

Drafted by: J. Bruce Mulligan-Box

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Mail to: \_\_\_\_\_ (Name) \_\_\_\_\_ (Street and Number) \_\_\_\_\_ (City) \_\_\_\_\_ (State) \_\_\_\_\_ (Zip)

Mail future tax bills to: \_\_\_\_\_ (Name) \_\_\_\_\_ (Street and Number) \_\_\_\_\_ (City) \_\_\_\_\_ (State) \_\_\_\_\_ (Zip)

THIS DEED Made this the 24th day of July, 1985 by Mary Cunningham Sharp and husband, Robert E. Sharp, II

\_\_\_\_\_ of Forsyth County, North Carolina,  
part ies of the first part, to R & M Construction Co., a North Carolina General Partnership

\_\_\_\_\_ of Forsyth County, North Carolina, part y of the second part;  
Witnesseth that the said part ies of the first part, in consideration of (\$ 10.00 o.v.c. ) Ten Dollars and  
Other Valuable Considerations to them paid by the said part y of the second

part, the receipt of which is hereby acknowledged, has/have bargained and sold, and by these presents do \_\_\_\_\_ bargain, sell and convey unto the said part y of the second part and its heirs, successors and assigns a tract or parcel of land in Forsyth County, North Carolina, in \_\_\_\_\_ Township, and bounded as follows:

Being known and designated as Lot No. 45 as shown on the Map of Clemmons West, Section I, recorded in Plat Book 25 at page 125 in the Office of the Register of Deeds of Forsyth County, North Carolina, to which map reference is hereby made for a more particular description of said property. This is the same property as that described in Book 1127 at page 430 of the Forsyth County Registry.

The above land was conveyed to grantor by \_\_\_\_\_ (See Book No. \_\_\_\_\_ Page \_\_\_\_\_)

TO HAVE AND TO HOLD the aforesaid tract or parcel of land all privileges and appurtenances thereunto belonging to the said part y of the second part and its heirs and assigns forever. And the said part ies of the first part do \_\_\_\_\_ covenant that they ~~are~~ are seized of said premises in fee and have the right to convey the same in fee simple; that the same are free from encumbrances; and that they will warrant and defend the said title to the same against the claims of all persons whatsoever; subject, however, to easements, rights of way and restrictions, if any, of record and 1985 ad valorem property taxes prorated to date of closing.

IN TESTIMONY WHEREOF the said part ies of the first part have hereunto set their hand s and seal s  
Mary Cunningham Sharp (Seal) Robert E. Sharp II (Seal)  
Mary Cunningham Sharp (Seal) Robert E. Sharp, II (Seal)

STATE OF NORTH CAROLINA - Forsyth County

I, ROBERT W. HENDERSON a Notary Public of Forsyth County, North Carolina, do hereby certify that Mary Cunningham Sharp and husband, Robert E. Sharp, II

grantor(s), each personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

(Notary Seal) OFFICIAL SEAL my hand and notarial seal or stamp this the 24th day of July, 1985  
COUNTY OF FORSYTH  
My Commission ROBERT W. HENDERSON EXPIRES 25, 1989 Robert W. Henderson, Notary Public  
My Commission Expires June 25, 1989

STATE OF NORTH CAROLINA - Forsyth County

\_\_\_\_\_ a Notary Public of Forsyth County, North Carolina,

\_\_\_\_\_ acknowledged the execution of the foregoing deed of conveyance.  
or stamp this the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_\_  
\_\_\_\_\_, Notary Public

STATE OF NORTH CAROLINA - Forsyth County

The foregoing (or annexed) certificate \_\_\_\_\_ of Robert W. Henderson N.P. Forsyth  
Co., N.C. is (are) certified to be correct. This the 24 day of July, 1985

STAMPS \$ 16.00  
Probate and filing fee \$ 500 paid

PRESENTED FOR  
REGISTRATION  
AND RECORDED  
JUL 26 4 28 PM '85  
L.E. SPEAS, Register of Deeds  
L.E. SPEAS  
REGISTER OF DEEDS  
FORSYTH CTY, N.C.  
Deputy-Assistant  
BOOK 1497 P 1676