

Mail To: Grantee 4630 Suffer Ct. Papptown, N.C. 27016

WARRANTY DEED—Form WD-601

Printed and for sale by James Williams & Co., Inc., Yadkinville, N. C.

STATE OF NORTH CAROLINA, DAVIE County.
THIS DEED, Made this January day of 1979, by and between Thurman Binkley and wife, Denise H. Binkley of Davie County and state of North Carolina, hereinafter called Grantor, and Kenneth Wayne Hayes and wife, Edna Mae Hayes of Forsyth County and State of North Carolina, hereinafter

called Grantee, whose permanent mailing address is _____

WITNESSETH: That the Grantor, for and in consideration of the sum of TEN Dollars and other good and valuable considerations to him in hand paid by the Grantee, the receipt whereof is hereby acknowledged, has given, granted, bargained, sold and conveyed, and by these presents does give, grant, bargain, sell, convey and confirm unto the Grantee, his heirs and/or successors and assigns, premises in Township, Davie County, North Carolina, described as follows:

BEGINNING at a railroad spike in the centerline of NC 801 at the intersection of SR 1447 with NC 801 (original Northeast corner of that tract described in Deed Book 98, page 783); Northwest corner of that tract described in Deed Book 66, page 459; thence from the BEGINNING South 03 degrees 41 minutes 24 seconds West 2920.88 feet from a new iron pin the Southeast corner of the within described tract; thence North 86 degrees 45 minutes 52 seconds West 1332.71 feet to a stone the Southwest corner of the within described tract Northeast corner of Helen Martin Southeast corner of W. A. Taylor Heirs (Plat Book 23, page 382); thence North 03 degrees 20 minutes 40 seconds East 744.26 feet to a stone; thence North 35 degrees 58 minutes 21 seconds East 1457.20 feet to a Railroad spike in the centerline of NC 801 the Northwest corner of the within described tract; thence With the centerline of NC 801 the following courses and distances: North 67 degrees 39 minutes 53 seconds East 110.81 feet to a railroad spike, North 71 degrees 07 minutes 49 seconds East 103.07 feet to a railroad spike, North 74 degrees 47 minutes 40 seconds East 103.17 feet to a railroad spike, North 78 degrees 24 minutes 02 seconds East 103.45 feet to a railroad spike, North 82 degrees 40 minutes 49 degrees East 131.54 feet to a railroad spike, North 85 degrees 08 minutes 49 seconds East 38.12 feet to a railroad spike to the POINT AND PLACE OF BEGINNING containing 50,859 acres more or less, as shown on a plat by Otis A. Jones dated 10/11/78. Said tract being the northern 50,859 acres of that tract described in Deed Book 98, page 783.

SAVE AND EXCEPT a perpetual easement for purposes of ingress, egress and regress reserved by the Grantors which shall be appurtenant to and run with the land in the hands of all persons whomsoever.

BEING 30 ft. in width and described as follows: BEGINNING at a new iron pin the Southeast corner of the above described tract; thence from the BEGINNING North 03° 41' 24" East 800 ft. to a point in the centerline of SR 1447; thence North 86° 18' 36" West 30 ft. to a point; thence South 03° 41' 24" West 800.48 feet to a point; thence South 86° 45' 52" East 30 ft. to POINT AND PLACE OF BEGINNING.

This conveyance subject to Deed of Trust in favor of Mocksville Savings & Loan, Deed of Trust Book 80 page 99 which grantees hereby expressly assume.

The above land was conveyed to Grantor by _____ See Book No. _____ Page _____

TO HAVE AND TO HOLD the above described premises, with all the appurtenances thereunto belonging, or in any wise appertaining, unto the Grantee, his heirs and/or successors and assigns forever.

And the Grantor covenants that he is seized of said premises in fee, and has the right to convey the same in fee simple; that said premises are free from encumbrances (with the exceptions above stated, if any); and that he will warrant and defend the said title to the same against the lawful claims of all persons whomsoever.

When reference is made to the Grantor or Grantee, the singular shall include the plural and the masculine shall include the feminine or the neuter.

IN WITNESS WHEREOF, The Grantor has hereunto set his hand and seal, the day and year first above written.

STATE OF NORTH CAROLINA Forsyth COUNTY.

I, Betty Jane Phillips, a Notary-Public of said County, do hereby certify that

Thurman Binkley and wife, Denise H. Binkley Grantor, personally appeared before me this day and acknowledged the execution of the foregoing deed.

Witness my hand and notarial seal, this 31 day of January, 1979.

My Commission Expires: June 14, 1983 My Commission Expires June 14, 1983 Betty Jane Phillips, N. P. (SEAL)

Four notary seals for the State of North Carolina, Real Estate Excise Tax. The first seal is for \$20.00, the second for \$10.00, the third for \$3.00, and the fourth for \$3.00. Each seal includes the text 'STATE OF NORTH CAROLINA REAL ESTATE EXCISE TAX' and a signature line.

STATE OF NORTH CAROLINA, Davie COUNTY.

The foregoing certificate(s) of Betty Jane Phillips, Notary Public of Forsyth County

is ~~not~~ certified to be correct. This instrument was presented for registration this 5th day of February, 1979,

at 4:50 P. M., and duly recorded in the office of the Register of Deeds of Davie County,

North Carolina, in Book 107, Page 75.

This the 5th day of February, A. D., 1979.

J. K. Smith Register of Deeds By Ella S. Smith Assistant, Deputy Register of Deeds

This Deed drawn by _____

EEED 132 535 for
Correction of description of this instrument.

DEED BOOK 132 PAGE 535
Re-recorded DEED BOOK 133 PAGE 27

Drafted by: Robert D. Hinshaw
Mail to: Robert D. Hinshaw, 412 North Trade St., Winston-Salem, NC 27101-2881
Mail future tax bills to:

STATE OF NORTH CAROLINA
COUNTY OF FORSYTH DAVIE QUITCLAIM DEED

Know all Men by These Presents, That Thurman G. Binkley, Jr. and wife, Stephanie Denise Binkley

of Forsyth County, N.C. in consideration of One Dollars

received of Kenneth W. Hayes and wife, Edna Mae Baity Hayes

have hereby released and forever quitclaimed, unto Kenneth W. Hayes and wife, Edna Mae Baity Hayes

and their heirs and assigns forever, all such right, title and interest, as they have in or to all that parcel of land lying in Davie North Carolina, described as follows:

See attached

The purpose of this quitclaim deed is to correct the distance in the first call from 2920.88 feet to 2145.73 feet. The original deed was recorded in Deed Book 107, page 75, Davie County Registry.

The purpose of re-recording this quitclaim deed is to correct the description of the easement which was inadvertently and incorrectly recited as a 60-foot easement in Deed Book 132, page 535.

Robert D. Hinshaw

PROPERTY ADDRESS _____ BLOCK _____

TO HAVE AND TO HOLD the above-released premises unto the said Kenneth W. Hayes and wife, Edna Mae Baity Hayes, their heirs and assigns, to them and their only proper use and behoof forever; so that neither they nor any person, in their name and behalf, shall or will hereafter claim or demand any right or title to the premises, or any part thereof; but they and each of them shall, by these presents, be excluded and forever barred.