

2022031120 00225

FORSYTH COUNTY NC FEE \$26.00
 STATE OF NC REAL ESTATE EXT
\$800.00

PRESENTED & RECORDED
 06/30/2022 02:17:30 PM
LYNNE JOHNSON
 REGISTER OF DEEDS
 BY: CHELSEA B POLLOCK, DPTY
BK: RE 3704
PG: 2307 - 2309

NORTH CAROLINA GENERAL WARRANTY DEED

| | |
|----------------------------------|---|
| Excise Tax: | \$ <u>800.00</u> |
| Parcel ID: | 5882-64-3576.000 |
| Mail/Box to: | Grantee |
| Property Address: | 624 Barrocliff Road, Clemmons, NC 27012 |
| Prepared by: | This instrument prepared by Darren S. Cranfill, a licensed North Carolina attorney. Delinquent taxes, if any, to be paid by the closing attorney to the county tax collector upon disbursement of closing proceeds. |
| Brief description for the Index: | Lot 280, Clemmons West, Section 8-A, PB 27, PG 115 |

THIS GENERAL WARRANTY DEED ("Deed") is made on the 28th day of June 2022, by and between:

| GRANTOR | GRANTEE |
|---|--|
| Mark R. Eversole and spouse, Pamela S. Eversole 341 Althea Parkway Savannah, GA 31405 | Alton Chadwick Jones 624 Barrocliff Road Clemmons, NC 27012 |

Enter in the appropriate block for each Grantor and Grantee their name, mailing address, and, if appropriate, state of organization and character of entity, e.g. North Carolina or other corporation, LLC, or partnership. Grantor and Grantee includes the above parties and their respective heirs, successors, and assigns, whether singular, plural, masculine, feminine or neuter, as required by context.

FOR VALUABLE CONSIDERATION paid by Grantee, the receipt and legal sufficiency of which is acknowledged, Grantor by this Deed does hereby grant, bargain, sell and convey to Grantee, in fee simple, all that certain lot, parcel of land or condominium unit in **Forsyth** County, North Carolina and more particularly described as follows (the "Property"):

**SEE ATTACHED EXHIBIT "A" WHICH IS INCORPORATED
 BY REFERENCE AS IF SET FORTH FULLY HEREIN.**

All or a portion of the Property was acquired by Grantor by instrument recorded in Book 2592, page 3086.

All or a portion of the Property includes or does not include the primary residence of a Grantor.

A map showing the Property is recorded in Plat Book 27, page 115.

TO HAVE AND TO HOLD the Property and all privileges and appurtenances thereto belonging to Grantee in fee simple. Grantor covenants with Grantee that Grantor is seized of the Property in fee simple, Grantor has the right to convey the Property in fee simple, title to the Property is marketable and free and clear of all encumbrances, and Grantor shall warrant and defend the title against the lawful claims of all persons whomsoever, other than the following exceptions:

All easements and restrictions of record and 2022 property taxes pro-rated to date of closing.

IN WITNESS WHEREOF, Grantor has duly executed this North Carolina General Warranty Deed, if an entity by its duly authorized representative.

Mark R. Eversole

Name: Mark R. Eversole

Entity Name

Pamela S. Eversole

Name: Pamela S. Eversole

By: _____

Name:

Title:

Name: _____

Name: _____

By: _____

Name:

Title:

STATE OF NC, COUNTY OF Forsyth

I Amy S. Moorefield, a Notary of the above state and Davidson county, certify that the following person(s) personally appeared before me on the 28th day of June 2022 each acknowledging to me that he or she signed the foregoing document, in the capacity represented and identified therein (if any): Mark R. Eversole and spouse, Pamela S. Eversole

Amy S. Moorefield
Notary Public (Official Signature)

My commission expires: 8.27.2023

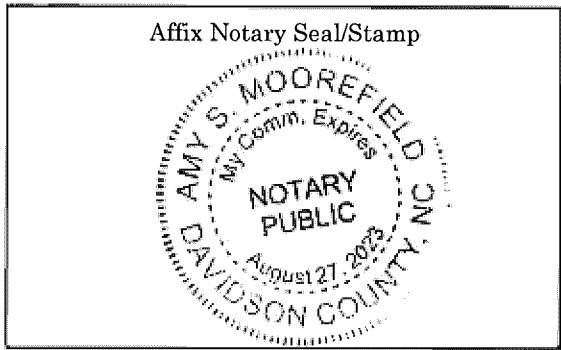


Exhibit "A"

BEING KNOWN AND DESIGNATED as Lot 280, as shown on the Plat of Clemmons West, Section 8-A, as recorded in Plat Book 27, Page 115, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.