

2023005278 00186FORSYTH COUNTY NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$375.00PRESENTED & RECORDED
02/17/2023 04:11:57 PM**LYNNE JOHNSON**
REGISTER OF DEEDS
BY: CARLA B FLEMING, DPTY**BK: RE 3741****PG: 586 - 588****NORTH CAROLINA GENERAL WARRANTY DEED****Excise Tax: \$375.00****Tax Parcel Identification Number: 5897-80-8878.000**

This instrument was prepared by: T. Lawson Newton, a licensed North Carolina attorney. Delinquent taxes, if any, shall be paid by the closing attorney to the county tax collector upon disbursement of closing proceeds.

Return to: Craige Jenkins Liipfert & Walker LLP, 110 Oakwood Dr., Suite 300, Winston-Salem, NC 27103**Mail Tax Bill to: PO Box 968, King, NC 27021****Property Address: 2481 Spicewood Drive, Winston-Salem, NC 27106**

Brief description for the Index: See Exhibit A

THIS DEED made this 17th day of February, 2023 by and between

GRANTOR

**Jill King Atherton, fka
Maria Jill K. Atherton and spouse, Steven T.
Atherton**

**Jill King Atherton, Executor of the
Estate of William E. Voss**

**145 Harper Ridge Court
Clemmons, NC 27012**

GRANTEE

James E. Redden, Jr.

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 that certain lot or parcel of land situated in the County of **FORSYTH**, State of North Carolina and more particularly described as follows:

submitted electronically by "Craige Jenkins Liipfert & walker LLP"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Forsyth County Register of Deeds.

FOR PROPERTY DESCRIPTION, SEE EXHIBIT "A" attached hereto and incorporated herein by reference.

For back title reference, see the deed recorded in Book 2044 Page 2766 Forsyth County Registry.

THIS IS ___ OR IS NOT X THE GRANTOR'S PRIMARY RESIDENCE

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 is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever, other than the following exceptions: subject to easements and restrictions of record, if any; and 2023 property taxes.

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

[Signature] (SEAL)
Jill King Atherton, Individually and as Executor of the Estate of William E. Voss

[Signature] (SEAL)
Steven T. Atherton

STATE OF N.C.

COUNTY OF Forsyth

I, Emily A. Zimmerman, a Notary Public for the County of Davidson and State of N.C., do hereby certify that Jill King Atherton and Steven T. Atherton either being personally known to me or proven by satisfactory evidence (said evidence being None), personally appeared before me this day, and acknowledged the voluntary due execution of the foregoing instrument by them for the purposes therein stated.

Witness my hand and Notarial stamp or seal this 17th day of February, 2023.

[Signature]
Notary Public
Name: Emily A. Zimmerman
My Commission Expires: July 27, 2026

Emily A. Zimmerman
NOTARY PUBLIC
Davidson County
North Carolina
My Commission Expires July 27, 2026

EXHIBIT A

TRACT ONE:

BEING KNOWN AND DESIGNATED as New Lot 2 as shown on a plat entitled “#2022109 Minor Subdivision prepared for Jill Atherton” as recorded in Plat Book 76 at Page 119 in the office of the Register of Deeds of Forsyth County, North Carolina, to which map reference is hereby made for a more particular description.

TRACT TWO:

BEING KNOWN AND DESIGNATED as Tract entitled “Existing Tract” on a plat entitled “#2022109 Minor Subdivision prepared for Jill Atherton” as recorded in Plat Book 76 at Page 119 in the office of the Register of Deeds of Forsyth County, North Carolina, to which map reference is hereby made for a more particular description.