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 FORSYTH CO, NC FEE \$17.00
 STATE OF NC REAL ESTATE EXT
\$51.00
 PRESENTED & RECORDED:
 06-15-2005 01:25 PM
 DICKIE C WOOD
 REGISTER OF DEEDS
 By: SHANNON BOSTIC-GRIFFITH DPTY
BK:RE 2574
PG:144-145

Do not write above this line

Mail after recording to: Box 48

Tax Block: 943 Lot: 11 Parcel ID:

FORSYTH COUNTY, NORTH CAROLINA TRUSTEES' DEED

THIS DEED made this 7th day of June, 2005, by and between

Trustee	Designated Grantor In Foreclosed Deed of Trust	Grantee
SAMUEL M. BOOTH	LONNIE L. MCRAE and wife, JULIA M. MCRAE	WILLIAM J. YEATTS and wife, BONNIE W. YEATTS

The designation Designated Grantor, Trustee 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 whereas the Designated Grantor, on the 22 day of January, 1992 ~~20~~, made and executed to the Trustee, a Deed of Trust recorded in Book 1733 Page 3601 upon the lands hereinafter described, and whereas the Designated Grantor failed to comply with the terms of said Deed of Trust, (and whereas _____ was duly appointed Substitute-Trustee by instrument recorded in Book _____ Page _____); and whereas the said Trustee in compliance with the terms of said Deed of Trust exposed said lands to public sale to the highest bidder, after due advertisement, on the 26th day of May 2005, at the Courthouse door in Winston-Salem, when and where the Grantee became the highest bidder at the sum of TWENTY-FIVE THOUSAND FIVE HUNDRED Dollars. NOW, THEREFORE, for and in consideration of the premises and the sum of TWENTY-FIVE THOUSAND FIVE HUNDRED Dollars in hand paid to the said Trustee, by the said Grantee, the receipt whereof is hereby acknowledged, the said Trustee does by these presents hereby sell and convey unto the said Grantee and his successors, heirs and assigns forever, the following tract and lot of land lying in Forsyth County, North Carolina, and more particularly described as follows:

Being Known and Designated as Lot 11, Block F, as shown on the Map showing Subdivision in Part only of the W. F. Snipes Estate, as recorded in Plat Book 3 page 32, in the Office of the Register of Deeds of Forsyth County, North Carolina, to which reference is hereby made for a more particular description. Being the same property as described in Book 1733 page 3601 in the Forsyth County Registry.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land, to the said Grantee, to Grantee's use and behoof forever; and the Trustee covenants with the Grantee, that the Trustee is seized of said premises and has right to convey the same and that he will warrant and defend the title to the same in so far as it is his duty to do so by virtue of his said office as Trustee and no further.

IN WITNESS WHEREOF the Trustee 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.

Samuel M. Booth

Trustee

(corporate name if a corporation) Samuel M. Booth

By:

President

STATE OF NORTH CAROLINA - Forsyth County

Seal/Stamp

I, _____, a Notary Public of Forsyth County, NC, do hereby certify that _____ personally came before me this day and acknowledged that (s)he is _____ President of _____ Trustee, and acknowledged on behalf of the corporation, the due execution of the foregoing instrument. Witness my hand and notarial seal this the _____ day of _____, 20____.

My commission expires _____, 20____. _____ Notary Public

STATE OF NORTH CAROLINA - Forsyth County

Seal/Stamp



Melanie S. Jordan, a Notary Public of Forsyth County, NC, do hereby certify that SAMUEL M. BOOTH, Trustee, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and notarial seal this the 9th day of June, 2005.

My commission expires July 12, 2009. *Melanie S. Jordan* Notary Public

The foregoing Certificate(s) of: Melanie S. Jordan, Notary Public is/are certified to be correct at the date of recordation shown on the first page thereof.

Dickie C. Wood, Register of Deeds for Forsyth County

By:

[Signature]

Asst. Deputy