

Drafted by: Parks Roberts

180

Mail to: Parks Roberts' Box

(Name)

(Street and Number)

(City)

(State)

(Zip)

Mail future tax bills to:

(Name)

(Street and Number)

(City)

(State)

(Zip)

THIS DEED Made this the 7th day of April, 1987 by

Edward C. Ashby, III and wife, Betsy L. Ashby; Glenn Stuart Cooke and wife, Donna L. Cooke
of Surry County, North Carolina,

part ies of the first part, to C & A Associates, a partnership

of Surry 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 &
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 party of the second part and its successors in a tract or parcel of land in Forsyth County, North Carolina, in Salem Chapel Township, and bounded as follows:

BEGINNING at an iron pin located on the northern right of way of N. C. Highway 66, said iron pin being located North 78° 07' 20" West 69.00 feet from the intersection of the northern right of way of N. C. Highway 66 and the western right of way of Davis Road; thence along the northern right of way of N. C. Highway 66, North 78° 07' 20" West 102.44 feet to an iron pin; running thence North 11° 52' 40" East 200 feet to an iron pin; running thence North 78° 07' 20" West 60.53 feet to an iron pin; thence North 11° 52' 40" East 165.65 feet to an iron pin in the line of Remington Ridge Subdivision; thence along the line of Remington Ridge Subdivision, South 75° 31' 20" East 156.19 feet to an iron pin, the common corner of Delmar Lawson with Remington Ridge Subdivision; thence along the southern line of Delmar Lawson, South 75° 31' 20" East 200.06 feet to an iron pin located on the western right of way of Davis Road; thence along the western right of way of Davis Road, South 29° 59' 10" West 157.27 feet to an iron pin; thence leaving said right of way, North 78° 07' 20" West 144.04 feet to an iron pin; thence South 11° 52' 40" West 200.0 feet to the point of Beginning, containing 1.67 acres and being a portion of Tax Lots 25A and 25K, Block 5151 as shown on Forsyth County Tax Maps.

PROPERTY ADDRESS 1679 Old Hollow Road, Winston-Salem, NC 27105 BLOCK 5151 Part of LOT 25A & 25K

NO TAXABLE CONSIDERATION

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 successors and assigns forever. And the said part ies of the first part do covenant that they is/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., save and except easements and restrictions of record, if any, and 1987 taxes.

IN TESTIMONY WHEREOF the said part ies of the first part hereunto set their hands and seal s

Donna L. Cooke (Seal) Edward C. Ashby, III (Seal) Betsy L. Ashby (Seal)

STATE OF NORTH CAROLINA - Forsyth County

I, Nancy S. Hurst a Notary Public of Forsyth County, North Carolina, do hereby certify that Edward C. Ashby, III and wife, Betsy L. Ashby; Glenn Stuart Cooke and wife, Donna L. Cooke grantor(s), each personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

(Notarial Stamp or Seal) Witness my hand and notarial seal or stamp this the 7th day of April, 1987

My commission expires September 9, 1989, 1987 Nancy S. Hurst, Notary Public

STATE OF NORTH CAROLINA - Forsyth County

I, _____ a Notary Public of Forsyth County, North Carolina, do hereby certify that _____ grantor(s), each personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance.

(Notarial Stamp or Seal) Witness my hand and notarial seal or stamp this the _____ day of _____, 19____

My commission expires _____, 19____, Notary Public

STATE OF NORTH CAROLINA - Forsyth County

The foregoing (or annexed) certificate of Nancy S. Hurst is (are) certified to be correct. This the 7th day of April, 1987

STAMPS \$

Probate and filing fee \$ 5.00 paid

APR 7 4 05 PM '87 L. E. Speas, Register of Deeds

L. E. SPEAS
REGISTER OF DEEDS
FORSYTH CTY. N.C.

BOOK 1600 P 1969