

2023031148 00167FORSYTH COUNTY NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$220.00PRESENTED & RECORDED
09/11/2023 04:07:06 PM**LYNNE JOHNSON**

REGISTER OF DEEDS

BY: ANGELA BOOE, DPTY

BK: RE 3772**PG: 1891 - 1892****NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$220.00

PARCEL IDENTIFIER NO. 6847-14-5444

VERIFIED BY _____ COUNTY ON THE ____ DAY OF _____, 2023
THIS INSTRUMENT WAS PREPARED BY: 24 HOUR CLOSING (*Master Title Agency*)RETURN TO: 24 HOUR CLOSING 1320 MATTHEWS-MINT HILL ROAD, MATTHEWS, NC 28105
BRIEF DESCRIPTION FOR THE INDEX: LO:002 BL:2222THIS DEED made this **10th** day of September, 2023, by and between

GRANTOR	GRANTEE
Wood & Lane, LLC, a North Carolina Limited Liability Company	Alpine WS, LLC, a North Carolina Limited Liability Company
Mailing Address 5069 Ozark Road Winston Salem, NC 27105	Property Address: 4203 and 4205 Rosa St Winston Salem, NC 27105
	Mailing Address 3225 McLeod Drive Las Vegas, NV 89121

WITNESSETH: That said Grantor has remained and released and by these presents do remise, release, convey and forever convey unto Grantee, their heirs, and/or successors and assigns, all right, title, claim and interest of the Grantor in and to a certain lot(s) 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. 2 in Section 2 of the Whitfield Property as shown on that map recorded in Plat Book 6 Page 55 in the Office of the Register of Deeds of Forsyth County, North Carolina, to which reference is hereby made for a more particular description.

Property Address: 4203 Rosa St Winston-Salem NC 27105
Parcel ID: 6847-14-5444All or a portion of the property herein conveyed (____) includes or () does not include the primary residence of a Grantor.The properties hereinabove described was acquired by Grantor by instrument recorded in Book **3157** at Page **775**.**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.submitted electronically by "Pinyan Law Office, PLLC d/b/a 24 Hour Closing"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Forsyth County Register of Deeds.

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 lawful claims of all persons whomsoever, other than the following exceptions:

All such valid and enforceable easements, restrictions and rights of way of record and the lien of ad valorem taxes for the current year which the grantee herein assumes and agrees to pay.

IN WITNESS WHEREOF, the Grantor has hereunto set their hand and seal the day and year first above written.

WOOD AND LANE, LLC

Marcus T Lane
Marcus T Lane, Managing Member
Lorenzo E Wood
Lorenzo E Wood, Managing Member

STATE OF North Carolina

COUNTY OF FORSYTH

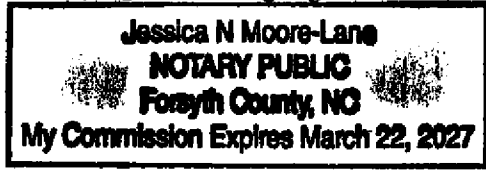
I certify that Marcus T Land, Managing Member and Lorenzo E Wood, Managing Member of Wood & Lane, LLC, a North Carolina Limited Liability Company, who is known to me or proved to me on the basis of satisfactory evidence to be the person described, personally appeared before me this day; acknowledging to me that he voluntarily signed the foregoing instrument for the purposes therein expressed.

Witness my hand and Notarial stamp or seal this 10th day of September, 2003

Notary Signature: Jessica N Moore-Lane

Notary's Printed Name: Jessica N Moore-Lane

My Commission Expires: 3/22/2027



[Notarial Seal]