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BK1813 P3566

PRESENTED FOR
REGISTRATION
AND RECORDED

'94 FEB -2 P4:46

L.E. SPEAS
REGISTER OF DEEDS
FORSYTH CO. N.C.10, 10
Kathy Zinner

FORSYTH COUNTY

02-02-94

STATE OF
NORTH
CAROLINA

\$185.00

Real Estate
Excise Tax

Excise Tax

Recording Time, Book and Page

Tax Lot No. Parcel Identifier No.
Verified by County on the day of, 19.....
by

Mail after recording to Grantee, 1029 Heatherstone Court, Winston-Salem, NC 27104.....

This instrument was prepared by RALPH L. BUNCH.....

Brief description for the Index Lot 109 Heatherbrook, Sec. 1, Revised

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 1st day of February, 19 94, by and between

GRANTOR

GRANTEE

J & D INVESTMENTS, INC.,
a North Carolina Corporation

JERRY TREDWAY COE and wife,
RACHEL E. COE

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 South Fork Township, Forsyth

County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot Number 109 as shown on plat entitled "HEATHERBROOK, SECTION I, REVISED", as recorded in Plat Book 35, Page 151, in the Office of the Register of Deeds of Forsyth County, North Carolina, to which reference is hereby made for a more particular description.

The property hereinabove described was acquired by Grantor by instrument recorded in

A map showing the above described property is recorded in Plat Book 35 page..... 151

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:

Subject to easements, restrictions and rights of way of record, if any; and 1994 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.

J & D INVESTMENTS, INC., a North Carolina
(Corporate Name) Corporation

By: Denise G Bowles

President

ATTEST:

Linda B. Adolph

Secretary (Corporate Seal)



USE BLACK INK ONLY

(SEAL)

(SEAL)

(SEAL)

(SEAL)

NORTH CAROLINA, County.

I, a Notary Public of the County and State aforesaid, certify that

Grantor,

personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my

hand and official stamp or seal, this day of, 19.....

My commission expires: Notary Public

SEAL-STAMP

NORTH CAROLINA, Davidson County.

I, a Notary Public of the County and State aforesaid, certify that Linda B. Adolph,

personally came before me this day and acknowledged that S he is Asst Secretary of

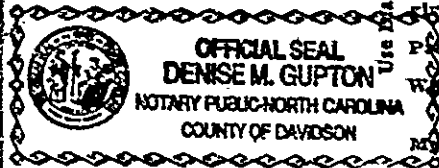
J & D Investments, Inc. a North Carolina corporation, and that by authority duly

given and as the act of the corporation, the foregoing instrument was signed in its name by its

President, sealed with its corporate seal and attested by her as its Asst Secretary.

Witness my hand and official stamp or seal, this 2 day of February, 19 94

My commission expires: 11-15-98 Denise M. Gupton Notary Public



The foregoing Certificate(s) of Denise M. Gupton, Notary Public, Davidson County, NC

is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

L. E. SPEAS REGISTER OF DEEDS FOR FORSYTH COUNTY

By Abraham Riddick Deputy/Assistant Register of Deeds