

2007063130 00152

FORSYTH CO, NC FEE \$17.00
STATE OF NC REAL ESTATE EXTX

\$582.00

PRESENTED & RECORDED:

10-31-2007 12:25 PM

KAREN GORDON

REGISTER OF DEEDS

By: BETTY C CAMPBELL DPTY

BK: RE 2792

PG: 3805-3806

En

DRAFTED BY: Philip E. Searcy
Attorney at Law
NO TITLE SEARCH REQUESTED OR PERFORMED

RECORDING TIME

EXCISE TAX

PROBATE AND FILING FEE \$ PAID

Tax Block: _____ Lot: _____ Parcel Identifier No.: _____
Property Address: 965 Kaye Gibbons Court, Kernersville, NC 27284
Mail after recording to: Grantee 965 Kaye Gibbons Court, Kernersville, NC 27284
Mail future tax bills to: Grantee 965 Kaye Gibbons Court, Kernersville, NC 27284

FORSYTH COUNTY, NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 26 day of OCTOBER, 2007, by and between

GRANTOR

SCOT R. JAFROODI AND WIFE,
DANA M. JAFROODI

GRANTEE

MUHAMMAD A. YACOOB AND WIFE,
BEBI T. YACOOB

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) \$10.00 & OVC to him 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:

BEING KNOWN AND DESIGNATED as Lot **Number 8**, as shown on the plat entitled **THE AUTHORS, SECTION FOUR**, as shown on the plat which is recorded in **Plat Book 41, Page 20**, in the Office of the Register of Deeds of FORSYTH County, North Carolina, reference to which is hereby made for a more particular description.

SUBJECT TO EASEMENTS and restrictions of record, if any and 2007 ad valorem taxes prorated to date of closing.

The above land was conveyed to Grantor by (Deed Book 2083 at Page 2692)

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 the Grantor has set his hand and seal the day and year first above written.

GRANTOR:

GRANTOR'S SPOUSE

By: Scot R. Jafroodi (SEAL)
SCOT R. JAFROODI

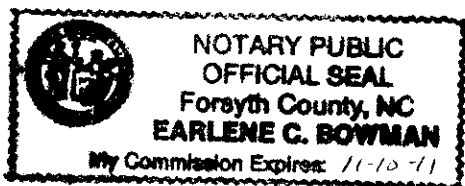
By: Dana M. Jafroodi (SEAL)
DANA M. JAFROODI

STATE OF NORTH CAROLINA -
COUNTY OF Forsyth

I Earlene C Bowman, a Notary Public for Forsyth County, North Carolina do hereby certify that the following person(s) appeared before me this day and I have seen satisfactory evidence of the principal's identity, by a current state or federal identification with the principal's photograph in the form of a drivers license ; each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: **SCOT R. JAFROODI AND WIFE, DANA M. JAFROODI**

Date: 10-30, 2007.

(Official Seal)



Earlene C Bowman Notary Public
Earlene C Bowman
Printed or Typed Name of Notary Public

My commission expires 11-10, 2011.