

**2024014562 00133**

FORSYTH CO. NC FEE \$26.00  
NO TAXABLE CONSIDERATION  
PRESENTED & RECORDED  
05/07/2024 04:10:55 PM  
LYNNE JOHNSON  
REGISTER OF DEEDS  
BY: CARLA B FLEMING, DPTY  
BK: RE 3805  
PG: 1747 - 1748

**NON-WARRANTY DEED  
(NO TITLE SEARCH PERFORMED OR REQUESTED)**

Excise Tax: (NTC)

Tax Parcel ID No. 6833-87-8792, Tax Lot 024, Block 2672 Verified by \_\_\_\_\_ County  
on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ By: \_\_\_\_\_

Mail/Box to: \_\_\_\_\_

This instrument was prepared by: D. Marsh Prause, Allman Spry Davis Leggett & Crumpler, PA, 380 Knollwood St.,  
Ste. 700, Winston-Salem, NC 27103

Brief description for the Index: 3747 Old Lexington Rd., Winston-Salem, NC \_\_\_\_\_

THIS DEED, made this the 6<sup>th</sup> day of May, 2024, by and between

**GRANTOR: Sue G. Taylor, f/k/a Sue Taylor Casey**, unmarried  
whose mailing address is 6165 Stadium Ridge Court, Clemmons, NC 27012

(herein referred to as **Grantor**) and

**GRANTEE: PAGE DISTRIBUTING COMPANY, INC., a North Carolina Corporation**  
whose mailing address is P.O. Box 25045, Winston-Salem, NC 27114-5045,

(herein referred to as **Grantee**) and

**WITNESSETH:**

For valuable consideration from Grantee to Grantor, the receipt and sufficiency of which is hereby acknowledged, Grantor hereby gives, grants, quitclaims and conveys unto Grantee in fee simple the following described property located in the City of Winston-Salem, County of Forsyth, State of North Carolina, more particularly described as follows:

3747 Old Lexington Rd.; Tax Parcel 6833-87-8792

First Parcel: Situated on the Lexington Road near Eden School. Beginning at a stake in said road, thence East 83 feet to E. T. Charles Corner thence Southwardly with the Martin Charles line 132 feet to a stake on bank of road, thence Northwardly with said road 162 feet to the place of beginning.

Submitted electronically by Allman Spry Leggett Crumpler & Horn, P.A. in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Forsyth County Register of Deeds.

Second Parcel: Beginning at an iron stake in G. L. Popes' line and running South 138 feet to an iron stake in the bank of the Lexington Road, thence 18 feet with said Lexington Road to an iron stake the corner; thence East 294 feet to an iron stake, thence North 150 feet to an iron stake; thence west 294 feet to an iron stake the point of beginning, containing one acre more or less.

Said property having been previously conveyed by instrument(s) recorded in Book 592, Page 245, Estate File of Wade H. Pope, File # 73E68, and Estate File of Margaret Jeanette Pope Taylor, File # 18E938.

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

TO HAVE AND TO HOLD unto Grantee, together with all privileges and appurtenances thereunto belonging, in fee simple. Grantor makes no warranty, express or implied, as to title to the property hereinabove described.

All references to Grantor and Grantee as used herein shall include the parties as well as their heirs, successors and assigns, and shall include the singular, plural, masculine, feminine or neuter as required by context.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

Sue G. Taylor (SEAL)  
Sue G. Taylor

State of ~~North Carolina~~ VIRGINIA  
County of ~~Forsyth~~ FAIRFAX

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:  
Sue G. Taylor.

Date: 5/6/2024

Theresa Lynn Phillips  
Theresa Lynn Phillips Notary Public  
Notary's Printed or Typed Name

My Commission Expires:  
10/31/2024

(Official/Notarial Seal)

