

2024010049 00043
 FORSYTH CO. NC FEE \$26.00
 STATE OF NC REAL ESTATE EXT
\$125.00
 PRESENTED & RECORDED
 04/02/2024 11:28:29 AM
 LYNNE JOHNSON
 REGISTER OF DEEDS
 BY: ANGELA BOOE, DPTY
 BK: RE 3799
 PG: 3178 - 3179

NORTH CAROLINA GENERAL WARRANTY DEED

Drawn By: ANTHONY C. McLAUGHLIN

Tax Stamps: \$125.00

THIS DEED, made and entered into this 1 day of ~~March~~^{April}, 2024, by and between:

GRANTOR: CARL M, WILLIAMS and wife FRANCES WILLIAMS
711 Haywood St Winston-Salem NC 27105

and

GRANTEE: **BLUE PANORAMA COLLABORATIVE, LLC, a North Carolina Limited Liability Company**
 Mailing Address: 4030 Wake Forest Road, Raleigh, NC 27609
 Property Address: 711 Haywood Street, Winston-Salem, NC 27105

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

W I T N E S S E T H :

That the GRANTOR, for and in consideration of the sum of Ten Dollars and other good and valuable considerations to him in hand paid by the GRANTEE, the receipt of which is hereby acknowledged, has given, granted, bargained, sold and conveyed, and by these presents does give, grant, bargain, sell, convey and confirm unto the GRANTEE, his heirs and/or successors and assigns, certain premises in the City of Winston-Salem, Forsyth County, North Carolina, more particularly described as follows:

BEING all of Lot 13, Block D, Map of Carver Crest, recorded in Plat Book 10 at page 171, Office of the Register of Deeds of Forsyth County, North Carolina.

Forsyth County Tax Parcel 6826-90-4504.000; for back reference see Book 2153, Page 1057.

This conveyance is subject to easements and rights of way of record or visible upon the premises, and to ad valorem taxes for the current year.

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

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.

And the GRANTOR covenants that he is seized of said premises in fee, and has the right to convey the same in fee simple; that said premises are free from encumbrances (with the exceptions stated above); and that he will warrant and defend the said title to the same against the lawful claims of all persons whomsoever.

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.

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

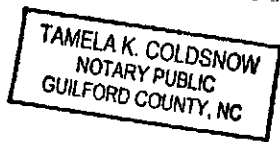
Carl W. Williams (SEAL)
CARL W. WILLIAMS
M CW

Frances Williams (SEAL)
FRANCES WILLIAMS

STATE OF NORTH CAROLINA - GUILFORD COUNTY

I, the undersigned, a notary public of said county do hereby certify that **CARL W. WILLIAMS and wife FRANCES WILLIAMS, GRANTOR(S)**, personally appeared before me this day and acknowledged the due execution of the foregoing deed.

Witness my hand and notarial seal-stamp, this 1 day of ^{April}~~March~~, 2024.
(SEAL-STAMP)



Tamela K. Coldsnow
Notary Public
Printed Name: Tamela K. Coldsnow
My Commission Expires: 4-16-2028