



2009029479 00088

FORSYTH CO, NC FEE \$20.00
PRESENTED & RECORDED:

07-02-2009 11:46:00 AM

C. NORMAN HOLLEMAN
REGISTER OF DEEDS
BY: E NAVARRO
DPTY

BK: RE 2900
PG: 1460-1462

Box #162

**CORRECTIVE OR SCRIVENER'S AFFIDAVIT FOR
NOTICE OF TYPOGRAPHICAL OR OTHER MINOR ERROR**
[N.C.G.S. 47-36.1]

Prepared by: D.P. Mast - original to

Each undersigned Affiant, jointly and severally, being first duly sworn, hereby swears or affirms that the
Deed _____ (name or type of instrument) recorded on _____
(date) in Book 2898 Page 852, Forsyth County Registry, by
and between Ali Nasser, et al, to Ali Nasser and Zohreh, Trustees of the Nasser
Tehrani Trust Agreement (original parties)
contained typographical or minor error(s); and this Affidavit is made to give notice of the below corrective information:
When the original deed was recorded "Exhibit A" was not recorded. This affidavit
and the first page of the original deed, together with "Exhibit A", is hereby
being recorded.

Affiant is knowledgeable of the agreement and the intention of the parties in this regard. Affiant is the (check one)

- Drafter or preparer of the previously recorded instrument
- Closing attorney for transaction involving the previously recorded instrument
- Attorney for grantor/mortgagor named above in the previously recorded instrument
- Owner of the property described in the previously recorded instrument
- Other (Explain: _____)

A copy of the previously recorded instrument (in part or in whole) is / is not attached.

David P. Mast Jr
Signature of Affiant
Print or Type Name: David P. Mast, Jr.

Signature of Affiant
Print or Type Name: _____

State of North Carolina County of Forsyth

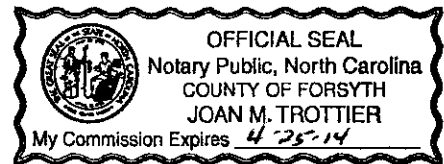
Signed and sworn to (or affirmed) before me, this the 29 day
of June, 2009.

My Commission Expires:

4-25-14

Joan M. Trotter
Notary Public

(Affix Official/Notarial Seal)



2009027662 00168
 FORSYTH CO, NC FEE \$20.00
 NO TAXABLE CONSIDERATION
 PRESENTED & RECORDED:
 06-23-2009 04:46 PM
 C. NORMAN HOLLEMAN
 REGISTER OF DEEDS
 BY: E NAVARRO
 DPTY
 BK: RE 2898
 PG: 852-854

Recording information above this line

TAX LOT NO.	BLOCK	Parcel No.	Map No.
PROPERTY ADDRESS:	4740 Country Club Rd, Winston Salem NC 27104		
Mail after recording to:	David P. Mast, Jr., Box 21 #162		
Mail future tax bills to:	Grantee c/o Ali Nasser, 30372 Le Port, Laguna Miguel, CA 92677		
Drafted by:	D. P. Mast		
Index description:			

NORTH CAROLINA GENERAL WARRANTY DEED

This Deed made this 21st day of May 2009, by and between the Grantor and the Grantee named below:

Grantor	Grantee
Ali Nasser, formerly known as Ali Nasser Esfahani, and wife Zohreh H. Tehrani	Ali Nasser and Zohreh Tehrani, Trustees of The Nasser Tehrani Trust Agreement dated April 7, 2009 a twenty percent (20%) undivided interest

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, feminine, masculine or neuter, person or entity as required by context.

WITNESSETH, that the Grantor, for valuable consideration (\$10.00) and other valuable considerations 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, a twenty percent (20%) undivided interest in all that certain lot or parcel of land in Forsyth County, State of North Carolina, Winston Township more particularly described as follows:

See attached EXHIBIT "A" which is adopted and incorporated herein by reference
EXHIBIT NOT ATTACHED AT RECORDING

TO HAVE AND TO HOLD the twenty percent (20%) undivided interest in 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 the 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 herein described is subject to the following exceptions: Easements, restrictions of record and 2009 property tax.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and his seal, by adopting the word (seal) as his 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.

by: _____

(individuals:)

Ali Nasser (Seal)
Zohreh H. Tehrani (Seal)
 Ali Nasser
 Zohreh Tehrani

EXHIBIT "A"

PARCEL ONE: BEING KNOWN AND DESIGNATED as Lots Nos. 21 & 22 and the following portion of Lot #20: BEGINNING at a point in the south side of Country Club Road, said point being 27.8 ft. West of the northeast corner of Lot No. 20, and moving in a southerly direction a distance of 345.5 ft.; thence continuing in a westerly direction 14.4 ft. to the southwest corner of Lot No. 20; thence in a northerly direction 348.1 ft. to the northwest corner of Lot No. 20; thence in an easterly direction 12.2 ft. to the point of beginning, as shown on the map of the Claude Davis Place as recorded in Plat Book 7, page 122, in the Office of the Register of Deeds of Forsyth County, North Carolina, to which map reference is hereby made for a more definite and particular description.

PARCEL TWO: BEGINNING in the South margin of Country Club Road, the Northwest corner of Lot No. 19 as shown on the map of the Claude Davis property, as recorded in PlatBook 7, page 122, Office of the Register of Deeds of Forsyth County, North Carolina, and running thence with the line of Lot No. 19 Southwardly 327.5 feet to an iron stake to the Southwest corner of Lot No. 19; running thence Westwardly with the rear property line of Lot No. 29, 23.2 feet to an iron stake; in the rear property line of Lot No. 29, Nichols corner; running thence with Nichols line Northwardly 345.5 feet to an iron stake in the South margin of Country Club Road; running thence with the South margin of Country Club Road 119.4 feet to the place of beginning and being known and designated as an unnumbered triangular lot between Lot No. 19 and Lot No. 20 and the East most 27.8 feet of Lot No. 20, as shown on the plat of the Claude Davis property as recorded in Plat Book 7, at page 122, office of the Register of Deeds of Forsyth County, North Carolina.