

BK1697 P1796

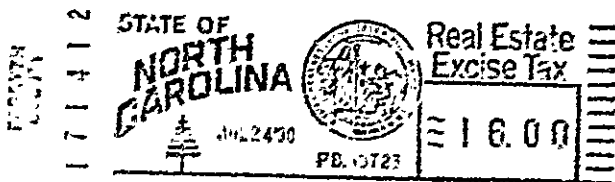
PRESENTED FOR  
REGISTRATION  
AND RECORDED

JUL 24 1 13 PM '90

REGISTER OF DEEDS  
FORSYTH COUNTY, NC

*JP \$8.00 pd*

68



Excise Tax

Recording Time, Book and Page

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

Mail after recording to Richard Maxey, Certified Management Corp., P.O. Box 25168  
Winston-Salem, NC 27114

This instrument was prepared by John T. Eagan, Jr.

Brief description for the Index



## NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 24th day of July, 1990, by and between

GRANTOR

GRANTEE

S & E ASSOCIATES, a North Carolina  
General Partnership

CERTIFIED MANAGEMENT CONTRACTORS  
INC.

Post Office Box 25168  
Winston-Salem, North Carolina 27114

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 Lewisville, Lewisville Township, Forsyth County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot Number 7 as shown on the Map of HARPERS CROSSING recorded in Plat Book 33 at Page 13 in the Office of the Register of Deeds of Forsyth County, North Carolina; reference to which 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 . . . 33 . . . page 13 . . .

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:

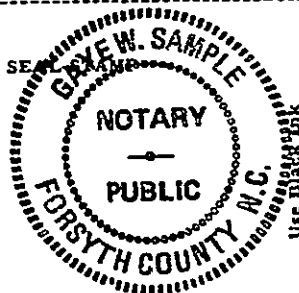
- a) Real property taxes for the year 1990 and subsequent years.
- b) Restrictive covenants and easements of record, if any.

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

S & E ASSOCIATES, a North  
Carolina General Partnership (SEAL)  
By: *[Signature]* (SEAL)  
John T. Eagan, Jr., Partner  
By: *[Signature]* (SEAL)  
Mary M. Eagan, Partner  
----- (SEAL)



NORTH CAROLINA, Forsyth County.  
I, a Notary Public of the County and State aforesaid, certify that JOHN T. EAGAN, JR. AND MARY M. EAGAN as Partners of S & E ASSOCIATES, a N.C. General Partnership, on behalf of said Partnership, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 22nd day of July, 1990.  
My commission expires: 2/23/91 *[Signature]* 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 *Gayle W. Sample, N.P., Forsyth 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 Reddy* Deputy/Assistant - Register of Deeds