

2022044373 00052

FORSYTH CO. NC FEE \$26.00
NO TAXABLE CONSIDERATION
PRESENTED & RECORDED
09/27/2022 11:45:06 AM
LYNNE JOHNSON
REGISTER OF DEEDS
BY: CARLA B FLEMING, DPTY
BK: RE 3719
PG: 4175 - 4176

**NON-WARRANTY DEED
(NO TITLE SEARCH PERFORMED OR REQUESTED)**

Excise Tax: (NTC)

Tax Parcel ID No. 6833-87-8792, Tax Lot 024, Block 2672 Verified by _____ County
on the ____ day of _____, 20____ By: _____

Mail/Box to: _____

This instrument was prepared by: D. Marsh Prause, Altman Spry Davis Leggett & Crumpler, PA, 380 Knollwood St.,
Ste. 700, Winston-Salem, NC 27103

Brief description for the Index: 3747 Old Lexington Rd., Winston-Salem, NC _____

THIS DEED, made this the 15th day of September, 2022, by and between

GRANTOR: Danny Lee Taylor and wife, Lottie Carol Taylor
whose mailing address is 2119 Willow Hill Lane, Clayton, NC 27520

(herein referred to as Grantor) and

GRANTEE: PAGE DISTRIBUTING COMPANY, INC., a North Carolina Corporation
whose mailing address is P.O. Box 25045, Winston-Salem, NC 27114-5045,

(herein referred to as Grantee) and

WITNESSETH:

For valuable consideration from Grantee to Grantor, the receipt and sufficiency of which is hereby acknowledged, Grantor hereby gives, grants, quitclaims and conveys unto Grantee in fee simple the following described property located in the City of Winston-Salem, County of Forsyth, State of North Carolina, more particularly described as follows:

3747 Old Lexington Rd.; Tax Parcel 6833-87-8792

First Parcel: Situated on the Lexington Road near Eden School. Beginning at a stake in said road, thence East 83 feet to E. T. Charles Corner thence Southwardly with the Martin Charles line 132 feet to a stake on bank of road, thence Northwardly with said road 162 feet to the place of beginning.

Submitted electronically by Altman Spry Davis Leggett & Crumpler, P.A. in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Forsyth County Register of Deeds.

Second Parcel: Beginning at an iron stake in G. L. Popes' line and running South 138 feet to an iron stake in the bank of the Lexington Road, thence 18 feet with said Lexington Road to an iron stake the corner; thence East 294 feet to an iron stake, thence North 150 feet to an iron stake; thence west 294 feet to an iron stake the point of beginning, containing one acre more or less.

Said property having been previously conveyed by instrument(s) recorded in Book 592, Page 245, Estate File of Wade H. Pope, File # 73E68, and Estate File of Margaret Jeanette Pope Taylor, File # 18E938.

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

TO HAVE AND TO HOLD unto Grantee, together with all privileges and appurtenances thereunto belonging, in fee simple. Grantor makes no warranty, express or implied, as to title to the property hereinabove described.

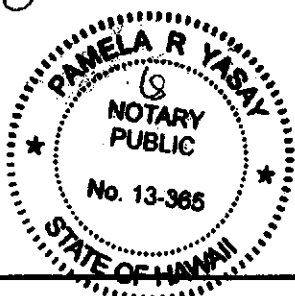
All references to Grantor and Grantee as used herein shall include the parties as well as their heirs, successors and assigns, and shall include the singular, plural, masculine, feminine or neuter as required by context.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

NOTARY PUBLIC CERTIFICATION
Pamela R. Yasay Fifth Judicial Circuit
Doc. Description: Non-Warrantor Deed
(no title search performed or requested)
No. of Pages: 2 Date of Doc. Undated
Pamela R. Yasay 9-15-2022
Notary Signature Date

Danny Lee Taylor (SEAL)
Danny Lee Taylor

Lottie Carol Taylor (SEAL)
Lottie Carol Taylor



State of Hawaii
County of Kauai

(Official/Notarial Seal)

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document:
Danny Lee Taylor and Lottie Carol Taylor
[insert name(s) of principal(s)].

Date: September 15 2022 Pamela R. Yasay
Pamela R. Yasay Notary Public
Notary's Printed or Typed Name

My Commission Expires:
10-6-2025

