North Carolina Quitclaim Deed

Excise Tax	Do NOT write above this line.	Recording: Time, Book and Page

This instrument prepared by: Cecil C. Summers

Brief description for the Index L0258 BL1379

This Deed made this ___7__ day of _October_ , 20_24_, by and between Grantor and Grantee:

Enter in appropriate block for each party: Name, address, county, state and if appropriate entity (i.e. corporation, partnership). The designation Grantor and Grantee as used herein shall include all parties, their heirs, successors and assigns and shall include singular, plural, masculine, feminine or neuter as required by context.

Grantor: Phyllis Baldwin   (Married)

Grantee: Victor C. Jones

Transfer of Ownership: Grantor, for a valuable consideration paid by Grantee, the receipt of which is hereby acknowledged, has remised and released and does hereby remise, release and forever quitclaim to Grantee, the Property described below:

Property: City of_Winston-Salem_ ,
Township of _Winston-Salem_ , County of _Forsyth_ , North Carolina.
This property was acquired by Grantor by an instrument recorded in Book_2990_ , Page_3598-3601_ _Forsyth_ County.
A map showing the property is recorded in Plat Book ___2___ , Page_32-A_ , _Forsyth_ County.
The legal description of the Property is:

BEGINNING at an iron stake on the West side of Lincoln Boulevard, running thence Westwardly 125.5 feet to an iron stake, thence Northwardly 50 feet to an iron stake; thence Eastwardly 125.9 feet to an iron stake in the West line of Lincoln Blvd.; Southwardly along the West line of Lincoln Blvd. 50 feet to the place of beginning and being known and designated as Lot No. 258 as shown on Map of East Fourteenth Street Development Company as recorded in Plat Book 2, Page 32-A, Register of Deeds Office of Forsyth County, North Carolina, Tax Block 1379, Lot 258.

After recording mail to:	Tax Lot No. _____
Victor C. Jones	Parcel Identifier No._____
1411 Emerald Street	Verified By_____ County,
Winston-Salem,. NC 27105	on the _____ day of _____ , 20 __.
	By _____

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Original to: Cecil C. Summers

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TO HAVE AND TO HOLD the said Property and all privileges and appurtenances (rights) belonging to Grantee, in fee simple.

Grantor makes no warranty, express or implied, as to title to the Property.

Signatures: Grantor has duly executed the foregoing instrument, as of the day and year first written above.

Entity	**Individual**

Name: _____ *Phyllis Baldwin* _____ (Seal)
Phyllis Baldwin

By: _____ _____ (Seal)

Title:_____ _____ (Seal)

By: _____ _____ (Seal)

Title:_____ _____ (Seal)

By: _____ _____ (Seal)

Title:_____ _____ (Seal)

USE BLACK INK ONLY

SEAL-STAMP

INDIVIDUAL

STATE OF North Carolina _____ COUNTY OF __Forsyth_____

I, _____Cecil C. Summers_____, a Notary Public for said County and State, do hereby certify that

_____Baldwin_____

Grantor, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.
Witness my hand and official stamp or seal, this __7th__ day of __October__, 20_24_
My Commission Expires: January 16, 2027 _____Cecil C. Summers____ Notary Public

Cecil C. Summers
NOTARY PUBLIC
Forsyth County, NC
My Commission Expires January 16, 2027

SEAL-STAMP

INDIVIDUAL

STATE OF_____ COUNTY OF _____

I, _____, a Notary Public for said County and State, do hereby certify that

_____

Grantor, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.
Witness my hand and official stamp or seal, this _____ day of _____, 20___ .
My Commission Expires: _____ _____ Notary Public

SEAL-STAMP

ENTITY: Corporation, Limited Liability Company, General Partnership, or Limited Partnership

STATE OF _____ COUNTY OF _____

I, _____, a Notary Public of the County and State aforesaid, certify that

_____personally appeared before me this day and acknowledged that

he is _____ of _____,

a North Carolina or _____ corporation / limited liability company / general partnership /
limited partnership *(strike through the inapplicable)* and that by authority duly given and as an act of the Entity, has
signed the foregoing instrument in its name and on its behalf as its act and deed.
Witness my hand and official stamp or seal, this _____ day of _____, 20___ .
My Commission Expires: _____ _____ Notary Public

The foregoing Certificate(s) of_____

_____

is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

_____– REGISTER OF DEEDS FOR _____ COUNTY

By _____ Deputy/Assistant - Register of Deeds