

2024042718 00127

FORSYTH COUNTY NC FEE \$26.00
 NO TAXABLE CONSIDERATION
 PRESENTED & RECORDED
 12/17/2024 01:40:16 PM
LYNNE JOHNSON
 REGISTER OF DEEDS
 BY: CHELSEA B MARTINEZ, DPTY
BK: RE 3841
PG: 565 - 569

Drafted by: Kimberly H. Stogner, Womble Bond Dickinson (US) LLP
 and mail to: One West Fourth Street, Suite 1200, Winston-Salem, NC 27101
 No title search or verification of legal description
 performed by the drafter of this Deed.

The property conveyed does not include the primary personal residence of the Grantor.

No taxable consideration.

Properties Addresses and Descriptions:

3504 Renon Road, Winston-Salem, Forsyth County, North Carolina,
Block 1937, Lot 043; Tax PIN: 6833-18-5742

0 Jasper Lane, Winston-Salem, Forsyth County, North Carolina,
Block 3869, Lot 004; Tax PIN: 6822-57-8877

3510 Renon Road, Winston-Salem, Forsyth County, North Carolina,
Block 1937, Lot 040; Tax PIN: 6833-18-5641

STATE OF NORTH CAROLINA

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**EXECUTOR'S AND TRUSTEE'S DEED
OF DISTRIBUTION**

COUNTY OF FORSYTH

THIS DEED, made this the 17th day of December, 2024, by **MARA BETH WEATHERMAN, Executor of the Will of Betty H. Weatherman and Successor Trustee of the Betty H. Weatherman 2017 Revocable Trust dated May 12, 2017**, of 1051 Keswick Lane, Clemmons, Davidson County, North Carolina 27012, hereinafter referred to as "Grantor", and **MARA BETH WEATHERMAN, individually**, of 1051 Keswick Lane, Clemmons, Davidson County, North Carolina 27012, and **MERRI WEATHERMAN ROBERTS, individually**, of 4241 Sandhurst Drive, Clemmons, Forsyth County, North Carolina 27012, hereinafter referred to as "Grantees". 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.

Submitted electronically by "Womble Bond Dickinson (US) LLP"
 in compliance with North Carolina statutes governing recordable documents
 and the terms of the submitter agreement with the Forsyth County Register of Deeds.

WITNESSETH:

WHEREAS, Betty H. Weatherman died a resident of Forsyth County, North Carolina on March 12, 2024, leaving a Will (the “Will”) dated May 12, 2017, which was duly probated in the Office of Clerk of Superior Court of Forsyth County, North Carolina, in estate file 24-E-1051, and in which Betty H. Weatherman devised all of her property to the Trustee of the Betty H. Weatherman 2017 Revocable Trust dated May 12, 2017, under ARTICLE VI of the Will; and

WHEREAS, MARA BETH WEATHERMAN was appointed Executor of the Will under ARTICLE VII of the Will (“Executor”), and Successor Trustee of the Betty H. Weatherman 2017 Revocable Trust under ARTICLE IX of the Trust (“Trustee”) (See attached “Exhibit A, Certification of Trust”); and

WHEREAS, this Deed represents a distribution to the Grantees under the provisions of the Trust pursuant to ARTICLE IV thereof.

NOW, THEREFORE, MARA BETH WEATHERMAN, in her capacities as Executor and Trustee, in consideration of the distribution of the real property pursuant to the Trust Agreement, the receipt of which is hereby acknowledged, has bargained and sold, and by these presents does bargain, sell and convey unto the Grantees, in fee simple, the aforesaid interest in the following tract or parcel of land, situate in Forsyth County, North Carolina, and more particularly described as follows:

See attached Exhibit “B” for legal descriptions

Property Addresses and Descriptions:

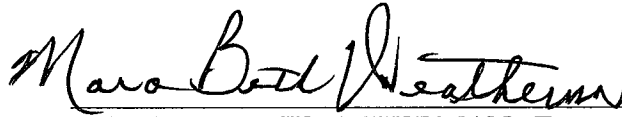
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Block 1937, Lot 040; Tax PIN: 6833-18-5641

For reference purposes, for source of title, see that those deeds recorded in Book 317, at Page 76, Book 564 at Page 174, Book 631 at Page 465, and Book 674 at Page 186 of the Forsyth County Register of Deeds; the Will of Betty H. Weatherman filed in 24 E 1051 in the Office of the Clerk of Superior Court of Forsyth County, North Carolina. For further reference purposes see the (i) Estate of Ransom C. Weatherman, Jr. filed in 11 E 1723 in the office of the Clerk of Superior Court of Forsyth County, North Carolina, (ii) Estate of Bertha Isenhour Harris filed in 04 E 1513 and 07 E 530 in the office of the Clerk of Superior Court of Forsyth County, North Carolina, and (iii) Estate of Henry Clarence Harris filed in 69 E 297 in the office of the Clerk of Superior Court of Forsyth County, North Carolina.

TO HAVE AND TO HOLD the aforesaid interest in said tracts or parcels of land and all privileges and appurtenances thereunto belonging to the said Grantees, their heirs, successors and assigns in fee simple forever.

AND MARA BETH WEATHERMAN, in her capacities as Executor and Trustee, does hereby covenant that she has not placed or suffered to be placed any presently existing liens or encumbrances on said tracts or parcels of land, and that she will warrant and defend the title to the same against the lawful claims of all persons claiming by, through, under or on account of MARA BETH WEATHERMAN in her capacities as Executor and Trustee, insofar as it is her duty to do so by virtue of her offices as Executor and Trustee, except for the exceptions heretofore stated, but no further.

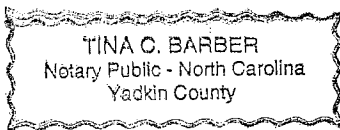
IN WITNESS WHEREOF, Grantor has hereunto set her hand and seal the day and year first above written.

 (SEAL)
 MARA BETH WEATHERMAN, Executor of the
 Will of Betty H. Weatherman and Successor
 Trustee of the Betty H. Weatherman 2017
 Revocable Trust dated May 12, 2017


STATE OF NORTH CAROLINA, COUNTY OF FORSYTH

I, a Notary Public of Yadkin County, State of North Carolina, certify that MARA BETH WEATHERMAN, Executor of the Will of Betty H. Weatherman and Successor Trustee of the Betty H. Weatherman 2017 Revocable Trust dated May 12, 2017, personally came before me this day and acknowledged the due execution of the foregoing Deed.

WITNESS my hand and official seal or stamp, this 17th day of December, 2024.



(Official Seal)


 (official signature of Notary)

Tina C. Barber, Notary Public
 (Notary's printed or typed name)

My Commission Expires 12-26-2025

My commission expires: _____

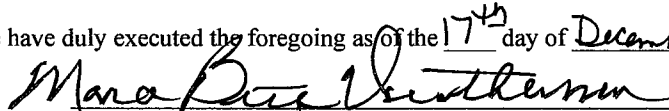
EXHIBIT "A"
CERTIFICATION OF TRUST
FOR THE
BETTY H. WEATHERMAN 2017 REVOCABLE TRUST

THIS CERTIFICATION OF TRUST is provided by MARA BETH WEATHERMAN, as current Trustee of the BETTY H. WEATHERMAN 2017 REVOCABLE TRUST dated May 12, 2017, in lieu of furnishing a copy of the Trust Agreement as authorized by Section 36C-10-1013 of the N.C. General Statutes.

I, Mara Beth Weatherman, does hereby state the following:

1. Betty H. Weatherman created the BETTY H. WEATHERMAN 2017 REVOCABLE TRUST on May 12, 2017 (the "Trust") as Grantor, whereby Grantor named me to serve as sole Successor Trustee.
2. Betty H. Weatherman died on March 12, 2024, the Trust is now irrevocable, and I serve as the Sole Trustee. My address is 1051 Keswick Lane, Clemmons, NC 27012.
3. The Trustee has the power to do all things and perform all acts that seem requisite and desirable in the businesslike administration of the trust, including the powers enumerated under Section 36C-8-816 of the North Carolina General Statutes.
4. Assets of the Trust are owned, purchased or sold in the name of MARA BETH WEATHERMAN, as Trustee of the BETTY H. WEATHERMAN 2017 REVOCABLE TRUST dated May 12, 2017.
5. The Trust has not been revoked, modified, or amended in any manner that would cause the representations contained herein to be incorrect.

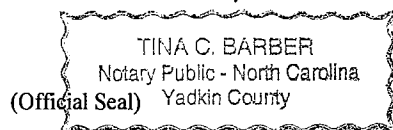
IN WITNESS WHEREOF, we have duly executed the foregoing as of the 17th day of December, 2024.

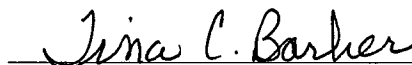
 (SEAL)
 MARA BETH WEATHERMAN, Trustee of the BETTY H.
 WEATHERMAN 2017 REVOCABLE TRUST dated May 12, 2017

State of North Carolina, Forsyth County

I certify that Mara Beth Weatherman, Trustee of the BETTY H. WEATHERMAN 2017 REVOCABLE TRUST dated May 12, 2017, personally appeared before me this day, acknowledging to me that she voluntarily signed the foregoing document for the purpose stated therein, and in the capacity indicated.

Date: December 17, 2024




 (official signature of Notary)
Tina C. Barber, Notary Public
 (Notary's printed or typed name)

My commission expires: My Commission Expires 12-26-2025

EXHIBIT B**Parcel One (PIN #6833-18-5742)**

Being known and designated as lots #43 and 44 as shown on map of Skyline View as surveyed by Hinshaw and Marshall and recorded in plat book #4, page 105, register of Deeds Office Forsyth County, N.C.

Being known and designated as Lots #45 and #46 as shown on Plat of Skyline View as surveyed by Hinshaw and Marshall and recorded in Plat Book 4, Page 105, Register of Deeds Office, Forsyth County, N. C.

Parcel Two (PIN #6822-57-8877)

BEGINNING at an iron stake, corner of Jap Miller and G. C. Shelton; running thence with the line of said Miller South 1° West 760 feet to an iron stake in the North bank of South Fork Creek; thence with said creek South 81 ½° East 281 feet to an iron stake on the North bank of said creek, Mrs. Mamie Spach's corner; thence with said Spach's line North 3° East 238 feet to an iron stake, and South 88° East 277 feet to an iron stake; thence North 99 ½ feet to an iron stake in the West bank of a branch; thence with said branch North 28 ½° West 528 feet to an iron stake, corner of G. C. Shelton; thence with said Shelton's line North 86 ½° West 297 feet to an iron stake, the place of BEGINNING; containing 7.3 acres, more or less, as shown on the map of the property of the W. B. Stafford Estate, recorded in Plat Book 14, page 65, office of Register of Deeds of Forsyth County, North Carolina.

Parcel Three (PIN #6833-18-5641)

BEGINNING at an iron stake in the west line of Wilson Avenue at the northeast corner of lot 39 as shown on the plat of Skyline View, recorded in the Register's office in book 4 of plats at page 105, and running thence with the north line of lot 39 westwardly 224.8 feet to an iron stake at the north-west corner of lot 39; thence northwardly parallel with the west line of Wilson Avenue 90 feet to an iron stake at the southwest corner of lot 43; thence with the south line of lot 43 parallel with the north line of lot 39 eastwardly 225.67 feet to an iron stake at the southeast corner of lot 43 in the west line of Wilson Avenue, and thence with the west line of Wilson Avenue southwardly 90 feet to the place of BEGINNING, - being lots forty (40), forty-one (41) and forty-two (42), as shown on the plat of Skyline View, referred to hereinbefore.