

PRESENTED FOR
REGISTRATION
AND RECORDED

P0244

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Jan 25 1 24 PM '90

L.E. SPEAS
REGISTER OF DEEDS
FORSYTH CO. NC

FORSYTH COUNTY

07294

STATE OF
NORTH CAROLINA



Real Estate
Excise Tax

03.00

Excise Tax

Probate and filing fee \$ 6.00 paid

Tax Block: 6179 Lot: 60 Parcel Identifier No.

Property Address:

Mail after recording to: Sapp, Mast & Stroud (Box)

Mail future tax bills to:

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 24th day of January, 19 90, by and between

Grantor

Grantee

JOSEPH N. GONZALES (legally separated)
d/b/a JNG CONSTRUCTION CO.

R & F CONSTRUCTION, INC.

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, in consideration of \$10.00 & ovc Ten Dollars & Other Valuable Considerations to it 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 in Forsyth County, North Carolina WINSTON Township, more particularly described as follows:

BEING known and designated as Lot No. 60 as shown on the Map of KINGSTREE, PHASE III, which is recorded in Plat Book 33 at page 77 in the Office of the Register of Deeds of Forsyth County, North Carolina, to which map further reference is hereby made for a more particular description.

The above land was conveyed to Grantor by Allan A. King et ux (see book number 1671 page 126)

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 a first Deed of Trust recorded in Book 1671, page 127.

IN TESTIMONY WHEREOF the Grantor has set his hand and seal

Joseph N. Gonzales (seal)
Joseph N. Gonzales (legally separated)
d/b/a JNG Construction Co. (seal)

(seal)

STATE OF NORTH CAROLINA - Forsyth County

I, Scarlett J. Brown, a Notary Public of Forsyth County, NC, do hereby certify that Joseph N. Gonzales (legally separated) d/b/a JNG Construction Co. personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the 25th day of January, 19 90.
My Commission Expires 1-15-91

Seal/Stamp My commission expires January 15, 1991 Scarlett J. Brown, Notary Public.

STATE OF NORTH CAROLINA - Forsyth County

I, _____, a Notary Public of Forsyth County, NC, do hereby certify that _____ personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the _____ day of _____, 19 ____.

My commission expires _____, 19____, Notary Public.

Seal/Stamp The foregoing Certificate(s) of Scarlett J. Brown, MP, Forsyth Co. NC

This the 25 day of January, 19 90 is/are certified to be correct.

L.E. Speas, Register of Deeds for Forsyth County by

Liborah Kibbe

Deputy/Assistant