

P 1923  
RK 1882 P 1923  
PRESENTED FOR  
REGISTRATION  
AND RECORDED

'95 DEC 21 P2:42

John Holleman  
Register of Deeds  
Forsyth Co. N.C.

*1002 11/22/95*

119

Excise Tax \$ No Taxable  
Consideration

Recording Time, Book and Page

Tax Lot No. 74B, Block 3839

Verified by \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
by \_\_\_\_\_

Mail after recording to Donald M. VonCannon Box  
This instrument was prepared by Donald M. VonCannon

Brief Description for the index

9.5 Acres/Swaim Road

## NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 13<sup>th</sup> day of December, 1995, by and between

### GRANTOR

DONNA BLAIR BOOE  
and  
BEVERLY BLAIR WEST  
Co-Trustees of the Ruth McNutt Blair  
Revocable Living Trust Agreement  
dated August 21, 1981

### GRANTEE

W. HADDIN, a Limited Partnership  
of Nevada  
and  
BEVERLY BLAIR WEST,  
as tenants in common

c/o DONNA BLAIR BOOE  
4521 Belclaire  
Dallas, TX 75205

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

See attached sheet labelled Exhibit A which is incorporated herein by reference.

BK 1882 P 1924

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1688, Page 0654.

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:

Easements and restrictions of record, if any, and 1995 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.

\_\_\_\_\_  
(corporate name)

By: \_\_\_\_\_  
President

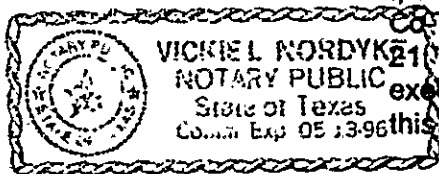
ATTEST:  
\_\_\_\_\_  
Secretary

(Corporate Seal)

Donna Blair Booe (SEAL)  
Donna Blair Booe, Co-Trustee of the Ruth McNutt  
Blair Revocable Living Trust Agreement dated  
August 21, 1981

Beverly Blair West (SEAL)  
BEVERLY BLAIR WEST, Co-Trustee of the Ruth  
McNutt Blair Revocable Living Trust Agreement  
dated August 21, 1981

SEAL-STAMP State of Texas, Dallas County.



I, a Notary Public of the County and State aforesaid, certify that Donna Blair Booe, Co-Trustee of the Ruth McNutt Blair Revocable Living Trust Agreement dated August 21, 1981, Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 13 day of December, 1995.

My commission expires: 5-13-96

Vickie L. Nurdyke  
NOTARY PUBLIC

SEAL-STAMP State of Texas, Tarrant County.



I, a Notary Public of the County and State aforesaid, certify that Beverly Blair West, Co-Trustee of the Ruth McNutt Blair Revocable Living Trust Agreement dated August 21, 1981, Grantor, personally came before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 13 day of December, 1995.

My commission expires: 12-29-96

Linda M. Wright  
NOTARY PUBLIC

The foregoing Certificate(s) of Vickie L. Nurdyke N.P. of Dallas Co. TX / Linda M. Wright N.P. of Tarrant Co. TX is/are certified to be correct. This instrument and this certificate are duly registered at the date and in the Book and Page shown on the first page hereof.

PHIL HOLLEMAN, REGISTER OF DEEDS REGISTER OF DEEDS FOR FORSYTH COUNTY

By Vickie C. Nove Deputy/Assistant-Register of Deeds.

8K1882 P1925

EXHIBIT A

BEGINNING at an iron stake, E. L. Lineback's southwest corner in the north line of W. A. Parks, said beginning iron stake also being the southwest corner of Tract No. 1 of the S. W. Swaim estate; thence with said Parks north 86° 07' west 353.02 feet to an iron stake and continuing with Parks north 87° 21' west 159.95 feet to an iron stake, Charlie Swaim's southeast corner; thence with said Swaim north 01° 50' east 498.15 feet to an iron stake; continuing with Swaim north 01° 00' east 202.43 feet to an iron stake on the south bank of Swaim Road; thence with Swaim to the center of said road and falling in with Raymond E. Brewer north 01° 07' east 654.9 feet to an iron stake, Brewer's northeast corner; thence south 87° 15' east 87.0 feet to an iron stake; north 02° 03' east 13.2 feet to a stone; thence south 86° 56' east 445.7 feet to an iron stake; E. L. Lineback's northwest corner; thence with said Lineback the two following courses and distances: south 02° 19' west 1038.1 feet to an iron stake on the south side of Swaim Road and south 01° 54' west 338.2 feet to the place of beginning. Containing 16.4 acres and being known and designated as Tract No. 2 and the east portion of Tract Nos. 3 and 4 of the S. W. Swaim estate, as shown on plat of survey prepared by Lee M. Hinshaw, Civil Engineer, November, 1955, known and designated on the Forsyth County tax map as Lot 74, Block 3839, Southfork Township.

SAVE AND EXCEPT, that certain 6.92-acre tract conveyed to Robert L. Sprinkle, Jr. and wife, Denise Levesque Sprinkle by Deed dated May 24, 1963 and recorded in Book 863, Page 127, Forsyth County Registry.

The above-described remaining property now being approximately 9.5 acres, is also known as Tax Lot 74B, Block 3839.