

Mail to Jones TV Inc 1170 West 4th Street
 (NAME) (STREET AND NUMBER) (CITY) (STATE)

STATE OF NORTH CAROLINA
 COUNTY OF FORSYTH

CORPORATION DEED

THIS DEED, made this 3rd day of December, 19 70, by A & B TAX SERVICE, INC.

a Corporation of Winston-Salem, Forsyth County, North Carolina, party of the first part, to W. RAYMOND JONES and his wife, LORRAINE FOUST JONES of Forsyth County, North Carolina, parties of the second part, WITNESSETH:

That said party of the first part in consideration of Ten Dollars (\$10.00 O.V.C.) and other valuable considerations to it paid by parties of the second part, receipt of which is hereby acknowledged, has bargained and sold and by these presents does bargain, sell and convey to said parties of the second part and their heirs and assigns, a certain tract or parcel of land in Winston Township, Forsyth County, North Carolina, bounded as follows: BEGINNING at an iron stake at the Northwest corner of Lot No. 8 of the Charles E. Ebert Property, running thence South 3° 53' West 505 feet to a stake, Southwest corner of Lot No. 8; thence North 87° 10' West 65 feet Southwest corner of Lot No. 7; thence North 3° 35' East 451 feet to Sprague Street; thence North 54° 15' East 85 feet to the place of BEGINNING. Being known and designated as Lot Number Seven of the Property of C. E. Ebert Estate as surveyed by C. M. Miller, C.E., which map is of record in the Office of the Register of Deeds of Forsyth County, North Carolina, in Plat Book 10, page 174(2) to which map reference is hereby made for a more accurate description. For further reference see Deed Book 654, page 48.

This conveyance is made subject to the grantees assuming and agreeing to pay that certain note and deed of trust from A & B Tax Service, Inc. to Johnnie Mae Lennon Swaim recorded in Deed of Trust Book 1007, page 338, on which there remains a balance due of \$16,310.99.

TO HAVE AND TO HOLD the aforesaid tract, parcel or lot of land, all privileges and appurtenances thereto belonging to the said parties of the second part and their heirs and assigns, to their only use and behoof forever; AND THE SAID party of the first part covenants to and with the said parties of the second part and their heirs and assigns, that it is seized of said premises in fee, and has right to convey the same in fee simple; that the same are free from all encumbrance, and that it will warrant and defend the said title to the same against the claims of all persons whatsoever. IN TESTIMONY WHEREOF, The said party of the first part has caused these presents to be signed by its President, attested by its Secretary, and has caused its Common Seal to be affixed hereto.

A & B TAX SERVICE, INC.

Attest: Peggy K. Pegram Secretary

By: Aubrey E. Pegram President

STATE OF NORTH CAROLINA—COUNTY OF FORSYTH

This 3 day of December, 19 70, personally came before me, Odell W. Sprague a notary public, Peggy K. Pegram who, being by me duly sworn, says that he knows the Common Seal of A & B Tax Service, Inc. (Name of Corporation) and is acquainted with Aubrey E. Pegram who is the President of said Corporation, and that he, the said Peggy K. Pegram is the Secretary of the said Corporation, and saw the said President sign the foregoing instrument, and saw the Common Seal of said Corporation affixed to said instrument by said President, and that he, the said Peggy K. Pegram signed his name in attestation of the execution of said instrument in the presence of said President of said Corporation.

Witness my hand and notarial seal, this the 3 day of December, 19 70

(Notarial Seal)

My commission expires: 2-3-71

Odell W. Sprague Notary Public

STATE OF NORTH CAROLINA—Forsyth County

The foregoing (or annexed) certificate of Odell W. Sprague, N.P. (here give name and official title of the officer signing the certificate, passed on) Forsyth Co., N.C.

is (are) certified to be correct. This the 3 day of Dec A.D. 19 70.

Probate fee 50¢ paid.

Eunice Ayers, Register of Deeds

By: Ruth Barrow Deputy Assistant

Fee \$ 2.00 paid.

Drafted by: Leslie L.

PRESENTED FOR
 REGISTRATION
 AND RECORDED

DEC 3 3 05 PM '70

EUNICE AYERS
 REGISTER OF DEEDS
 FORSYTH CO., N.C.

STATE OF
 NORTH
 CAROLINA

Real Estate
 Excise Tax

006.00

DEC 10 1970