

BK 2667 PG 483 - 484 (2)
This Document eRecorded:
Fee: \$26.00 DocType: DEED
Randolph County, North Carolina
Krista M. Lowe, Register of Deeds

DOC# 20085257
09/17/2019 02:58:29 PM
Tax: \$894.00

**NORTH CAROLINA
GENERAL WARRANTY DEED**

Excise Tax: **\$894.00**

Recording Time, Book and Page:

Tax Map No.

Parcel Identifier No: **7795046710**

Mail after recording to: **Kelly Walker, 701 Green Valley Road, Suite 304, Greensboro, NC 27408**

This instrument was prepared by: **Kelly Walker, Atty**

THIS DEED made this 15th day of August, 2019 by and between

GRANTOR

Don F. Fong and spouse, Paula R. Fong

Mailing Address: 303 Bimini Ln Apt 1C Greensboro NC 227406

GRANTEE

Justin Robert Johnson and spouse, Samantha Beth Honig
Property Address: 2918 Emerald Farm Rd, Climax, NC 27233

Mailing Address: 2918 Emerald Farm Rd Climax NC 27233

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 and more particularly described as follows:

City of Climax, Randolph County, North Carolina:

Being all of the 14.997 acre tract lying off of the West side of North Carolina Highway 22, as shown on the plat entitled "Survey for Kevin Martin Freeman and Heidi Gantt Freeman" and recorded in Plat Book 66, Page 45, in the Office of the Register of Deeds of Randolph County, North Carolina.

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 2316, Page 962, Randolph County Registry.

A map showing the above described property is recorded in Plat Book 66, Page 45, and referenced within this instrument.

Does the above described property include the primary residence (yes/no) ? **Yes**

Submitted electronically by "Stegall & Clifford, PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Randolph 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 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 officer(s), the day and year first above written.

_____	<u>Don F. Fong</u> (SEAL)
(Entity Name)	Don F. Fong
By: _____	<u>Paula R. Fong</u> (SEAL)
Title: _____	Paula R. Fong
By: _____	_____ (SEAL)
Title: _____	_____ (SEAL)

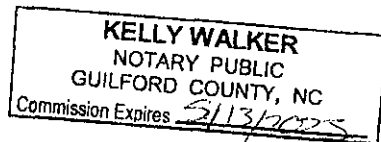
NORTH CAROLINA GUILFORD COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: Don F. Fong and spouse, Paula R. Fong. Witness my hand and official stamp or seal, this the 15th day of August, 2019

My Commission Expires: 5/13/2023

Kelly Walker
Notary Public

Print Notary Name: Kelly Walker



NORTH CAROLINA GUILFORD COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: _____, _____, _____. Witness my hand and official stamp or seal, this the _____ day of _____, _____

My Commission Expires: _____

Notary Public

Print Notary Name: _____