

2024017947 00025

FORSYTH COUNTY NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$464.00

PRESENTED & RECORDED

06/04/2024 09:58:34 AM

LYNNE JOHNSON

REGISTER OF DEEDS

BY: CARLA B FLEMING, DPTY

BK: RE 3809

PG: 2974 - 2975

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: **\$464.00**

Parcel Identifier No.: **6844-18-5908.000**

Mail/Box to: **The Ellison Law Firm, 112 North Marshall Street, Winston-Salem, NC 27101**

This instrument was prepared by: **Attorney Eric S. Ellison**

Brief description for the Index: **Lot Nos. 502, 503, and 504, LONGVIEW DEVELOPMENT, No. 2**

THIS DEED made _____ day of June, 2024 by and between

GRANTOR	GRANTEE
<p>Jose Morales Hernandez, A single person</p> <p><u>Mailing Address:</u> 10810 Reid Alexander Lane Mint Hill, NC 28227</p>	<p>Harold Wayne Wright, Jr. and Spouse, Tencia Patrick Wright</p> <p><u>Mailing/ Property Address:</u> 1539 Longview Drive Winston-Salem, NC 27107</p>
<p>SUBJECT PROPERTY IS NOT THE GRANTOR'S PRIMARY RESIDENCE</p>	

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 situated in the City of Winston-Salem, Forsyth County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lots Nos. 502, 503 and 504 as shown on the Map of LONGVIEW DEVELOPMENT, No. 2, recorded in Plat Book 1 at Page 39A in the Office of the Register of Deeds of Forsyth County, North Carolina, to which map reference is hereby made for a more particular description.

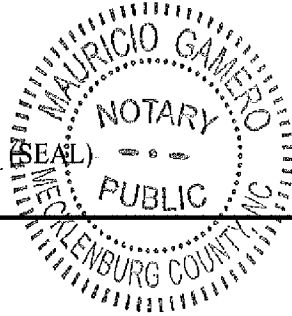
Submitted electronically by "Heather Kiger Law PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Forsyth County Register of Deeds.

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.

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

Jose Morales Hernandez
Jose Morales Hernandez



State of North Carolina)

County of ~~Forsyth~~)
Mecklenburg

I, the undersigned, a Notary Public in and of said County and State aforesaid, do hereby certify that **Jose Morales Hernandez** personally appeared before me and acknowledged the execution of the foregoing instrument for the purpose stated therein and, in the capacity, indicated.

Witness my hand and Notarial stamp or seal this 03 day of June, 2024.

My Commission Expires: Sep 06, 2027

Notary Public: Mauricio Gamero