

**2024024490 00067**FORSYTH COUNTY NC FEE \$26.00  
STATE OF NC REAL ESTATE EXT  
**\$330.00**PRESENTED & RECORDED  
07/24/2024 11:58:15 AMLYNNE JOHNSON  
REGISTER OF DEEDS  
BY: ANGELA BOOE, DPTY  
BK: RE 3817

PG: 3497 - 3499

**NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$330.00

Parcel Identifier No.: 5887-39-8132.000

Mail after recording to: Nicolas Emiliano Cueto Rodriguez, 1609 Caspian Way Lane, Winston-Salem, NC 27127

This instrument was prepared by: Bennett and West, PLLC, 607-C South Main Street, King, NC 27021

Brief Description from the Index:

THIS DEED made this 23<sup>rd</sup> day of July, 2024, by and between

<b>GRANTOR</b>	<b>GRANTEE</b>
Rufus Seth Cheek and Sandra Shouse Cheek, a married couple  4582 Bottoms Rock Lane Pfafftown, NC 27040	Nicolas Emiliano Cueto Rodriguez, an unmarried man, and Melvin Yovany Deras Varela, a married man  1609 Caspian Way Lane Winston-Salem, NC 27127

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 Vienna, City of Pfafftown, Forsyth County, North Carolina and more particularly described as follows:

**See Exhibit "A" Attached Hereto and Made a Part Hereof**

The property herein described  is or  is not the primary residence of the Grantors.

The property herein described was acquired by Grantor by instrument recorded in Book 1426, Page 171, Forsyth County Registry.

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

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:

Easements and restrictions of record, if any. 2024 ad valorem taxes.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand, or if corporate, has caused this to be signed in its corporate name by its duly authorized officers by authority of its Board of Directors, the day and year first above written.

*Rufus Seth Cheek*  
Rufus Seth Cheek

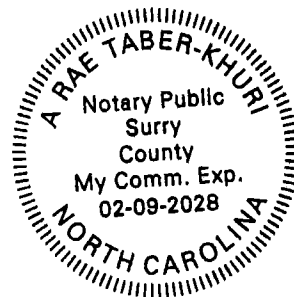
*Sandra Shouse Cheek*  
Sandra Shouse Cheek

STATE OF NORTH CAROLINA  
COUNTY OF STOKES

I, A Rae Taber-Khuri, Notary Public, do hereby certify that Rufus Seth Cheek and Sandra Shouse Cheek personally appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official seal this 23<sup>rd</sup> day of July, 2024

A Rae Taber-Khuri  
Official Signature of Notary  
Printed or typed name of Notary A Rae Taber-Khuri

My Commission Expires: 9 February 2028



## Exhibit "A"

BEGINNING at an existing railroad spike in the right of way of Skylark Drive said railroad spike being the Southeast corner of the real property conveyed to R. Seth Cheek and wife, Sandra S. Cheek in a Deed recorded in Deed Book 1349, Page 314, Forsyth County Registry: running thence with the Cheek line North 4° 28' 18" West 1145.87 feet to an existing iron pin; running thence with the Cheek line North 75° 09' East 434.54 feet to an existing iron pin; running thence South 06° 59' West 1012.73 feet to a set iron pin; running thence South 5° 47' 07" East 200 feet to a set iron pin in the Northern margin of the right of way of Skylark Drive; running thence South 5° 47' 07" East 27.77 feet to a set railroad spike in the right of way of Skylark Drive; running thence South 84° 34' West 231.54 feet to an existing railroad spike in the right of way of Skylark Drive, the point and place of beginning. Being 8.27 acres, more or less, and being a portion of the property described in Deed Book 1350, Page 1061 in the Office of the Register of Deeds of Forsyth County, North Carolina. Being also that 8.27 acre tract as shown -on the unrecorded plat for William B. Goslen dated December 2, 1983 arid done under the supervision of R. Steve Hiatt, Registered Land Surveyor.

Tax Parcel Number: 5887-39-8132.000

Property Address: 0 Skylark Road, Pfafftown, NC 27040