660, Page 4386-4388.

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.

The Grantor makes no warranty, express or implied, as to title to the property hereinabove described.

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

VSP RALEIGH, LLC  
A Delaware Limited Liability Company

By [Signature] (SEAL)  
Authorized Signatory

STATE OF Georgia COUNTY OF Gwinnett

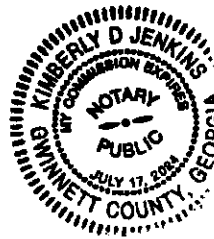
I certify that Gavin Kleinknecht, an authorized Signatory for VSP RALEIGH, LLC, A Delaware Limited Liability Company who is known to me or proved to me on the basis of satisfactory evidence to be the person described, personally appeared before me this day; acknowledging to me that he voluntarily signed the foregoing instrument for the purposes therein expressed.

Witness my hand and Notarial stamp or seal this 24th day of May, 2022

Notary Signature: [Signature]

Notary's Printed Name: Kimberly D. Jenkins

My Commission Expires: 7/17/24



## EXHIBIT A

BEGINNING AT AN IRON PIPE SET IN THE NORTHERN RIGHT-OF-WAY OF ATHENS DRIVE, SAID PIPE BEING LOCATED S 85-28-11 W 127.68 FEET FROM THE SOUTHWEST CORNER OF PROPERTY OF FOUSEL C. EL AS SHOWN IN DEED BOOK 2385, PAGE 3870, RUNS THENCE N 02-11-11 W 121.38 FEET TO AN IRON PIPE SET IN THE SOUTHERN LINE OF LOT 5, SECTION 2 OF RETNAH HILLS, RUNS THENCE S 86-22-43 E 87.66 FEET TO AN EXISTING IRON PIPE, RUNS THENCE S 01-17-01 W 62.09 FEET TO AN EXISTING IRON PIPE, RUNS THENCE N 88-28-49 E 91.87 FEET TO AN EXISTING IRON PIPE, RUNS THENCE S 03-35-32 E 91.97 FEET TO A SOLID IRON PIPE IN THE NORTHERN RIGHT-OF-WAY OF ATHENS DRIVE RUNS THENCE S 85-28-11 W 127.68 FEET TO THE POINT AND PLACE OF BEGINNING, CONTAINING 8939 SQUARE FEET AND BEING SHOWN AS NEW LOT 4, RECOMBINATION SURVEY OF PROPERTY OF CARL RAYMOND ARCHIE, SR.