

Excise Tax -0- *SP*

FORSYTH CO, NC 240 FEE: \$ 10.00
PRESENTED & RECORDED: 08/29/2001 3:54PM
DICKIE C. WOOD REGISTER OF DEEDS BY: POINDE
NO TAXABLE CONSIDERATION
Filing and Probate Fees \$2196 P4710 - P4711
Recording Time, Book and Page

Tax Block, Lot Verified by 6313/018 Parcel Identifier No. _____
County on the _____ day of _____, 20____
by _____

Mail after recording to: Peebles & Schramm, 102 S. Cherry St., Winston-Salem, NC 27101

This instrument was prepared by: Stafford R. Peebles, Jr.
Brief description for the index:

box #69

Lot 18, Torey Pines

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this the 10th day of May, 2001, by and between

GRANTOR

GRANTEE

XAVIER T. CAMPBELL, Single

GLORIA M. WILLIAMS, Single

405 Torey Pines Court, W-S, NC 27105

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 **Winston Township, Forsyth County, North Carolina** and more particularly described as follows:

BEING KNOWN AND DESIGNATED AS LOT 18, AS SHOWN ON THE MAP OF TOREY PINES, AS RECORDED IN PLAT BOOK 42 PAGE 30, IN THE OFFICE OF THE REGISTER OF DEEDS OF FORSYTH COUNTY, NORTH CAROLINA, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

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: **Ad valorem taxes hereafter becoming due and payable; and restrictive covenants, easements and rights of way of record, if any.**

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

Xavier T. Campbell (SEAL)
XAVIER T. CAMPBELL, Single

SEAL-STAMP

NORTH CAROLINA, Forsyth COUNTY
I, *Lisa H. Hite*, a Notary Public of *Forsyth* County, North Carolina, certify that XAVIER T. CAMPBELL, Single, 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 May, 2001.

My Commission Expires: *May 27, 2003* *Lisa H. Hite* Notary Public

the foregoing Certificate(s) of _____
is/are 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.

REGISTER OF DEEDS FOR FORSYTH COUNTY

By: _____
Deputy/Assistant Register of Deeds

STATE OF NC - FORSYTH CO

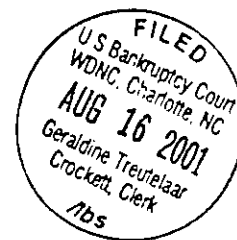
The foregoing certificate(s) of:

Lisa H. Hite NP(s)

is/are certified to be correct at the date of recordation shown on the first page thereof.

Dickie C. Wood, Register of Deeds by: *Dickie Wood* Deputy/Assistant

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE WESTERN DISTRICT OF NORTH CAROLINA
WILKESBORO DIVISION



IN RE:)
XAVIER T. CAMPBELL)
SSN:)
Debtor.)

Chapter 13
Case No. 01-50498

JUDGEMENT ENTERED ON AUG 16 2001

ORDER GRANTING AUTHORITY TO TRANSFER PROPERTY

THIS MATTER is before the Court on the Debtor's Motion for Authority to Transfer Property. The Court has reviewed the Motion, and, it appearing to the Court that those parties entitled to notice of motion were properly served with a copy of the motion and notice thereof and being given an opportunity for hearing, and it appearing that no objection was filed:

The Court finds that:

1. The Debtor filed a Chapter 13 petition with this Court on March 26, 2001.
2. Schedule A reflects the existence of real estate owned jointly with Gloria Williams. The property in question was purchased by Ms. Williams with Ms. Williams' separate funds. The Debtor has made no payments towards this home, and the Debtor contributed in no way to the downpayment on this home.
3. The Debtor and Ms. Williams desire that the property be transferred to her in order for her to refinance the property. She needs to do so in her name alone.
4. Attached to the Motion as Exhibit A and incorporated herein by reference is a motion for relief from the automatic stay filed by Ms. Williams' attorney. All aspects of the motion, including the exhibits, are incorporated herein by reference.
5. Upon information and belief, there is approximately \$10,000.00 of equity in the real estate. The Debtor does not believe that any of the equity is attributable to him because, in equity, all equity belongs to Gloria Williams. However, in order to facilitate the transfer, the Debtor requests that he be allowed to accomplish the transfer and that his base amount (reflecting non-exempt equity due to the existence of this real estate) remain the same. In other words, the Debtor will continue at the current payout in order to protect unsecured creditors so that the transfer cannot harm them.
6. Due to the nature of the motion, and due to the fact that Counsel for the Debtor has had to deal with a separate motion for relief from stay, Counsel for the Debtor requests a fee of \$350.00 in connection with this motion and expenses of \$36.00. The higher expense figure per creditor reflects the fact that there are an unusually high number of attachments with this motion. The motion must be served casewide.

It is, therefore, ORDERED, ADJUDGED, and DECREED THAT the Debtor is granted authority to transfer his interest in the real estate as outlined and Counsel for Debtor is granted fees of \$350.00 and expenses of \$36.00.

United States Bankruptcy Judge

Jgmt Book 14, Page # 96

10