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FORSYTH COUNTY NC FEE \$26.00
NO TAXABLE CONSIDERATION
PRESENTED & RECORDED
03/16/2023 11:21:44 AM
LYNNE JOHNSON
REGISTER OF DEEDS
BY: OLIVIA DOYLE, ASST
BK: RE 3744
PG: 3094 - 3096

DRAFTED BY: JERRY RUTLEDGE, ATTORNEY AT LAW
P. O. BOX 617, WALNUT COVE, NC 27052

Mail to: Daniel Gray Butner, 105 Gwenn Avenue, Elkin, NC 28621

NORTH CAROLINA)
)
FORSYTH COUNTY) EXECUTOR'S DEED

THIS EXECUTOR'S DEED is made this the 15th day of March, 2023, by and between **DANIEL GRAY BUTNER, Executor under the Will of KATIE COMBS TESH** (See File Number 22 E 1064 in the Office of the Forsyth County Clerk of Superior Court), with mailing address 105 Gwenn Avenue, Elkin, NC 28621, party of the first part, and **DANIEL GRAY BUTNER**, 105 Gwenn Avenue, Elkin, NC 28621, party of the second part.

WITNESSETH:

That the said party of the first part, pursuant to the Last Will of Katie Combs Tesh, hereby conveys and by these presents does convey to the said party of the second part, his heirs and assigns, a certain parcel or tracts of land, situated in Forsyth County, North Carolina, and more particularly described as follows:

Being two tracts of real property located in the Salem Chapel Township, and more completely described on Attachment A.

The property described herein does not contain the primary residence of the party of the first part.

TO HAVE AND TO HOLD, said lands and premises together with all privileges and appurtenances thereunto belonging to him, the said party of the

Submitted electronically by "Rutledge & Rutledge"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Forsyth County Register of Deeds.

second part, and his heirs and assigns, in as full and ample a manner as said parties of the first part are authorized and empowered to convey the same.

AND THE SAID party of the first part does hereby covenant that he has not placed or suffered to be placed any presently existing liens or encumbrances on said premises and that he will warrant and defend the title to the said property against the lawful claims of all persons claiming by, through, under or on account of the parties of the first part, insofar as it is his duty to do by virtue of his office as Executor under the Will of Katie Combs Tesh but no further.

IN WITNESS WHEREOF, the said party of the first part, acting as Executor of the will of Katie Combs Tesh, as aforesaid, has hereunto set his hand and seal the day and year first above written.

Daniel Gray Butner (SEAL)
Daniel Gray Butner, Executor of
Katie Combs Tesh

STATE OF NORTH CAROLINA

COUNTY OF STOKES

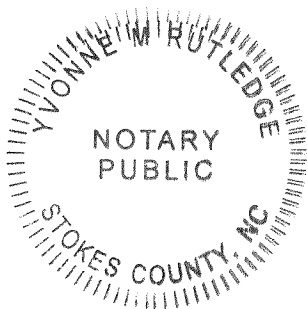
I, a Notary Public of the County and State aforesaid, certify that Daniel Gray Butner personally appeared before me this day and acknowledged that he is Executor under the Will of Katie Combs Tesh, and that by authority duly given and as an act of the Estate acknowledged the due execution of the foregoing instrument.

WITNESS my hand and notarial seal this the 15th day March, 2023.

My Commission Expires:
6/18/2023

Yvonne M. Rutledge (SEAL)
NOTARY PUBLIC

Printed Name of Notary Public:
Yvonne M. Rutledge



ATTACHMENT A**Tract 1:**

BEGINNING at a one-half inch existing iron pin marking the northeast corner of the within described tract and lying in the right-of-way line of Red Bank Road, and marking the southeast corner of Walter L. Tesh (Deed Book 787, page 288 Forsyth County Registry), thence from said beginning S 00 degrees 04' 14" W 75.0 feet along the right of way line of Red Bank Road to a $\frac{3}{4}$ inch new iron pin, thence S 88 degrees 57' W 342.07 feet along a new line with the grantor to a $\frac{3}{4}$ inch new iron pin, thence N 07 degrees 08' E 75.0 feet to a $\frac{3}{4}$ inch new iron pin, thence N 88 degrees 47' 12" E 332.86 feet with Walter L. Tesh to an existing iron pin, the point of BEGINNING and containing 0.578 acres according to an unrecorded survey plat of Joseph E. Franklin.

Tract 2:

BEGINNING at an existing iron pin marking the southeast corner of the within described tract and the northeast corner of Tract 1 described above, thence S 88 degrees 47' 12" E 332.86 feet with Tract 1 to a new iron pin, thence N 7 degrees 08" E 150.0 feet to an existing iron pin, thence N 87 degrees 27' E 317.55 feet to an existing iron pin, thence S 00 degrees 55' 44" W 149.90 feet along the right of way line of Red Bank Road to an existing iron pin, the point of BEGINNING, and being the same tract as that conveyed at Deed Book 787, page 288, Forsyth County Registry.

Being further described as PIN Number 6930-99-0732.