

2024011871 00125

FORSYTH COUNTY NC FEE \$26.00
NO TAXABLE CONSIDERATION
PRESENTED & RECORDED
04/16/2024 03:42:43 PM
LYNNE JOHNSON
REGISTER OF DEEDS
BY: ANGELA BOOE, DPTY
BK: RE 3802
PG: 66 - 68

Drafted by: Bryan C. Thompson, Esq.
Robinson & Lawing, LLP

RECORDING TIME

This instrument prepared by Bryan C. Thompson, a
licensed North Carolina attorney, delinquent taxes, if any,
to be paid by the closing attorney to the County tax
collector upon disbursement of closing proceeds.

Probate and filing fee \$ _____ paid

No Title Search Requested Or Performed By
Drafting Attorney

Excise Tax \$0.00

Parcel: 6816-73-7511.00
Property Address: 3430 Buena Vista Road, Winston-Salem, NC 27106.
Mail future tax bills to: Grantee at 110 Oakwood Drive, Suite 200 Winston-Salem, NC 27103.

NORTH CAROLINA QUITCLAIM DEED

THIS DEED made this 16th day of April, 2024, by and between

GRANTOR	GRANTEE
Mary L. Anneckelli, Widow	The Mary L. Anneckelli Irrevocable Trust Mary L. Anneckelli, Co-Trustee Bryan C. Thompson, Co-Trustee
3430 Buena Vista Road Winston-Salem, NC 27106	110 Oakwood Drive, Suite 200 Winston-Salem, NC 27103

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, in consideration of ten dollars (\$10.00) and other valuable considerations to them paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does hereby release and forever quitclaim unto the Grantee, forever, all right, title and interest as the Grantor has in or to that parcel of land in Forsyth County, North Carolina, more particularly described as follows:

See Exhibit A attached hereto and incorporated herein by reference.

Together with and subject to all easements and restrictions of record, if any.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges thereunto belonging to them, the Grantee, their heirs and/or successors and assigns, free and discharged from all right, title, claim or interest of the Grantor or anyone claiming by, through or under them.

All or a portion of the property herein conveyed X includes or does not include the primary residence of the Grantor.

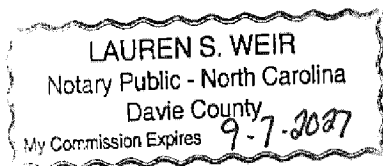
IN WITNESS WHEREOF the Grantor has set their hands and seals, the day and year first above written.

Mary L. Anncelli (seal)
Mary L. Anncelli

STATE OF NORTH CAROLINA)
COUNTY OF FORSYTH)

I, Lauren S. Wells, a Notary Public of Davie County, North Carolina, certify that Mary L. Anncelli personally appeared before me this day and acknowledged to me that she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated.

WITNESS my hand and notarial seal, this 16 day of April, 2024.



(SEAL)

Lauren S. Weir
Lauren S. Weir (print name)
My Commission Expires: 9-7-2027

Exhibit A

Being known and designated as Lot Nos. 33, 34, 35, 36, 37, 38 and 39, Block E, as shown on the Map of Englewood, same being of record in Plat Book 3, Page 56A, in the office of the Register of Deeds, Forsyth County, North Carolina, to which plat reference is made for a more particular description.

The conveyance is made expressly subject to the conditions, restrictions, reservations and easements, of any, duly of record, constituting constrictive notice thereof.