



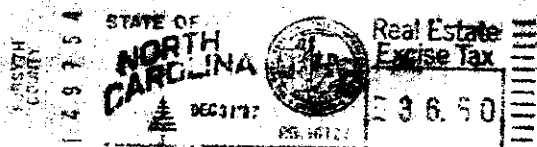
96

PRESENTED FOR
REGISTRATION
AND RECORDED

Dec 31 1 00 PM '87

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

8.80 PM
KA



Excise Tax 36.50

Recording Time, Book and Page

Tax Lot No. _____ Parcel Identifier No. _____
Verified by _____ County on the _____ day of _____, 19____
by _____

Mail after recording to J. Tyrone Browder, P. O. Box 550, King, NC 27021

PO Box 550 King NC 27021

This instrument was prepared by J. TYRONE BROWDER, PO BOX 550, KING, NC 27021

Brief description for the Index

LOTS 17 & 18, THOMAS SPRINKLE EST.

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 31st day of December, 1987, by and between

GRANTOR

GRANTEE

P & D INVESTMENTS,
a North Carolina General Partnership

J. TYRONE BROWDER
and wife
DEBORAH F. BROWDER

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 _____, Old Richmond Township, Forsyth County, North Carolina and more particularly described as follows:

LOTS 17 and 18 of the THOMAS S. SPRINKLE ESTATE, a plat of which is recorded in Plat Book 12, Page 79, Forsyth County Registry, reference to which plat is hereby made for a more particular description.

The property hereinabove described was acquired by Grantor by instrument recorded in _____

A map showing the above described property is recorded in Plat Book . 12 page . 79 .

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.

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)

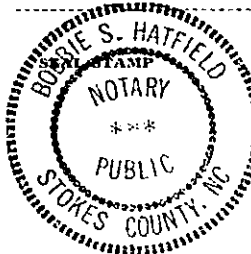
USE BLACK INK ONLY

P & D INVESTMENTS, a North Carolina General Partnership (SEAL)

By: Leonard R. Partridge (SEAL)
General Partner

By: Danny Ray Douglas (SEAL)
General Partner

(SEAL)



NORTH CAROLINA, Stokes County.

I, a Notary Public of the County and State aforesaid, certify that LEONARD R. PARTRIDGE and DANNY RAY DOUGLAS, General Partners of P & D Investments Grantor,

personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 31st day of December, 1987

My commission expires: 10-11-92 Bobbie S. Hatfield 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 Bobbie S. Hatfield N.P. Stokes 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 Elden Deputy Assistant Register of Deeds