

DEED BOOK 195 PAGE 117

03267

DAVIE COUNTY

06-05-97



\$200.00

Real Estate
Excise Tax

Excise Tax 200.00

FILED FOR REGISTRATION
June 5, 1997 12:50 P.M.
DATE TIME
AND RECORDED IN BOOK 195 PAGE 117
HENRY I. SHORE, REGISTER OF DEEDS
DAVIE COUNTY, NC
BY Louis C. Williams
Assistant

Recording Time, Book and Page

Tax Lot No. Parcel Identifier No.
Verified by County on the day of, 19..
by

Mail after recording to 1661 Ploughboy Lane, Winston-Salem, NC
27103

This instrument was prepared by Wade H. Leonard, Jr.

Brief description for the Index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 3rd day of June, 19 97, by and between

GRANTOR

GRANTEE

Potts Real Estate, Inc.
aka
Potts Realty, Inc.

Ploughboy Investment, L.L.C.

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, Farmington Township, Davie County, North Carolina and more particularly described as follows:

See attached Exhibit "A"

DEED TRANSFER CHECKED

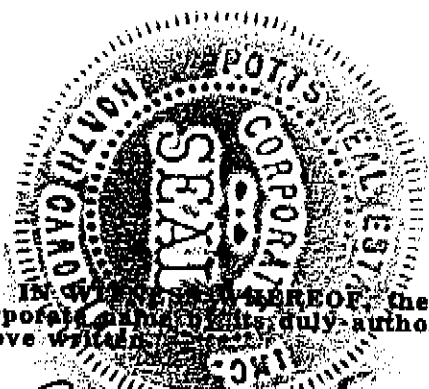
DATE 6-5-97 BY JP
TAX SUPERVISOR

The property hereinabove described was acquired by Grantor by instrument recorded in

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 except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to the following exceptions:



IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

Potts Real Estate, Inc.
(Corporate Name)

By: [Signature]

President

ATTEST:

Diane H. Potts

Secretary (Corporate Seal)

(Corporate Name)

By: _____

President

ATTEST:

Secretary (Corporate Seal)

USE BLACK INK ONLY

USE BLACK INK ONLY

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

SEAL - STAMP

Use Black Ink
NORTH CAROLINA, _____ County.
I, a Notary Public of the County and State aforesaid, certify that _____ Grantor,
personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my
hand and official stamp or seal, this _____ day of _____, 19____
My commission expires: _____ Notary Public

SEAL - STAMP

Use Black Ink
NORTH CAROLINA, _____ County.
I, a Notary Public of the County and State aforesaid, certify that _____ Grantor,
personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my
hand and official stamp or seal, this _____ day of _____, 19____
My commission expires: _____ Notary Public

SEAL - STAMP

Use Black Ink
NORTH CAROLINA, _____ County.
I, a Notary Public of the County and State aforesaid, certify that _____ Grantor,
personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my
hand and official stamp or seal, this _____ day of _____, 19____
My commission expires: _____ Notary Public

SEAL - STAMP

Use Black Ink
NORTH CAROLINA, _____ County.
I, a Notary Public of the County and State aforesaid, certify that _____ Grantor,
personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my
hand and official stamp or seal, this _____ day of _____, 19____
My commission expires: _____ Notary Public

SEAL - STAMP

Use Black Ink
NORTH CAROLINA, Franklin County.
I, a Notary Public of the County and State aforesaid, certify that Shirley & Potts Secretary of
Donna Stroud came before me this day and acknowledged that 5 he is _____
Real Estate, Inc. a North Carolina corporation, and that by authority duly
given and as the act of the corporation, the foregoing instrument was signed in its name by its _____ Secretary.
President, sealed with its corporate seal and attested by June as its _____
Witness my hand and official stamp or seal, this 5th day of June, 1997
My commission expires: 7/20/99 Donna Stroud Notary Public

SEAL - STAMP

Use Black Ink
NORTH CAROLINA, _____ County.
I, a Notary Public of the County and State aforesaid, certify that _____ Secretary of
personally came before me this day and acknowledged that _____ he is _____
a North Carolina corporation, and that by authority duly
given and as the act of the corporation, the foregoing instrument was signed in its name by its _____ Secretary.
President, sealed with its corporate seal and attested by _____ as its _____
Witness my hand and official stamp or seal, this _____ day of _____, 19____
My commission expires: _____ Notary Public

The foregoing Certificate of _____ Donna Stroud, Notary Public of Davie County, NC.

is ~~xxx~~ certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the
first page hereof.

By Henry L. Shore REGISTER OF DEEDS FOR Davie COUNTY
Doris C. Williams ~~xxxxxx~~ Assistant-Register of Deeds.

Exhibit "A"--Ploughboy

Lying and being in Farmington Township, Davie County, North Carolina and beginning at an existing iron pipe, said existing iron pipe being the Southwest corner of Lester Hockaday, Deed Book 62, page, 309, Parcel 57 and being the Southeastern corner of the within described property and being located in the Northern right of way of N.C. 801; thence with said right of way, South 89 degrees, 49 minutes, 40 seconds West 184.76 feet to an existing iron pipe; thence with the line of Lawrence R. Davis, Deed Book 180, page 628, Parcel 52, North 82 degrees, 03 minutes, 05 seconds East 632.65 feet to an axle, said axle being located in the Southern line of Lawrence R. Davis, Deed Book 180, page 627, Parcel 53; thence with said Davis line, South 88 degrees, 02 minutes, 20 seconds East 207.40 feet to an existing iron pipe, said existing iron pipe being located in the Western line of Thurman L. Hockaday, Deed Book 96, page 840, Parcel 60; thence with said Hockaday line, South 04 degrees, 04 minutes, 20 seconds West 186.99 feet to an axle, said axle being the Northwestern corner of Lester H. Hockaday, Deed Book 81, page 177, Parcel 57; thence with said Hockaday line, South 02 degrees, 38 minutes, 50 seconds West 187.07 feet to an existing iron pipe bent, said existing iron pipe being the Northwest corner of said Lester Hockaday, Deed Book 62, page 309, parcel 57; thence with said Hockaday line, South 05 degrees, 17 minutes, 10 seconds West 252.28 feet to the POINT AND PLACE OF BEGINNING and containing 2.857 acres as surveyed by C. Ray Cates, April 24, 1997.