

85

PRESENTED FOR  
REGISTRATION  
AND RECORDED

MAR 16 2 01 PM '90

I. E. HEAS  
REGISTER OF DEEDS  
FORSYTH COUNTY, NC\$8.00 pd AH  
Recording Time, Book and Page

Excise Tax \$30.00

Tax Lot No. 4727-121 Parcel Identifier No. \_\_\_\_\_  
Verified by \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
by \_\_\_\_\_

Mail after recording to M & D Investments  
P.O. Box 492 KING NC 27021  
This instrument was prepared by J. TYRONE BROWDER, ATTORNEY  
Brief description for the Index

## NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 28th day of February, 1990, by and between

GRANTOR

GRANTEE

divorced &  
WILLIAM K. HARPER (unmarried)  
  
and;  
PAMELA R. HARPER (unmarried) divorced &

M & D INVESTMENTS a North  
Carolina General Partnership

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

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 City of \_\_\_\_\_, Bethania Township,  
Forsyth County, North Carolina and more particularly described as follows:

BEGINNING at an iron stake located in the East right-of-way line of Moore-RJR Road, said point being the Southwest corner of Flossie A. Moore (Deed Book 469, Page 287); thence from said BEGINNING point first with the South boundary of Flossie Moore and continuing with the South boundary of Nancy D. Gunnell, South 85 degrees 28 minutes 00 seconds East 452.35 feet to an iron stake; thence South 04 degrees 46 minutes 00 seconds West 116.36 feet to an iron stake in the Northeast corner of Bobby Charles Holbrook (Book 1319, Page 283); thence with the boundary of Holbrook, as established by Boundary Line Agreement, the following three (3) courses: North 83 degrees 35 minutes 00 seconds West 273.50 feet to an iron stake; thence North 00 degrees 10 minutes 00 seconds West 93.74 feet to an iron stake; thence North 85 degrees 28 minutes 00 seconds West 178.16 feet to an iron stake in the East right-of-way line of Moore-RJR Road; thence with said right-of-way line, North 32 degrees 13 minutes 07 seconds East 15.75 feet to the BEGINNING, containing 0.7692 acre and being all of the property described in Book 1263, Page 568, Forsyth County Registry. This description is taken from a survey by James R. Burrow & Associates dated March 14, 1990.

BOOK 1688P2483

The property hereinabove described was acquired by Grantor by instrument recorded in \_\_\_\_\_  
Deed Book 1263, Page 568

A map showing the above described property is recorded in Plat Book \_\_\_\_\_ page \_\_\_\_\_.

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:

- 1) Easements and restrictions of record, if any.
- 2) 1990 Forsyth County ad valorem taxes.

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

\_\_\_\_\_  
(Corporate Name)

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

\_\_\_\_\_  
President

ATTEST: \_\_\_\_\_

\_\_\_\_\_  
Secretary (Corporate Seal)

USE BLACK INK ONLY

*William K. Harper*  
WILLIAM K. HARPER (SEAL)

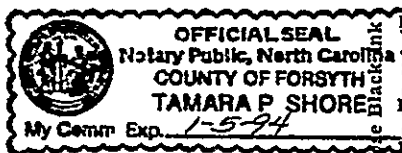
*Pamela R. Harper*  
PAMELA R. HARPER (SEAL)

\_\_\_\_\_  
(SEAL)

\_\_\_\_\_  
(SEAL)

SEAL-STAMP

NORTH CAROLINA, \_\_\_\_\_ Stokes \_\_\_\_\_ County.



I, a Notary Public of the County and State aforesaid, certify that \_\_\_\_\_  
William K. Harper and Pamela R. Harper Grantor,

personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my

hand and official stamp or seal, this 15th day of March, 1990.

My commission expires: 1-5-94 *Tamara P. Shore* Notary Public

SEAL-STAMP

NORTH CAROLINA, \_\_\_\_\_ County.

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

personally came before me this day and acknowledged that \_\_\_\_\_ he is \_\_\_\_\_ Secretary of

\_\_\_\_\_ a North Carolina corporation, and that by authority duly

given and as the act of the corporation, the foregoing instrument was signed in its name by its \_\_\_\_\_

President, sealed with its corporate seal and attested by \_\_\_\_\_ as its \_\_\_\_\_ Secretary.

Witness my hand and official stamp or seal, this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_\_.

My commission expires: \_\_\_\_\_ Notary Public

The foregoing Certificate(s) of *Tamara P. Shore N.C. Forsyth Co. NC*

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.

L. E. SPEAS, REGISTER OF DEEDS

REGISTER OF DEEDS FOR FORSYTH COUNTY

By *Jessie Golden* Deputy/Assistant Register of Deeds

BOOK 1688 P. 2484