2018020396 00002
FORSYTH CO. NC FEE $26.00
STATE OF NC REAL ESTATE EXTX
$652.00
PRESENTED & RECORDED
06/01/2018 08:07:03 AM
LYNNE JOHNSON
REGISTER OF DEEDS
BY: SANDRA YOUNG
DPTY
BK: RE 3407
PG: 2864 - 2869

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: $652.00

Parcel Identifier No. 6857-61-6550.000
Verified by _____ County on the _____ day of _____, 20___
By: _____

Mail/Box to: Grantee at: 4705 Kellys Trail, WS, NC 27101
This instrument was prepared by: Heather Kiger Law, PLLC

Brief description for the Index: Lot 18, Morris Farm, Phase three, PB 47, PG 101, Forsyth County, NC

THIS DEED made this 31 day of May, 2018, by and between

GRANTOR	GRANTEE
H2W INVESTMENTS, LLC, AS TRUSTEE FOR X000081405 MORRIS FARMS FORSYTH KELLY'S TRAIL FAMILY TRUST DATED AUGUST 5, 2014 FORWARDING ADDRESS: **PO BOX 631** **CLEMMONS, NC 27012** PROPERTY ADDRESS IS ____ IS NOT X GRANTOR'S PRIMARY RESIDENCE	**HENRY JEFFREY WILLIAMS, III AND WIFE, PATRICIA L. WILLIAMS** PROPERTY ADDRESS: **4705 KELLY'S TRAIL** **WINSTON-SALEM, NC 27101**

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 **FORSYTH** County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED AS LOT 18 OF MORRIS FARM, PHASE THREE AS RECORDED IN PLAT BOOK 47, PAGE 101, IN THE OFFICE OF THE REGISTER OF DEEDS OF FORSYTH COUNTY, NORTH CAROLINA TO WHICH REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

Submitted electronically by "Heather Kiger Law PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Forsyth County Register of Deeds.

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, other than the following exceptions: Subject to all easements, restrictions and rights-of-way of record, if any, and ad valorem taxes for 2018 and subsequent years.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

H2W INVESTMENTS, LLC-TRUSTEE

BY: ANTHONY D. ROBINSON, MANAGER

State of North Carolina
County of Forsyth

I, Heather J. Kiger, the undersigned Notary Public of County and State aforesaid, certify that ANTHONY D. ROBINSON who is known to me and being by me duly sworn says that he is MANAGER of H2W INVESTMENTS, LLC, a limited liability company and that the foregoing instrument was volunarilty and duly executed by him for and on behalf of said H2W INVESTMENTS, LLC. WITNESS my hand and official stamp or seal, this 31 day of May, 2018

My commission expires: 8-16-22

Notary Public

SEAL

HEATHER J KIGER
NOTARY PUBLIC
FORSYTH COUNTY
STATE OF NORTH CAROLINA
MY COMMISSION EXPIRES 08-16-2022

Exhibit "A"

TERMINATION AND APPOINTMENT OF LAND TRUST TRUSTEE AGREEMENT

STATE OF NORTH CAROLINA
COUNTY OF FORSYTH

The undersigned Beneficiaries represent that they are all and one hundred percent (100%) of the beneficiaries to that certain Declaration of Trust and Land Trust Agreement dated on the 5th day of August, 2014 and which is known as X000081405 Morris Farms Forsyth Kelly's Trail Family Trust under which James Johnson whose address is 380-H Knollwood St., Ste 137, Winston-Salem, NC 27103 is Trustee thereof.

WITNESSETH:

Whereas, the Trustee(s) is presently the duly authorized Trustee of the X000081405 Morris Farms Forsyth Kelly's Trail Family Trust;

And, Whereas, the undersigned beneficiary(ies) collectively own 100% of the beneficial interest(s) in the aforesaid Trust;

And Hereby, terminate the duties of James Johnson as trustee under said Land Trust and further hereby appoints H2W Investments, LLC as Trustee under the provisions of the Trust Agreement.

KNOW ALL MEN BY THESE PRESENTS; This Termination and Appointment of Land Trust Trustee Agreement, is made and entered into this 29TH day of May 2018, by and between the undersigned Trustee(s) and the undersigned beneficiary(ies).

The real estate, which is held by the above-named Trustee, in the above-named trust, is legally described as: See Exhibit "A" attached.

In Witness Whereof, the Trustee(s) and beneficiary(ies) have caused these presents to be executed the day and year first above written.

Signed, sealed and delivered in the presence of:

_____(seal)	_____(seal)
WITNESS	TRUSTEE: James Johnson
_____(seal)	_____(seal)
WITNESS	BENEFICIAL SHARE 50%: Anthony D. Robinson
_____(seal)	_____(seal)
WITNESS	BENEFICIAL SHARE 50%: Pamela P. Robinson

THIS DOCUMENT IS NOT REQUIRED TO BE RECORDED IN ANY COUNTY RECORDER'S OFFICE

Exhibit "A"

Certificate & Affidavit of Trust

Pursuant to North Carolina General Statutes § 36C-10-1013, H2W Investments LLC as Trustee of The X000081405 Morris Farms Forsyth Kelly's Trail Family Trust Under Agreement Dated August 5, 2014 do hereby make the following representations and assurances:

1. A trust agreement as referred to herein and hereinafter known as Trust Agreement or Trust was executed on 08/05/2014.

2. The identity of the Settlor(s) of the Trust is/are not to be revealed according to the terms of the Trust.

3. The current Trustee of the Trust is H2W Investments LLC, whose address is 4740 Walkertown Plaza Blvd., Walkertown, NC 27051.

4. The powers of the Trustee include the power to sell, convey, purchase or exchange real property.

5. The Trust is revocable by the Settlor.

6. The Trustee has the authority to sign for and otherwise authenticate this Trust, whether or not Trustee is the sole Trustee or a Co-Trustee.

7. The Trust's taxpayer identification number is _____.

8. The Trust may take title to real property by Deed titled in the name of the Trust without requirement of naming the Trustee.

9. If the Trust has been modified or amended, the modifications or amendments do not in any manner cause the representations contained in this Certification to be incorrect.

10. The Trust has not been revoked and is still valid and in effect.

Certified this the 29TH day of MAY, 2018.

H2W INVESTMENTS, LLC BY ANTHONY D. ROBINSON

Anthony D. Robinson (SEAL)
As Member and
Not Personally
Trustee

STATE OF NORTH CAROLINA COUNTY OF FORSYTH

I, the undersigned, a Notary Public of the County and State aforesaid, certify that, H2W Investments LLC, Trustee, Anthony D. Robinson, as Managing Member personally appeared before me this day and acknowledged the execution of the foregoing Instrument.

Witness my hand and official stamp or seal on this 29th day of May, 2018.

Crystal A. Helms
NOTARY PUBLIC

My commission expires: 6/18/2020

Crystal A. Helms
NOTARY PUBLIC
Forsyth County, NC
My Commission Expires_____

(PLEASE NOTE: THE NOTARY BELOW IS NOT REQUIRED)

NOTARY PUBLIC

STATE OF NORTH CAROLINA)

COUNTY OF FORSYTH)

I, the undersigned, a Notary Public of the County and State aforesaid, certify that on this day before me, an officer duly qualified to take acknowledgement, personally appeared Anthony D. Robinson, Pamela P. Robinson, James Johnson and H2W Investments, LLC by Anthony D. Robinson, as Managing Member, to me known to be the person(s) described in and who executed the foregoing instrument and he/she acknowledged before me that he/she executed the same.

WITNESS my hand and official seal in the County and State aforesaid this 29th day of May, 20 18.

Crystal A. Helms
NOTARY PUBLIC
Forsyth County, NC
My Commission Expires

Crystal A. Helms
Notary Public
My Commission expires: 6/18/2020

TRUSTEE'S ACKNOWLEDGEMENT

The undersigned hereby accepts office as successor trustee under a Trust Agreement dated August 5, 2014, known as X000081405 Morris Farms Forsyth Kelly's Trail Family Trust.

Dated: May 29, 2018

H2W INVESTMENTS, LLC BY

Successor Trustee

Anthony D. Robinson
As Member and
Not Personally

It is also acknowledged that the power of direction is held as follows:

H2W Investments, LLC 100%

Dated this 29th day of May, 2018.

By:

Former Trustee

THIS DOCUMENT IS NOT REQUIRED TO BE RECORDED IN ANY COUNTY RECORDER'S OFFICE

EXHIBIT-"A"

BEING KNOWN AND DESIGNATED as Lot 18 of Morris Farm, Phase Three as recorded in Plat Book 47, Page 101 in the Office of the Register of Deeds of Forsyth County, North Carolina to which reference is hereby made for a more particular description thereof.

The above property is part of that property described in Deed Book 2181, Page 3622 and Deed Book 2181, Page 3625, Forsyth County Registry and further designated as Tax Lot 18 in Block 3254B on the Forsyth County Tax Maps.