

**2009049215 00059**

FORSYTH CO, NC FEE \$25.00

NO TAXABLE CONSIDERATION

PRESENTED & RECORDED:

11-12-2009 11:09:00 AM

C. NORMAN HOLLEMAN

REGISTER OF DEEDS

BY: S. GRIFFITH

ASST

BK: RE 2920**PG: 3370-3372**

ENVELOPE

Excise tax \$0.00

Recording Time, Book and Page

Tax Lot	_____	Parcel Identifier No.	3006 130
No.	_____		
Verified	_____	County, on	_____ day of _____ 2009
by	_____	the	_____
By	_____		

Mail after recording Johnson and Freedman 1587 Northeast Expressway Atlanta, Ga 30329
to: _____

This instrument was January Taylor
prepared by _____
Brief description for the
index: _____

NORTH CAROLINA SPECIAL WARRANTY DEED

THIS DEED made this 18 day of August, 2009, by and between

GRANTOR	GRANTEE
Countrywide Home Loans Inc. P.O. Box 10232 Simi Valley, Ca 93065	Secretary of Housing and Urban Development of Washington, D.C. 2306 W Meadowview Road Greensboro, NC 27407

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 for and in consideration of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell convey and confirm unto the said party of the second part the following real estate, situated and being in the County of Forsyth, State of North Carolina:

All that parcel of land lying in Middlefork Township, County of Forsyth and State of North Carolina, containing 2.250 acres, more or less, as shown on a survey dated April 18, 1984 by Gupton-Skidmore Associates, and being described more particularly as follows: BEGINNING AT AN IRON STAKE, northwest corner of said parcel, said point being the Northeast corner of the property of Tommy M. Alphin (Record Book 1380 at Page 999) and the Northwest corner of the property of R.L. Fletcher (Record Book 1377 at page 1151) and being the Southeast corner of the property of Stanley R. Norris (Deed Book 1189, page 666) and Southwest corner of Sunny Terrace Section One (Plat Book 26, page 22) and being located North 05° 04' 13" East 1124.83 feet from an iron stake located in the North right of way line of Day Road; and running from said place of beginning with the South line of R. L. Fletcher South 56° 40' 21" East 330.67 feet to an



iron stake; running thence South 05° 04' 13" West 286.88 feet to an iron stake located in the North line of the property of Gregory D. Fox; running thence with the North line of the property of Gregory D. Fox North 73° 47' 48" West 296.86 feet to an iron stake located in the East line of the property of Tommy M. Alphin; and running thence with the East line of the property of Tommy M. Alphin North 05° 04' 13" East 386.11 feet to the place of beginning. Together with a perpetual and non-exclusive right of way and easement for ingress and regress (including the right to have same traversed by public utility lines and the right to maintain same for vehicular traffic) over and across a parcel of land 20 feet in width and 769.06 in length leading from the Northeast corner of aforesaid 2.250 acre parcel to an access and utility easement (hereinafter described and sometimes referred to as La-Crest Court), the North line of which easement is described more particularly as follows: BEGINNING at an iron stake, Northeast corner of aforesaid 2.250 acre parcel and running thence with the South line of the property of R.L. Fletcher South 56° 40' 21" East 679.06 feet to an iron stake located in the West line of culdesac at the Northern terminus of 60 foot access easement hereafter described and TOGETHER with a perpetual and non-exclusive right of way and easement for ingress and regress (including the right to have same traversed by public utility lines and the right to maintain same for vehicular traffic) over and across a parcel of land designated as La-Crest Court on aforesaid survey by Gupton-Skidmore Associates, said street being described as follows: BEGINNING at an iron stake located in the North right of way line of Day Road, said point being located the three (3) following courses and distances along the North right of way line of Day Road from the old Southeastern corner of the property of Powell Day with the Southwestern corner of the property of Stanley E. Norris (Deed Book 1216, page 1542, Tax Lot 111, Block 3010, Forsyth County Tax Maps); (1) North 53° 34' 53" West 658.68 feet to an iron stake; (2) North 54° 26' 49" West 106.44 feet to an iron stake; and (3) North 67° 39' 16" West on a curve to the left a chord distance of 91.43 feet to an iron stake, aforesaid point of Beginning; and running thence as a curve to the left North 00° 33' 03" East a chord distance of 137.26 feet to an iron stake; running thence North 09° 13' 09" West 398.00 feet to an iron stake; running thence on a curve to the right North 14° 03' 52" East a chord distance of 19.76 feet to an iron stake; running thence on a curve to the left North 06° 07' 59" East a chord distance of 57.01 feet to an iron stake; running thence on a curve to the left North 55° 30' 39" West a chord distance of 55.71 feet to an iron stake; running thence on a curve to the left South 63° 41' 38" West a chord distance of 55.61 feet to an iron stake; running thence on a curve to the left South 11° 13' 46" East a chord distance of 77.18 feet to an iron stake, running thence on a curve to the right South 32° 30' 10" East a chord distance of 19.76 feet to an iron stake; running thence South 09° 13' 09" East 398.80 feet to an iron stake; running thence on a curve to the right South 00° 41' 31" West * a chord distance of 118.57 feet to an iron stake located in the North right of way line of Day Road; and running thence with the North right of way line of Day Road on a curve to the right South 81° 17' 56" East a chord distance of 60.03 feet to an iron stake, the place of BEGINNING. Aforesaid street being designated La-Crest Court of aforesaid survey. *Curve Data as follows; Delta = 22° 39' 08"; Tangent = 75.00'; Radius = 374.45'; and C = 147.08'.

Being the same property conveyed to Grantors herein from Nationwide Trustee Services, Inc., Substitute Trustee, as shown in Substitute Trustee's Deed at Instrument No./Deed Book RE 2906, Page 3949 in said Register's Office.

TO HAVE AND TO HOLD the aforesaid real estate together with all appurtenances and hereditaments thereunto belonging or in any way appertaining unto the said party of the second part, its heirs, or successors and assigns in fee simple forever.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according their proper gender and number according to the context hereof

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 person claiming by, under or through Grantor, except for the exception hereafter stated.



IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first written above.

GRANTOR: Countrywide Home Loans Inc.

By: January Taylor
Vice President

Title of Official

USE BLACK
INK ONLY

SEAL-STAMP

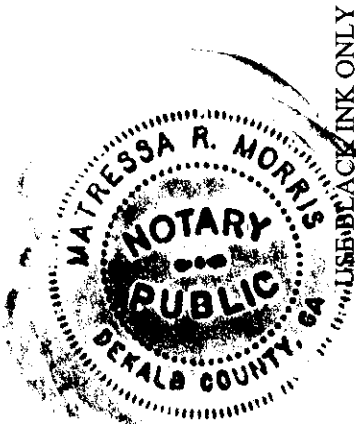
STATE OF GEORGIA, COUNTY OF DEKALB.

I, Matressa Morris, Notary Public for DeKalb County Georgia, certify that January Taylor, Vice-President of Morris, Schneider, Prior, Johnson & Freedman, LLC, as attorney-in-fact for Countrywide Home Loans, Inc., personally appeared before me this day, and being by me duly sworn, acknowledged to me that she executed the foregoing in the name of Morris, Schneider, Prior, Johnson & Freedman, LLC as attorney-in-fact for said Countrywide Home Loans, Inc.

Witness my hand and official stamp or seal, this 18th day of August, 2009.

Notary Public

My commission expires: May 12, 2011



Matressa R. Morris
Notary Public, State of Georgia
DeKalb County
My Commission Expires May 12, 2011

Our File Number:	432.0807203NC
Borrower(s):	Geovanni Q. Olmedo and Joyce A. Morrison
Property Address:	4955 Lacrest Court NKA 4996 Lacrest Court, Walkertown, NC 27051

