

ENVELOPE

2008033132 00085

FORSYTH CO, NC FEE \$17.00
STATE OF NC REAL ESTATE EXTX

\$58.00

PRESENTED & RECORDED

06-25-2008 12:30 PM

KAREN GORDON

REGISTER OF DEEDS
BY E NAVARRO
DPTY

BK: RE 2840

PG: 3143-3144

SPECIAL WARRANTY DEED

Prepared by:

T. Dan Womble, Attorney at Law
(Without title search or opinion)

Return to: Grantee 1836 Springfield Farm Ct
Clemmons NC 27012

Excise Tax \$58.00

Tax Lot No. Tax Lot 008, Block 0815

FORSYTH COUNTY

NORTH CAROLINA

THIS SPECIAL WARRANTY DEED is made this 23rd day of June, 2008, by and between:

GRANTOR: **TRULIANT FEDERAL CREDIT UNION**

and

GRANTEE: **ENDEAVOR PROPERTIES, LLC**

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 interest, in that certain lot or parcel of land (the Property) situated in the City of Winston-Salem, Winston Township, Forsyth County, North Carolina and more particularly described as follows:

BEGINNING at a stake on Moravia Street 100 feet East of Urban Street and runs East 50 feet to corner of Lot No. 9 and of that width runs North 150 feet to an alley. Being Lot No. 8, Block 16 on map of Wachovia Development Company. Parcel is recorded in Deed Book No. 41 at Page 115 in the Office of the Register of Deeds of Forsyth County, North Carolina. For further reference see Special Proceeding Docket No. 6, Page 34, Office of the Clerk of Superior Court of Forsyth County, North Carolina.

For further reference see Deed Book 958, Page 216 and Deed Book 2822, Page 2097, Forsyth County Registry.

Also known as Tax Lot 8 of Tax Block 815 as shown on the Map of the Forsyth County Tax Supervisor as now constituted.

Property address : 811 Moravia St., Winston-Salem, NC 27107

Subject to easement and restrictions of record , if any.

TO HAVE AND TO HOLD the aforesaid undivided interest in the Property and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor has done nothing to impair such title as Grantor received, and Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under or through Grantor, except for the exceptions hereinafter stated.

Title to the Grantor's interest in the Property is subject to the following exceptions:

1. All easements, rights-of-way, restrictions, covenants and other matters of record and/or as shown on plats of record affecting the Property and 2008 property taxes to be prorated at closing.

As used in this Deed, the terms "Grantor" and Grantee" include said parties and their respective heirs, successors and assigns, and include the singular, plural, masculine, feminine or neutral as indicated by context.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be properly executed by its duly authorized manager the day and year first above written.

TRULIANT FEDERAL CREDIT UNION

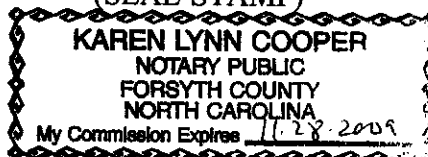
By: *Carl Alcon*
Sr. Vice President

STATE OF NORTH CAROLINA- COUNTY OF FORSYTH

I, the undersigned Notary Public of the County and State aforesaid, certify that Carl Alcon personally came before me this day and acknowledged that he is the Sr. Vice President of Truliant Federal Credit Union, a North Carolina corporation, and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed.

WITNESS my hand and official seal, this the 24 day of June, 2008.

(SEAL-STAMP)



Karen Lynn Cooper
Notary Public

my commission expires: 11-28-2009