2021004513 00165
FORSYTH CO, NC FEE $26.00
NO TAXABLE CONSIDERATION
PRESENTED & RECORDED:
01-28-2021 02:06:43 PM
LYNNE JOHNSON
REGISTER OF DEEDS
BY: ANGELA M THOMPSON, DPTY

BK: RE 3583
PG: 814-815

NORTH CAROLINA NON-WARRANTY DEED

Excise Tax: $0.00

Parcel Identifier No. Verified by _____ County on the ____ day of _____, 20____
By:

Mail/Box to: 179

This instrument was prepared by: Mark J. Chiarello, Esq. a licensed North Carolina attorney. Delinquent taxes, if any, to be paid by the closing attorney to the county tax collector upon disbursement of closing proceeds.

Brief description for the Index: Lot 8 Lochurst

THIS DEED made this 28 day of JAN, 2021, by and between

GRANTOR	GRANTEE
Liam O'Boyle **3810 Coral Garden Lane** **Winston-Salem, NC 27106**	**Mary Claire O'Boyle** **3266 Grandview Club Road** **Pfafftown, NC 27040**

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 of seller's interest in that certain lot or parcel of land situated in, Forsyth County, North Carolina and more particularly described as follows:

Being known as Lot 8 as shown on the map of Lochurst, Section I as recorded in plat Book 31 Page 161-163 in the Forsyth County Registry.

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.

The Grantor makes no warranty, express or implied, as to title to the property hereinabove described.

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

Liam O'Boyle

SEAL-STAMP State of North Carolina
County of Forsyth

I, Mark J. Chiarello the undersigned Notary Public of the County and State aforesaid, certify that Liam O'Boyle personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 28 day of Jan, 2021.

Sign:
My Commission Expires: 9/7/25

MARK J. CHIARELLO
NOTARY PUBLIC
Forsyth County
North Carolina
My Commission Expires September 7, 2025