

**2024041224 00089**FORSYTH COUNTY NC FEE \$26.00  
STATE OF NC REAL ESTATE EXT  
**\$690.00**PRESENTED & RECORDED  
12/05/2024 01:13:43 PM**LYNNE JOHNSON**  
REGISTER OF DEEDS  
BY: CHELSEA B MARTINEZ, DPTY  
**BK: RE 3839**  
**PG: 1195 - 1198****NORTH CAROLINA GENERAL WARRANTY DEED**Excise Tax: **\$ 690.00**Primary Residence of Grantor: **No**Parcel Identifier No. **5892-16-1871.000** Verified by \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

By: \_\_\_\_\_

Mail To: GranteeThis instrument was prepared by: Randall L. Perry, 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.

Brief description for the Index: \_\_\_\_\_

THIS DEED made this 27<sup>th</sup> day of November, 2024, by and between

GRANTOR	GRANTEE
PURPOSE GROUP INVESTMENTS LLC, A NORTH CAROLINA LIMITED LIABILITY COMPANY PO BOX 33113 CHARLOTTE, NC 28233	JOSHUA HOOD, UNMARRIED 3100 MIDDLEBROOK DRIVE CLEMMONS, NC 27012

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 County of **Forsyth**, North Carolina and more particularly described as follows:**SEE ATTACHED EXHIBIT "A"**This property was acquired by Grantor via instrument recorded in Book 3763, Page 2367.NC Bar Association Form No.3 © 1976, Revised © 1977, 2002  
Printed by Agreement with the NC Bar Association - 1981James Williams & Co., Inc.  
[www.JamesWilliams.com](http://www.JamesWilliams.com)Submitted electronically by "The Law Offices of Randall L. Perry, 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 persons whomsoever, other than the following exceptions:

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

PURPOSE GROUP INVESTMENTS LLC

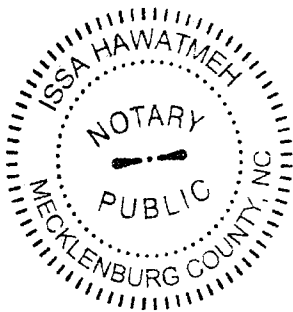
[Signature] (SEAL)  
By: Grantham Parker Zaharis  
Title: Managing Member

State of North Carolina - County of Mecklenburg

I, Issa Hawatmeh, the undersigned Notary Public, certify that GRANTHAM PARKER ZAHARIS personally came before me this day and acknowledged that they are the Managing Member of PURPOSE GROUP INVESTMENTS LLC, a North Carolina Limited Liability Company, and that by authority duly given and as the act of such entity, they signed the foregoing instrument in its name on its behalf as its act and deed.

Witness my hand and Notarial stamp or seal this 2nd day of December, 2024.

(Affix Notary Stamp Below)



[Signature]  
Notary Public (Signature)

Issa Hawatmeh  
Notary Public (Printed Name)

My Commission Expires: 02/26/2028

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

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, other than the following exceptions:

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

PURPOSE GROUP INVESTMENTS LLC

*STC*

(SEAL)

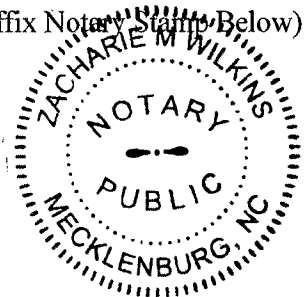
By: Steven Tyler Crouch  
Title: Managing Member

State of North Carolina - County of Mecklenburg

I, Zacharie M. Wilkins, the undersigned Notary Public, certify that STEVEN TYLER CROUCH personally came before me this day and acknowledged that they are the Managing Member of PURPOSE GROUP INVESTMENTS LLC, a North Carolina Limited Liability Company, and that by authority duly given and as the act of such entity, they signed the foregoing instrument in its name on its behalf as its act and deed.

Witness my hand and Notarial stamp or seal this 27<sup>th</sup> day of November, 2024.

(Affix Notary Stamp Below)



Zacharie M. Wilkins  
Notary Public (Signature)

Zacharie M. Wilkins  
Notary Public (Printed Name)

My Commission Expires: 10-10-2028

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

## **EXHIBIT A**

BEING KNOWN AND DESIGNATED as Lot 9, Map of Middlebrook, Section 1, recorded in Plat Book 26 Page 60 in the Office of the Register of Deeds of Forsyth County, North Carolina, which map reference is hereby made for a more particular description.

**Property Address: 3100 Middlebrook Drive  
Clemmons, NC 27012**