

2024008358 00034

FORSYTH COUNTY NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$130.00

PRESENTED & RECORDED

03/19/2024 10:41:11 AM

LYNNE JOHNSON

REGISTER OF DEEDS

BY: CARLA B FLEMING, DPTY

BK: RE 3797

PG: 2884 - 2886

**NORTH CAROLINA
GENERAL WARRANTY DEED**

Excise Tax: \$ *130*

Recording Time, Book and Page

Tax Map No.

Parcel Identifier No.

Mail after recording to: Grantee

This instrument prepared by Kenneth S. Lucas, Jr. a licensed North Carolina attorney; delinquent taxes if any, to be paid by the closing attorney to the Tax Collector upon disbursement of closing proceeds.

THIS DEED made this 14 day of March 2024 by and between

GRANTOR

Real Freedom, LLC

GRANTEE

Nancy Olivera Banos
3412 Rosemont Avenue
Winston Salem, NC 27107

Property address: 2025 Dacian Street, Winston Salem, NC 27107

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 and more particularly described as follows:

See attached Exhibit A

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 3794, Page 1211 Forsyth County Registry.

A map showing the above described property is recorded in Plat Book 1, Page 48, and referenced within this instrument.

The above described property does does not include the primary residence of the Grantor.

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 except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officer(s), the day and year first above written.

Real Freedom, LLC _____ (SEAL)
(ENTITY NAME)

By: [Signature] _____ (SEAL)
Title: MEMBER/MANAGER

State of NC; County of Guilford

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: Steven Tyree as MEMBER of Real Freedom, LLC. Witness my hand and official stamp or seal, this the 15 day of March 2024.

My Commission Expires: 06/17/28 [Signature]
Notary Public

Print Notary Name: Kenneth S. Lucas, JR

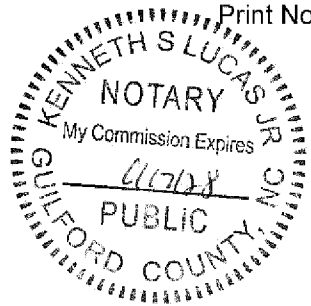


EXHIBIT A

Being Located on Dacian Street, also known as Urban Street, and being known and designated as lot No. 129, as shown on the Map of the Reynolds Place, as recorded in Plat Book I, Page 48, in the Office of the Register of Deeds for Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

2025 Dacian St, Winston Salem, NC 27107