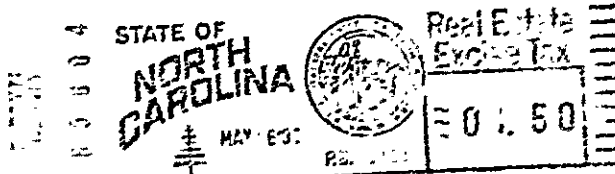




BK1692 P3858
53



PRESENTED FOR
REGISTRATION
AND RECORDED
May 16 1 04 PM '90

REGISTER OF DEEDS
FORSYTH COUNTY, NC

\$6.00
[Signature]

Excise Tax 1.50

Recording Time, Book and Page

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

Mail after recording to M & D Investments, P. O. Box 492, King, NC 27021

This instrument was prepared by J. Tyrone Browder, Attorney, P. O. Box 550, King, NC 27021

Brief description for the Index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 16th day of May, 1990, by and between

GRANTOR

GRANTEE

FLOSSIE A. MOORE (Widow),
and
LOUIS H. NEWSOME
and wife,
NANCY M. NEWSOME

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), said point also being the northwest corner of M & D Investments (Book 1688 Page 2483); thence from said Beginning point with the east right-of-way line of Moore-RJR Road north 32 degrees 13 minutes 07 seconds east 18.13 feet to a point; thence south 85 degrees 28 minutes east 227.28 feet to a point in the west line of Nancy D. Gunnell (now or formerly); thence with the west line of Gunnell south 10 degrees 52 minutes 13 seconds west 16.15 feet to an iron stake; thence with the north line of M & D Investments north 85 degrees 28 minutes 00 seconds west passing through an iron stake at 63.87 feet and continuing 170.05 feet for a total distance of 233.92 feet to the Beginning, and being a portion of the property described in Deed Book 469 Page 287 Forsyth County Registry. This description is taken from a survey by James R. Burrow, R.L.S., dated March 14, 1990.

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

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 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.

By: _____

President
ATTEST: _____

Secretary (Corporate Seal)

USE BLACK INK ONLY

Flossie A. Moore (SEAL)
FLOSSIE A. MOORE (Widow)
Louis H. Newsome (SEAL)
LOUIS H. NEWSOME
Nancy M. Newsome (SEAL)
NANCY M. NEWSOME

(SEAL)

SEAL-STAMP NORTH CAROLINA, _____ Stokes _____ County.

I, a Notary Public of the County and State aforesaid, certify that Flossie A. Moore (Widow),
Louis H. Newsome and wife, Nancy M. Newsome Grantor,
personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my
hand and official stamp or seal, this 16th day of May, 1990

My commission expires: January 9, 1993 *Gwyn A. Young* 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 Gwyn A. Young, 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 *Deborah Riddle* Deputy/Assistant - Register of Deeds