

FORSYTH CO, NC **162** FEE: \$ 17.00
 PRESENTED & RECORDED: 03/14/2003 12:10PM
 DICKIE C. WOOD REGISTER OF DEEDS BY: THOMAS
 STATE OF NC REAL ESTATE EXTX: \$ **1920.00**
BK2330 P4264 - P4265

| | | |
|--|--|-------------------|
| DRAFTED BY: ROBERT W. PORTER-ATTORNEY | Tax Block-Lot: 3467A-27 | Parcel ID: |
| Mail after recording to: | Mail future tax bills to: | |
| 4510 Chinaberry Lane, Winston-Salem, NC 27106 | 4510 Chinaberry Lane, Winston-Salem, NC 27106 | |

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 11th day of March, 20 03 by and between

| | |
|--|--|
| GRANTOR Nicholas C. Yacabucci and wife, Vivian C. Yacabucci | GRANTEE Stephen P. Peters and wife, Diane H. Peters |
|--|--|

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 & O.V.C.) Ten Dollars & O.V.C. to them 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. 27, as shown on the plat of Bent Tree Farm, Section No. 2, Lots 26, and 27, Revised as recorded in Plat Book 34, Page 116, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

Property Address: 4510 Chinaberry Lane, Winston-Salem, NC 27106

The above land was conveyed to Grantor by _____ (see book 1698 page 1666)

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to 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, is free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever subject to the following exceptions: SAVE AND EXCEPT EASEMENTS AND RESTRICTIONS OF RECORD, IF ANY, AND 2003 AD VALOREM TAXES PRORATED TO DATE OF CLOSING.

IN WITNESS WHEREOF the Grantor has 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.

Nicholas C. Yacabucci (seal)
Nicholas C. Yacabucci (seal)

(seal)

Vivian C. Yacabucci (seal)
Vivian C. Yacabucci (seal)

(seal)

by: _____

Corporate Name _____ President

Seal/Stamp

STATE OF NORTH CAROLINA-Forsyth County

I, _____, a Notary Public of Forsyth County, NC
do hereby certify that _____

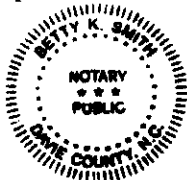
_____ personally came before me this day and
acknowledged that _____ he is _____ President of _____

_____ and
acknowledged on behalf of the corporation, the due execution of the foregoing
instrument.

Witness my hand and notarial seal this the _____ day of _____, 20____

My Commission expires: _____, 20____. _____ Notary Public

Seal/Stamp



STATE OF NORTH CAROLINA-Forsyth County

I, Betty K. Smith, a Notary Public of Davie County, NC
do hereby certify that Nicholas C. Yacabucci and wife, Vivian C. Yacabucci

_____ personally appeared before me
this day and acknowledged the execution of the foregoing deed of conveyance

Witness my hand and notarial seal this the 11 day of March, 2003

My Commission expires: July 23, 2007. Betty K. Smith Notary Public

Seal/Stamp

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 _____, 20____.

My Commission expires: _____, 20____. _____ Notary Public

The foregoing Certificate(s) of Betty K. Smith, a Notary Public of Davie County, NC
is/are certified to be correct at the date of recordation shown on the first page thereof.

Dickie C. Wood, Register of Deeds for Forsyth County by: _____ Deputy/Asst.