

2023013807 00033

FORSYTH CO. NC FEE \$26.00
 STATE OF NC REAL ESTATE EXTX
\$74.00
 PRESENTED & RECORDED
 04/28/2023 10:25:21 AM
 LYNNE JOHNSON
 REGISTER OF DEEDS
 BY: CARLA B FLEMING, DPTY
 BK: RE 3751
 PG: 1249 - 1252

NORTH CAROLINA SPECIAL WARRANTY DEED

Drawn By: ANTHONY C. McLAUGHLIN, Attorney

Tax Stamps: \$ 74.00

THIS DEED, made and entered into this 27 day of April, 2023, by and between:

GRANTOR: GRAY HANCOCK, JR., aka HARVEY GRAY HANCOCK, JR., (Unmarried)
acting Individually and as Administrator of the Estates of NORMA DELORES SMITH (aka DELORES S. HANCOCK) and SCOTT LAWRENCE HANCOCK
 7128 Somerset Farms Drive, Nashville, TN 37221 and

WILLIAM HENRY SMITH (Unmarried)
 2217 Sunshine Avenue, Winston-Salem, NC 27107

and

GRANTEE: 360visionbuilds, LLC, a North Carolina Limited Liability Company
 Mailing Address: 1541 Wharton Ave., Winston-Salem, NC 27127
 Property Address: 2817 Edwards Street, Winston-Salem, NC 27127

The hereinafter described property did [] did not [X] constitute Grantor's principal residence.

W I T N E S S E T H :

That whereas, the hereafter described property was conveyed to Delores S. Hancock by deed recorded in Book 955, Page 420, Forsyth County Registry; and

Whereas, Delores S. Hancock was also known as Norma Delores Hancock, and subsequently married William Henry Smith; and

Whereas, Norma Delores Smith died intestate in Forsyth County, North Carolina on May 20, 2022, seized of the hereafter described property, and survived by her children Gray Hancock, Jr., (aka Harvey Gray Hancock, Jr.) and Scott Hancock (aka Scott Lawrence Hancock), and her spouse William Henry Smith; and

Submitted electronically by Anthony C. McLaughlin, Attorney at Law in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Forsyth County Register of Deeds.

Whereas, Gray Hancock, Jr. has been appointed Administrator of the Estate of Norma Delores Smith, and the Notice to Creditors of Norma Delores Smith has been published (see Forsyth County Estates File 22 E 1651); and

Whereas, Scott Lawrence Hancock died intestate in Lubbock County, Texas on July 27, 2022, survived only by his brother Harvey Gray Hancock, Jr. (aka Gray Hancock, Jr.); and

Whereas, Harvey Gray Hancock, Jr. has been appointed Administrator of the Estate Scott Lawrence Hancock in an Ancillary Estate Administration conducted in Forsyth County, North Carolina, and the Notice to Creditors of Scott Lawrence Hancock has been published (see Forsyth County Estates File 23 E 164); and

NOW, THEREFORE, 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 City of Winston-Salem, Forsyth County, North Carolina, and more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot No. 73 as shown on the Map of Woodleigh Place, same being of recorded in Plat Book 3 at Page 48, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to said plat being made for a more particular description.

Forsyth County Tax Parcel 6834-32-3964.000.

Subject to easements, restrictions and rights of way of record or visible upon the premises, and ad valorem taxes for the current year.

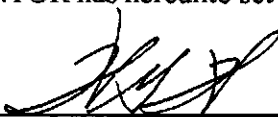
TO HAVE AND TO HOLD the above described premises, with all appurtenances thereunto belonging, or in anywise appertaining, unto the GRANTEE, his heirs and/or successors and assigns, forever.

And the GRANTOR covenants that he is seized and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through and under him, but not further otherwise.

When reference is made to the GRANTOR or GRANTEE the singular shall include the plural and the masculine shall include the feminine or the neuter.

GRAY HANCKOCK, JR., aka HARVEY GRAY HANCOCK, JR., also executes this Deed in his capacity as Administrator of the Estates of NORMA DELORES SMITH, Deceased, and SCOTT LAWRENCE HANCOCK, Deceased, pursuant to the provisions of NCGS 28A-17.12(a)(2).

IN WITNESS WHEREOF, the GRANTOR has hereunto set his hand and seal, the day and year first above-written.



(Seal)
**GRAY HANCOCK, JR., (Unmarried) Individually and as
Administrator of the Estate of NORMA DELORES SMITH,
Deceased**

[Handwritten Signature]

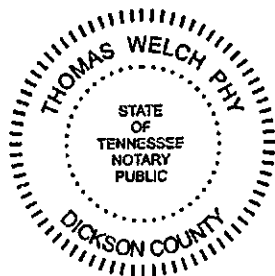
(Seal)

HARVEY GRAY HANCOCK, JR., (Unmarried), Individually and as Administrator of the Estate of SCOTT LAWRENCE HANCOCK, Deceased

STATE OF TENNESSEE - Davidson COUNTY

I, the undersigned, a notary public of said county do hereby certify **GRAY HANCOCK, JR., (Unmarried) Individually and as Administrator of the Estate of NORMA DELORES SMITH, Deceased, Grantor(s)**, personally appeared before me and acknowledged the due execution of the foregoing deed.

Witness my hand and notarial seal-stamp, this 18th day of April, 2023.
(SEAL-STAMP)



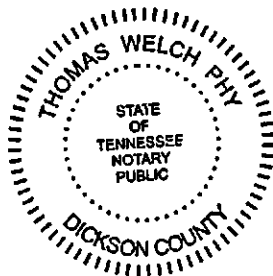
[Handwritten Signature]

Notary Public
Printed Name: Thomas Pky
My Commission Expires: 5-20-2025

STATE OF TENNESSEE - Davidson COUNTY

I, the undersigned, a notary public of said county do hereby certify **HARVEY GRAY HANCOCK, JR., (Unmarried), Individually and as Administrator of the Estate of SCOTT LAWRENCE HANCOCK, Deceased, Grantor(s)**, personally appeared before me and acknowledged the due execution of the foregoing deed.

Witness my hand and notarial seal-stamp, this 18th day of April, 2023.
(SEAL-STAMP)



[Handwritten Signature]

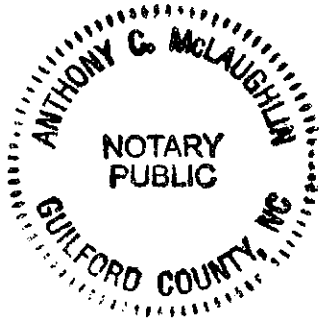
Notary Public
Printed Name: Thomas Pky
My Commission Expires: 5-20-2025

X. William Henry Smith (Seal)
WILLIAM HENRY SMITH

STATE OF NORTH CAROLINA - GUILFORD COUNTY

I, the undersigned, a notary public of said county do hereby certify **WILLIAM HENRY SMITH (Unmarried)**, Grantor(s), personally appeared before me and acknowledged the due execution of the foregoing deed.

Witness my hand and notarial seal-stamp, this 27 day of April, 2023.
(SEAL-STAMP)



Anthony C. McLaughlin
Notary Public
Printed Name: Anthony C. McLaughlin
My Commission Expires: _____