

170932
FORSYTH COUNTY
NORTH CAROLINA

STATE OF
NORTH
CAROLINA



Real Estate
Excise Tax

251.50

JUN 29 '90

P.O. 10725

RK1695 P4384

283

PRESENTED FOR
REGISTRATION
AND RECORDED

JUN 29 4 42 PM '90

REGISTER OF DEEDS
FORSYTH COUNTY, N.C.

\$8.00pd
✓

Excise Tax

Recording Time, Book and Page

Tax Lot No. 86 Parcel Identifier No.
Verified by County on the day of, 19
by

future tax bills:
Mail after recording to Grantee 616 Braewyck Lane Winston-Salem, N.C. 27104

This instrument was prepared by Brant H. Godfrey

Brief description for the Index

Lot 86 Section 1, Glenridge

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this day of June, 1990, by and between

GRANTOR

GRANTEE

WOODGROVE ASSOCIATES A N.C. GENERAL PARTNERSHIP

DIETER H. LANTIN AND WIFE HEIDI LANTIN

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 WINSTON-SALEM, WINSTON Township, FORSYTH County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED AS LOT NUMBER 86, as shown on the Plat of GLENRIDGE, PHASE I, as recorded in Plat Book 30, Page 200, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description. For further reference see Deed Book 1662, Page 1423, Forsyth County Registry.

BEING INFORMALLY KNOWN AS TAX LOT 86, Block 3413C, Winston Township, Forsyth County Tax Records.

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: Save and except 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.

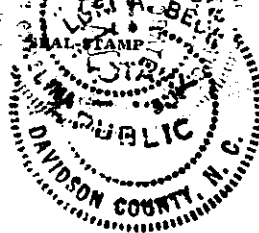
WOODGROVE ASSOCIATES, A N.C. GENERAL PARTNERSHIP BY J&A INVESTMENTS, INC. A GENERAL PARTNER (SEAL)

By: Sandra M. Smith

President

ATTEST: Thomas R. Smith

Secretary (Corporate Seal)



NORTH CAROLINA, Davidson County.

I, a Notary Public of the County and State aforesaid, certify that Sandra M. Smith Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 27th day of June, 1990.

My commission expires: December 13, 1993 Lori A. Beck Notary Public

NORTH CAROLINA, Forsyth Davidson County.

I, a Notary Public of the County and State aforesaid, certify that Thomas R. Smith Secretary, ship personally came before me this day and acknowledged that he is J&A Investments, Inc., a Gen. Partner of Woodgrove Associates, a N. C. Partner/ given and as the act of the corporation, the foregoing instrument was signed in its name by its him as its Secretary. Witness my hand and official stamp or seal, this 29th day of June, 1990.

My commission expires: Dec 13, 1993 Lori A. Beck Notary Public

The foregoing Certificate(s) of Lori A. Beck, AP Davidson 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.

By L. E. Speas REGISTER OF DEEDS FOR Forsyth COUNTY
Thomas R. Smith Deputy/Assistant - Register of Deeds