

**2024004186 00141**FORSYTH COUNTY NC FEE \$26.00  
STATE OF NC REAL ESTATE EXT  
\$500.00PRESENTED & RECORDED  
02/09/2024 03:38:59 PMLYNNE JOHNSON  
REGISTER OF DEEDS  
BY: ANGELA BOOE, DPTY

BK: RE 3792

PG: 2280 - 2282

DocuSign Envelope ID: FDC7B3B2-D924-431F-8F1D-8C5FF68E9E16

BK 2892 PG 630 - 631 (2)

DOC# 20176395

This Document eRecorded:

01/10/2024 03:13:14 PM

Fee: \$26.00 DocType: DEED

Tax: \$500.00

Randolph County, North Carolina

Krista M. Lowe, Register of Deeds

**NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$ 500.00

Parcel Identifier Number: 6875-98-6437.000

Mail/Box to: Grantee 1144 Century Park Avenue, Kernersville, NC 27284

This instrument was prepared by: WYATT EARLY HARRIS WHEELER, LLP (Kristin S. Crowe)

Brief description for the Index: L25, Century Park, Sec. 7, PB 28-94

THIS DEED made this 9<sup>th</sup> day of December, 2023, by and between:**GRANTOR****I BUY HOUSES, LLC**  
a North Carolina limited liability company*Mailing Address:*641 Sun Meadows Drive  
Kernersville, NC 27284**GRANTEE**

Crystal Shirey

*Property Address:*1144 Century Park Avenue  
Kernersville, NC 27284Enter in appropriate block for each Grantor and Grantee: name, mailing 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 **FORSYTH** COUNTY, NORTH CAROLINA and more particularly described as follows:

Being known as Lot Number 25, as shown on the Map of Century Park, Section 7, as recorded in Plat Book 28, Page 94 in the Office of the Register of Deeds of Forsyth County, North Carolina.

**Property Address:** 1144 Century Park Avenue, Kernersville, NC 27284The property hereinabove described was acquired by Grantor by instrument recorded in Book **3511**, Page **2064**.All or a portion of the property herein conveyed ☐ includes OR ☒ does not include the primary residence of a Grantor.Submitted electronically by "Wyatt Early Harris Wheeler LLP"  
in compliance with North Carolina statutes governing recordable documents  
and the terms of the submitter agreement with the Forsyth County Register of Deeds.

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BK 2892 PG 631

DOC# 20176395

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, other than the following exceptions: *Subject to easements, covenants, restrictions and rights-of-way of record, if any.*

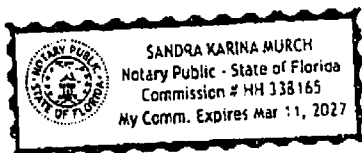
IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

TRANSFEROR: I BUY HOUSES, LLC

BY: Christopher Shannon Vajert (SEAL)  
Christopher Shannon Vajert. (Member/Manager)

STATE OF FLORIDA  
COUNTY OF Indian River  
I, Sandra Karch a Notary Public of the above County and State, certify that CHRISTOPHER SHANNON VAJERT in his/her capacity as duly authorized (Member/Manager) of I BUY HOUSES, LLC, a North Carolina limited liability company, personally appeared before me this day and at the same time and place all of the following occurred: (a) the aforesaid individual appeared in person before me; (b) the aforesaid individual was personally known to me, or identified by me through satisfactory evidence; and (c) the aforesaid individual either indicated and acknowledged to me that the signature on the above document was his/hers or signed the above document while in my physical presence, and while being personally observed by me so doing.

12/1/2023  
DATE



NOTARY PUBLIC

MY COMMISSION EXPIRES: 03/11/2027

(OFFICIAL SEAL)

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**Krista M. Lowe**  
Register of Deeds  
Randolph County  
158 Worth Street  
Asheboro, NC 27203

STATE OF NORTH CAROLINA  
COUNTY OF RANDOLPH

I do hereby certify that this is a true and correct reproduction of the attached document filed  
and recorded in Randolph County as evidenced in:

Book No. 2892 Page No. 630 and consists of 2 page/s.

Witness my hand and official seal of office this 9<sup>th</sup> day of February, 2024.



KRISTA M. LOWE, REGISTER OF DEEDS

By: *Jonas Toland*  
Deputy/Assistant