

2022052406 00063

FORSYTH COUNTY NC FEE \$26.00
 NO TAXABLE CONSIDERATION
 PRESENTED & RECORDED
 11/23/2022 12:38:20 PM
LYNNE JOHNSON
 REGISTER OF DEEDS
 BY: ANGELA M THOMPSON, DPTY
BK: RE 3729
PG: 3293 - 3294

Mail deed and tax bills to Grantee: **240 Lorraine Drive, Winston-Salem, NC 27107**

Prepared by: N. Alan Bennett (Thomas and Bennett), a North Carolina licensed attorney
 Delinquent taxes, if any, to be paid by the closing attorney to the county tax
 collector upon disbursement of closing proceeds.
 116 S. Cherry Street, Suite C, Kernersville, NC 27284

Excise Tax: NTC

Brief description: **Lot 16, Glenn E. Swaim property**

GENERAL WARRANTY DEED

THIS DEED made this 23rd day of November, 2022, by and between:

GRANTOR: WILLIAM Z. AMOS (unmarried) Grantee address: 240 Lorraine Drive Winston-Salem, NC 27107	GRANTEE: ZA INVESTMENTS LLC, a North Carolina limited liability company Grantee address: 240 Lorraine Drive Winston-Salem, NC 27107
The property conveyed does not include the primary residence of the Grantor.	

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 16 of Glenn E. Swaim property**, a map and plat of which is recorded in **Plat Book 16, Page 225** in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which map is hereby made for a more particular description.

This is the same property as described in Book 3246, Page 3089, Forsyth County Registry and is designated as Tax PIN 6865-01-7255.00 (Block 5651, Lot 016) on the Forsyth County tax maps.

Property Address: **236 Lorraine Drive, Winston-Salem, NC 27107**

submitted electronically by "Thomas and Bennett"
 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 except for the following exceptions:

Subject to easements, restrictions and rights of way of record, if any, and ad valorem taxes.

IN WITNESS WHEREOF, the Grantor has hereunto set their hand and seal or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officer by authority of its Board of Directors.



(Seal)

William Z. Amos (unmarried)

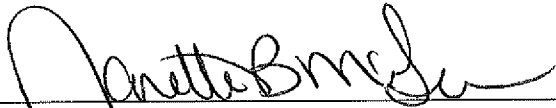
North Carolina, Forsyth County

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

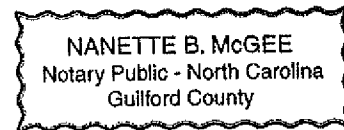
William Zachary Amos

November 23, 2022

Place notary seal below this line:



Notary Public – Nanette B. McGee



My Commission Expires: September 24, 2025