

Excise Tax

Probate and Filing Fee \$ Paid

Tax Block: 5420d Lots: 484 Parcel Identifier: _____
 Property Address: 105 IVORHING COURT; KERNERSVILLE, NC 27284
 Mail after recording to: GRANTEE: 105 IVORHING COURT; KERNERSVILLE, NC 27284
 Mail future tax bills to: GRANTEE: 105 IVORHING COURT; KERNERSVILLE, NC 27284

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 14th day of March, 2002, by and between

GRANTOR

GRANTEE

IAN SCOTT MOLTZAU and wife,
TERESA H. MOLTZAU

MUNIR I. ZABANEH and wife,
ELAINE M. ZABANEH

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 contract.
 WITNESSETH, that the Grantor in consideration of (\$ 10.00 & O.V.C.) The Dollars and O.V.C. to Grantor 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, Township, more particularly described as follows:

SEE ATTACHMENT

The above land was conveyed to Grantor by _____ (see Book number _____ Page _____)
 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, free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has set his hand and seal the day and year first above written

Ian Scott Moltzau (SEAL)
Teresa H. Moltzau (SEAL)

Teresa H. Moltzau (SEAL)
Teresa H. Moltzau (SEAL)

STATE OF Connecticut - Fairfield COUNTY

I, Anthony J. Luongo, a Notary Public of Fairfield County, Connecticut, do hereby certify that Ian Scott Moltzau and wife, Teresa H. Moltzau personally appeared before me this day and

ANTHONY J. LUONGO acknowledged the execution of the foregoing deed of conveyance.

NOTARY PUBLIC Witness my hand and official seal, this 14th day of March, 2002.

MY COMMISSION EXPIRES JULY 31, 2006

SEAL/STAMP

My commission expires: July 31, 2006Anthony J. Luongo Notary Public

The foregoing Certificate(s) of Anthony J. Luongo, a Notary Public of Fairfield County, Connecticut, is/are certified to be correct.

This the 18th day of March, 2002.

Dickie C. Wood, Register of Deeds for Forsyth County by:

Dickie C. Wood Deputy Assistant

FORSYTH CO, NC 298 FEE: \$ 17.00
 PRESENTED & RECORDED: 03/18/2002 3:00PM
 DICKIE C. WOOD REGISTER OF DEEDS BY: POINDE
 STATE OF NC REAL ESTATE EXT: \$ 102.00
 BK 2240 P1300 - P1301

ATTACHMENT

BEING KNOWN AND DESIGNATED as Lot Number 484, as shown on a recorded Plat entitled ABINGTON, SECTION 12-B said plat being recorded in Plat Book 38, Page 100, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

ZABANEH

105 Ivorhing Court/Kemersville NC 27284