

Submitted electronically by "Ragsdale Liggett PLLC"
 in compliance with North Carolina statutes governing recordable documents
 and the terms of the submitter agreement with the Wake County Register of Deeds.

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 550.00

Parcel Identifier No. 120579

Mail/Box to: Grantee

This instrument was prepared by: RAGSDALE LIGGETT PLLC (Black)

Brief description for the Index: Lot 21 Fieldstream Farm

THIS DEED made this 13th day of April, 2020, by and between

GRANTOR

TATYANA KELLY as Executor of the Estate of
 DAPHNE SMITH REIDER (admitted for probate in
 the Office of the Clerk of Court of Wake County,
 North Carolina in 2020 E 182)
 and TATYANA KELLY as Trustee of
 DAPHNE SMITH REIDER's Testamentary Trust

Mailing Address:
 5413 Von Hoyt Drive
 Raleigh, NC 27613

GRANTEE

DANIEL WIERSUM and spouse,
 MARLEEN WIERSUM

Property Address:
 6421 Wynbrook Way
 Raleigh, NC 27612

For valuable consideration paid by Grantee to Grantor, the receipt and sufficiency of which is hereby acknowledged, Grantor has and by these presents does hereby grant, bargain, sell and convey unto Grantee in fee simple absolute all of that certain lot, parcel of land or condominium unit (the "Premises") located in or near the City of Raleigh, Township of House Creek, Wake County, North Carolina and more particularly described as follows:

See Exhibit A.

ALSO being the same property conveyed to Daphne Smith Reider by General Warranty Deed recorded in Book 16042, Page 2206, Wake County Registry. Daphne Smith Reider passed away on December 27, 2019, and her Will directs her Trustee to sell any real property (see Estate File 2020 E 182, Wake County Clerk of Court).

The Grantor herein states that the Premises conveyed herein was the primary residence of DAPHNE SMITH REIDER.

TO HAVE AND TO HOLD the Premises and all privileges and appurtenances thereto belonging to

Grantee in fee simple absolute.

And Grantor covenants with 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 lien of ad valorem taxes for the year 2020, not yet due and payable; unviolated covenants, conditions, or restrictions that do not materially affect the value of the property; and utility lines, easements, and rights of way located over, under, or upon the subject property that do not materially affect the value of the Premises.

The designation of Grantor and Grantee as used in this Deed includes the parties expressly named herein, their heirs, successors, and assigns and shall include the singular, plural, masculine, feminine or neuter as required by context.

IN WITNESS WHEREOF, Grantors have hereunto set their hands and seals all as of the day and year first above written.

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[Signature and Notary acknowledgement pages are attached hereto and incorporated herein by reference.]

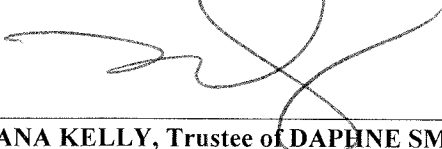
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North Carolina General Warranty Deed
Signature and Notary Acknowledgement Page
Page 3

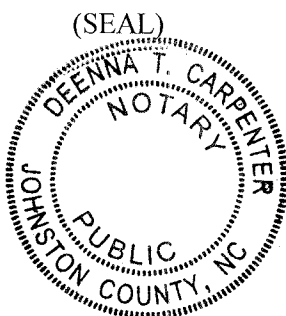

(SEAL)
TATYANA KELLY, Executor of the Estate of DAPHNE SMITH REIDER


(SEAL)
TATYANA KELLY, Trustee of DAPHNE SMITH REIDER's Testamentary Trust

STATE OF North Carolina
COUNTY OF Wake

of Johnston
I, a Notary Public of the County and State aforesaid, certify that the following person personally appeared before me this day, acknowledging that she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: TATYANA KELLY, Executor of the Estate of DAPHNE SMITH REIDER

Date: 4/13/2020, 2020

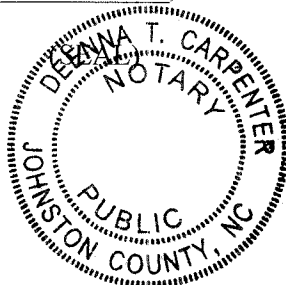


Deenna T. Carpenter
Printed Name of Notary: DEENNA T. CARPENTER
Notary Public
My commission expires: 1/30/2023

STATE OF North Carolina
COUNTY OF Wake

of Johnston
I, a Notary Public of the County and State aforesaid, certify that the following person personally appeared before me this day, acknowledging that she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: TATYANA KELLY, Trustee of DAPHNE SMITH REIDER's Testamentary Trust

Date: 4/13, 2020



Deenna T. Carpenter
Printed Name of Notary: DEENNA T. CARPENTER
Notary Public
My commission expires: 1/30/2023

EXHIBIT A

BEING all of Lot 21, Fieldstream Farm, as shown on plat recorded in Plat Book 1981, Page 639 and re-recorded in Plat Book 1981, Page 1012, Wake County Registry.