

2023003296 00033

FORSYTH COUNTY NC FEE \$26.00
NO TAXABLE CONSIDERATION
PRESENTED & RECORDED
02/01/2023 10:40:10 AM
LYNNE JOHNSON
REGISTER OF DEEDS
BY: CARLA B FLEMING, DPTY
BK: RE 3738
PG: 4092 - 4094

Instrument Prepared By: Wyatt Early Harris Wheeler LLP (Heather M. Kindley)
Mail After Recording To: Wyatt Early Harris Wheeler LLP (Heather M. Kindley)

Excise Tax: NTC

Tax ID No: 6817-54-6161.000

NO TITLE EXAM REQUESTED OR PERFORMED

QUITCLAIM DEED

STATE OF NORTH CAROLINA
COUNTY OF FORSYTH

THIS DEED, made this 1st of February, 2023 by and between **Qiuxia Xu (unmarried)**, Grantor, of 3536 Yadkinville Rd. Winston Salem NC 27106, and **2908 Reynolda Road Property, LLC**, Grantee, of 2908 Reynolda Rd, Winston-Salem, NC 27106.


WITNESSETH

That said Grantor, for and in consideration of the sum of One Dollar and 00/100 to her in hand paid, the receipt of which is hereby acknowledged, has remised and by these presents does remise, release, and forever quitclaim unto the Grantee and his heirs and assigns all right, title, claim, and interest of the said Grantor (s) in and to a certain tract or parcel of land lying and being in the County of FORSYTH, and State of North Carolina, and more particularly described as follows:

See attached Exhibit "A"

TO HAVE AND TO HOLD the aforesaid tract or parcel of land and all privileges thereunto belonging to the Grantee (s) and heirs and assigns, free and discharged of all right, title, claim, or interest of the Grantor (s) or anyone claiming by, through, or under her.

IN TESTIMONY WHEREOF, said Grantor has hereunto set her hand and seal the day and year first above written.

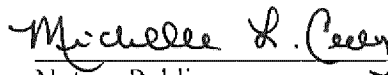

_____(SEAL)
Qiuxia Xu

STATE OF NC

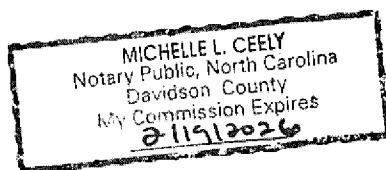
COUNTY OF GUILFORD

I, MICHELLE L. CEELY, the undersigned Notary Public, certify that the following person(s) personally appeared before me this day and each acknowledged to me that he or she voluntarily signed the foregoing document in the capacity indicated: **Qiuxia Xu**

Date:
2/1/2023



Notary Public



My Commission Expires: 2/19/2026

Exhibit A

Legal Description

BEGINNING at a rebar located in the south right-of-way line of Reynolda Road (NC Highway 67), said beginning point also located in northeast corner of William Jeffrey Miller (DB 1428, PG 1567; DB 1853, PG 3624); running thence with the south right-of-way line of Reynolda Road South 51° 37' 58" East 74.96 feet to a 1" pipe; running thence South 38° 40' 44" West 180.96 feet to an angle iron; running thence North 51° 43' 26" West 74.70 feet to a 3/4 inch pipe; running thence North 38° 35' 41" East 181.07 feet to the point and place of Beginning, containing .311 acre, more or less, as shown on a survey entitled "Property of Kemp Land Management, LLC", by Foster-Bullard Associates, dated May 28, 1998, and designated as Job No. 1781-98A.

This property was conveyed to Quixia Xu in Deed Book 3466, Page 3792 in the Office of Register of Deeds of Forsyth County