



CDC

Filed
Rockingham County, NC
Amy Lee Simpson, Register of Deeds
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Fee Amt: \$26.00 NC Excise Tax: \$355.00
CATINIA E. WINCHESTER

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: 355. - Recording Fee: \$26.00
Parcel Identifier No. 146200 Verified by _____ County on the ____ day of _____, 2016
By: _____

Mail/Box to: GRANTEE

This instrument was prepared by: James R. Walker, Attorney - Walker, Melvin & Woodall, LLP, P.O. Box 528, Eden, NC 27289

Brief description for the Index: 142 Cedar Run, Reidsville, NC

THIS DEED made this 19 day of September, 2016, by and between

GRANTOR

DALE H. SMITH & wife,
PATRICIA D. SMITH

142 Cedar Run
Reidsville, NC 27320

GRANTEE

✓ TOMMY WAYNE STANLEY, JR.

504 BROAD STREET
MT. AIRY NC 27030

Notice per NCGS § 105-317-2: The above mentioned property IS a primary residence of the Grantor.

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

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 the City of _____, Wentworth Township, Rockingham County, North Carolina and more particularly described as follows:

SEE ATTACHED EXHIBIT "A"
"TITLE NOT EXAMINED BY PREPARER OF THIS DEED"

The property hereinabove described was acquired by Grantor by instrument recorded in Book _____ page _____.

A map showing the above described property is recorded in Plat Book _____ 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 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:

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

Dale H. Smith (SEAL)
DALE H. SMITH

Patricia D. Smith (SEAL)
PATRICIA D. SMITH

State of North Carolina - County of Rockingham

I, the undersigned Notary Public of the County and State aforesaid, certify that DALE H. SMITH & PATRICIA D. SMITH 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 _____ day of September, 2016.

My Commission Expires: 11-11-16

[Signature]
Notary Public

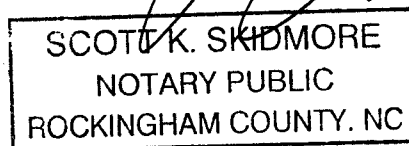


EXHIBIT "A"

**142 Cedar Run
Reidsville, NC
Parcel #146200**

BEGINNING at an iron located on the West right-of-way line of Cedar Run, said iron marking the Northeast corner of Lot 15, Section D, Windemere Subdivision thence from said beginning point on the North line of Lot 15, North 30° 57' West 200.0 feet to an iron; thence North 59° 03' East 100.0 feet to an iron; thence North 30° 06' West 127.13 feet to an iron; thence South 76° 00' East 109.15 feet to an iron; thence South 49° 49' East 101.99 feet to an iron; thence North 89° 22' East 107.81 feet to an iron on the West right-of-way line of Cedar Run, said iron being North 6° 49' West 174.43 feet from the Southeast corner of Lot 7, Section D; thence along the West line of Cedar Run, South 6° 49' East 27.79 feet to an iron; thence along the West right-of-way line of Cedar Run as it curves in a Southwesterly direction to an iron, a chord distance and bearing of South 26° 13' West 135.78 feet; thence South 59° 03' West 179.94 feet to an iron, THE POINT OF BEGINNING and being all of Lot 14, Section D, Windemere and an adjoining tract containing 0.869 acres. This description as per plat of survey for Mitchell B. Wilson by C. E. Robertson and Associates, R.L.S., dated August 16, 1977 and revised May 30, 1979. A copy of said plat being recorded with Deed of Trust from Mitchell B. Wilson and wife, Dorothy S. Wilson to Gate City Savings and Loan Association dated 1979. SUBJECT to restrictions as recorded in Book 678, Page 937, Rockingham County Registry. (WMW kcf 114979)