

by: Steven D. Smith, Attorney

Recording time:

BK 17 PRESENTED FOR
REGISTRATION
AND RECORDED

SEP 25 3 41 PM '90

L.E. SPEER
REGISTER OF DEEDS
FORSYTH COUNTY NC

STATE OF
NORTH
CAROLINA

Real Estate
Excise Tax

291.50

Excise Tax

Probate and filing fee \$ 6.00 paid KIL

Tax Block: 4425A Lot: 15 Parcel Identifier No. _____
Property Address: Lot 15, Shamrock Country Estates, Lewisville, NC
Mail after recording to: Smith Box
Mail future tax bills to: I-40 Realty, LTD., P. O. Box 5566, Winston-Salem, NC 27113-5566

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 25th day of September, 1990, by and between

Grantor

MITCHELL A. ROSS

Grantee

I-40 REALTY, LTD.

The designations 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 OVC, Ten Dollars and other valuable considerations 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 Lewisville Township, more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot 15 as shown on the Plat of Shamrock Country Estates, Phase One, recorded in Plat Book 27 at pages 189, 190 and 191 in the Office of the Register of Deeds of Forsyth County, North Carolina, to which Plat reference is hereby made for a more particular description.

5630 Fox Glen Trail, Lewisville, North Carolina

The above land was conveyed to Grantor by Ferdinand Schmidt (see book number 1678 page 2769)

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.

IN TESTIMONY WHEREOF the Grantor has set his hand and seal

(seal)

Mitchell A. Ross

(seal)

(seal)

(seal)

STATE OF NORTH CAROLINA - Forsyth County

OFFICIAL SEAL I, Carolyn M. Hankins, a Notary Public of Forsyth County, NC, do hereby
NOTARY PUBLIC, NORTH CAROLINA certify that Mitchell A. Ross
CAROLYN M. HANKINS personally appeared before me this day and acknowledged the execution of the foregoing deed of conveyance. Witness my hand and notarial seal this the 25th day of September, 1990.
My Commission Expires Aug 28, 1994

My commission expires August 28, 1994. Carolyn M. Hankins Notary Public.

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 _____, 19____.

My commission expires _____, 19____. _____, Notary Public.

The foregoing Certificate(s) of Carolyn M. Hankins, N.P., Forsyth Co., NC

This is the 25th day of September, 1990.

L.E. Speer, Register of Deeds for Forsyth County by

Deputy/Assistant

Dated by: Steven D. Smith, Attorney

Recording time:

BK 170 PRESENTED FOR
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L.E. SPEARS
REGISTER OF DEEDS
FORSYTH COUNTY, NC

Excise Tax

Probate and filing fee \$ 6.00 paid KL

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FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

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Grantor

MITCHELL A. ROSS

Grantee

I-40 REALTY, LTD.

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 OVC, Ten Dollars and other valuable considerations 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 Lewisville Township, more particularly described as follows:

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IN TESTIMONY WHEREOF the Grantor has set his hand and seal

_____(seal) Mitchell A. Ross _____(seal)
Mitchell A. Ross

_____(seal) _____(seal)

STATE OF NORTH CAROLINA - Forsyth County

OFFICIAL SEAL I, Carolyn M. Hankins, a Notary Public of Forsyth County, NC, do hereby
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COUNTY OF FORSYTH veyance. Witness my hand and notarial seal this the 25th day of September, 19 90.
My Commission Expires Aug. 28, 1994

Seal/Stamp

My commission expires August 28, 1994 Carolyn M. Hankins Notary Public.

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 con-
veyance. Witness my hand and notarial seal this the _____ day of _____, 19 ____.

Seal/Stamp

My commission expires _____, 19 _____. _____, Notary Public.

The foregoing Certificate(s) of Carolyn M. Hankins, NP, FORSYTH CO, NC is/are certified to be correct.

This the 25 day of September, 1990.

L.E. Spears, Register of Deeds for Forsyth County by

Deborah Pidd

Deputy/Assistant