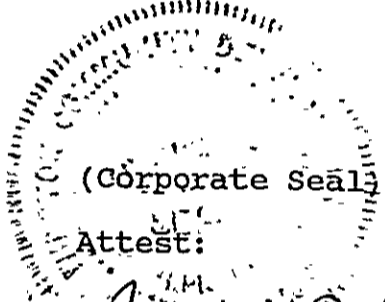


- (1) Easements, rights of way and restrictions of record, if any;
- (2) Ad valorem taxes; and
- (3) Deeds of trust to the City of Winston-Salem, as follows:
 - (a) Securing a \$280,800 note, recorded in Book 1730, Page 3409, Forsyth County Registry;
 - (b) Securing a \$710,000 note, recorded in Book 1730, Page 3415, Forsyth County Registry;
 - (c) Securing a \$28,950 note, recorded in Book 1730, Page 3423, Forsyth County Registry.

The Grantee herein does hereby expressly assume the above-referenced deeds of trust and agrees to pay the same.

IN WITNESS WHEREOF the Grantor 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.

EAST WINSTON COMMUNITY DEVELOPMENT CORPORATION, INC.



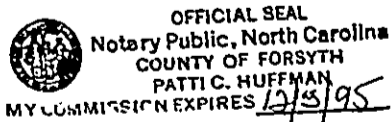
By: James Grace, Jr.
President

Nancy N. Young
Secretary

STATE OF NORTH CAROLINA
COUNTY OF FORSYTH

I, PATTI C. HUFFMAN, a Notary Public of the county and state aforesaid, do certify that NANCY N. YOUNG personally came before me this day and acknowledged that ~~he~~/she is the Secretary of EAST WINSTON COMMUNITY DEVELOPMENT CORPORATION, INC., a North Carolina non-profit corporation, and by authority duly given and as an act of said corporation, the foregoing instrument was signed in its name by its President, sealed with its corporate seal, and attested to by NANCY N. YOUNG as its Secretary.

WITNESS my hand and notarial seal, this the 27 day of AUGUST, 1992.



Patti C Huffman
Notary Public

My commission expires:
12/3/95

BK1754 P3620

STATE OF NORTH CAROLINA—Forsyth County

The foregoing (or annexed) certificate of Pattie C. Huffman W P
(here give name and official title of the officer signing the certificate passed upon)

Forsyth REGISTER OF DEEDS
AND RECORDED

is ~~(is)~~ certified to be correct. This the 31 day of Aug 19 92

'92 AUG 31 P3:38

L. E. Speas, Register of Deeds

LE SPEAS By Jason Todd Deputy-Assistant

REGISTER OF DEEDS
FORSYTH CO. N.C.

Probate and Filing Fee \$ 10.00

Janet Bottoms
4.00 addl fee pd. 9-8-92

1754
BOOK PAGE 3620

Exhibit "A"

Tract #1:

(1521 East 18th Street)
(Tax Block 1240, Lots 107A,
107B, 108A & 108B)

Being known and designated as Lots 107 and 108 as shown on the map of "Property of George DeWitt Hodgkin Estate" located in Winston-Salem, North Carolina, as surveyed and platted by J. E. Ellerbe, C.E., said map being recorded in Plat Book 14, Page 14, in the office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

Tract #2:

(1225 East 18th Street)
(Tax Block 337, Lot 1)

BEGINNING at a stone in the north line of Eighteen Street, approximately 410 feet east of the east line of Cleveland Avenue, and running thence northwardly 201.7 feet to a stone; thence westwardly 100 feet to a stake; thence southwardly 203.4 feet to a stake in the north line of Eighteenth Street; and thence with the north line of Eighteenth Street 100 feet to the place of BEGINNING, being lot number one (1) as shown on the plat of property formerly owned by C. Knott recorded in the Office of the Register of Deeds of Forsyth County, North Carolina in Book 45 of deeds at page 568. The lot is shown as lot number (1) in Block 337 on the official tax map of Forsyth County and the City of Winston-Salem.

Being the same property conveyed to Miss Juanita Masten by Jerry Lewis Newton, Jr., as trustee of the real property of J.L. (Jerry Lewis) Newton, Sr., deceased, by deed recorded in Deed Book 651, page 421 in the office of the Register of Deeds of Forsyth County, North Carolina.

Tract #3:

(1210 & 1216 19th Streets)
(Tax Block 337, Lots 14W & 15W)

dp
Being known and designated as Lots Nos. 14 and 15 as set out upon the revised map of property of Wilson-Covington Construction Company, said map being recorded in Plat Book 14 at Page 8 in the office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

Tract #4:

(1821 Cleveland Avenue)
(Tax Block 337, Lots 12W & 13W)

BEGINNING at an iron stake in the southeast intersection of Cleveland Avenue and 19th Street and running thence with the southern right-of-way of 19th Street South 89° 05' East 57.30 feet

C:\WP\PCHEW\CD\LEGAL

to an iron stake; thence South 01° 25' West 121.91 feet to an iron stake; thence North 88° 50' West 86.40 feet to an iron stake in the eastern right-of-way line of Cleveland Avenue; thence with the eastern right-of-way line of Cleveland Avenue, as it curves to the left (the chord of said curve being North 16° 17' East 101.10 feet) to an iron stake, and continuing with said eastern right-of-way line of Cleveland Avenue North 08° 56' East 24.27 feet to an iron stake, the point of the BEGINNING. The above-described property is also known as Lots Nos. 12 and 13 on map of Wilson-Covington Construction Company property recorded in Plat Book 14, Page 8.

Tract #5:

(1805 & 1811 Locust Street)
(1818 Dunleith Avenue)
(Tax Block 1241, Lots
141, 148, 149 & 150)

Being all of Lots Nos. 141, 148, 149 & 150 as designated and shown on the Map of Liberty Heights recorded in Plat Book 3, at Page 30A(2) as well as Deed Book 97, at Page 573, in the Forsyth County Registry.

-2P