

2025026471 00041

FORSYTH COUNTY NC FEE \$26.00
 STATE OF NC REAL ESTATE EXT
\$1950.00

PRESENTED & RECORDED
 07/31/2025 10:26:49 AM

LYNNE JOHNSON
 REGISTER OF DEEDS
 BY: ANGELA BOOE, DPTY

BK: RE 3877

PG: 617 - 618

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$1,950.00

Parcel Identifier No.: 6825-28-4821.000 (Block 1913, Lot 009)

Mail tax bills to Grantee: 2200 Forest Drive, Winston-Salem, NC 27104

This instrument was prepared by: T. Thomas Kangur, Jr., 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: Lot 9 and part of Lot 10, West Highlands

THIS DEED made this 24 day of July, 2025 by and between,

GRANTOR	GRANTEE
David Isaac and wife, wife, Katie Isaac	Christopher King, Trustee of the 2200 Forest Drive Trust
Mailing Address: 352 Calais Avenue, Georgetown, SC 29440	Mailing Address: 2200 Forest Drive, Winston-Salem, NC 27104

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 Forsyth County, North Carolina and more particularly described as follows:

Beginning at an iron stake in the southern right-of-way line of Forest Drive, said iron stake being the northeast corner of Lot 9, Block 1 as set out upon the hereafter referred to plat; and running thence along the eastern boundary line of Lot 9, Block 1, South 04° 03' West 172.06 feet to an iron stake; thence North 88° 04' West 92.62 feet to an iron stake; thence South 01° 40' West 3.00 feet to an iron stake; thence North 88° 08' West 17.38 feet to an iron stake; thence along a new line North 01° 40' West 175.03 feet to an iron stake in the southern right-of-way line of Forest Drive; thence along the southern right-of-way line of Forest Drive the two (2) following courses and distances: (1) South 88° 06' East 10.10 feet; and (2) South 88° 05' East 99.90 feet to the point and place of BEGINNING, the same being all of Lot 9 and the easternmost portion of Lot 10, Block 1 as set out upon the map of West Highlands, Section 3 recorded in Plat Book 11, Page 39, Forsyth County Registry of Deeds.

Property Address: 2200 Forest Drive, Winston-Salem, NC 27104

The property does include the primary residence of the Grantor.

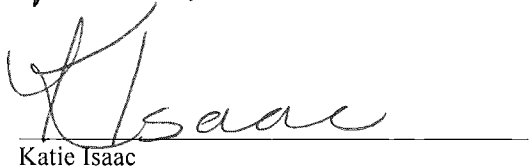
The property hereinabove described was acquired by Grantor by instruments recorded in Book 3676, Page 3222, Forsyth County Registry. A map showing the above-described property is recorded in Plat Book 11, Page 39.

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: **Subject to all easements, rights-of-way and restrictions of record, if any, and ad valorem taxes for the current year.**

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

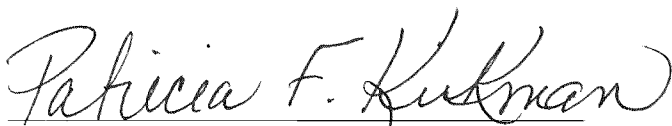
 (SEAL)
David Isaac

 (SEAL)
Katie Isaac

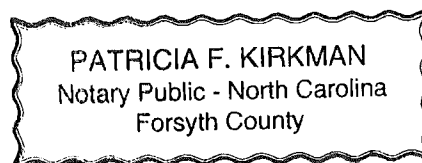
State of North Carolina, County of Forsyth

I certify that the following persons personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated herein and in the capacity indicated: **David Isaac and Katie Isaac**

Date: 7-24-25


Notary Public

Patricia F. Kirkman
printed or typed name of notary public



My Commission Expires: 5/29/29