



2011008048 00144

FORSYTH CO, NC FEE \$22.00
STATE OF NC REAL ESTATE EXT
\$190.00

PRESENTED & RECORDED:
02-28-2011 12:44:29 PM

C. NORMAN HOLLEMAN
REGISTER OF DEEDS
BY: RANDY L SMITH
DPT

BK: RE 2991
PG: 2675-2676

SPECIAL WARRANTY DEED

Mail to: Walton G. Stowman

Drawn by: SHAPIRO & INGLE
10130 Perimeter Parkway, Suite 400
Charlotte, NC 28216

If the initials of any Grantor or agent appear, the property includes the primary residence of at least one of the Grantors. (N.C.G.S. § 105-317.2): _____

Tax ID#: 3234 108 \$190.00 REVENUE STAMPS

STATE OF NORTH CAROLINA
COUNTY OF FORSYTH

THIS INDENTURE Made this 4 day of Jan, 2011, between The Bank of New York Mellon fka The Bank of New York as successor to JPMorgan Chase Bank, National Association, as trustee for the benefit of the Certificateholders of Equity One ABS, Inc. Mortgage Pass-Through Certificates Series 2002-4, hereinafter GRANTOR, whose address is 4828 Loop Central Drive, Houston, Texas 77081-2226 and Walton G. Stowman, hereafter GRANTEE, whose address is 3750 Tulip Drive, Winston-Salem, NC. 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 Forsyth County, North Carolina and more particularly described as follows:

Beginning at an existing iron pipe, said existing iron pipe being located in the west margin of Tulip Drive, said pipe also being the Southeast corner of the property of Joe L. Shaver (Deed Book 1955, Page 2548, Forsyth County Registry); thence from said beginning point South 88 deg. 58 min. 33 sec. West 99.15 feet to an existing iron pipe; thence continuing with Shaver's South line North 88 deg. 23 min. 50 sec. West 161.43 feet to an existing iron pipe, the Southwest corner of the Shaver property; thence South 02 deg. 06 min. 00 sec. West 90.00 feet to an existing iron pipe; thence South 88 deg. 09 min. 54 sec. East 260.70 feet to an existing iron pipe in the West margin of said Tulip Drive; thence continuing with said Western margin North 01 deg. 56 min. 18 sec. East 95.60 feet to an existing iron pipe, being the point and place of beginning.

Said property containing 23,814 square feet and 0.547 acres more or less, all according to survey by Kent J. Franklin, dated October 6, 2000 and being known as a map for Zella L. Frazier.

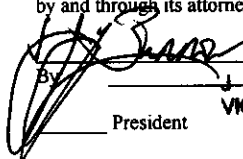
Property Address: 3750 Tulip Drive, Winston-Salem, NC 27105

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to Grantee in fee simple.

And the Grantor covenants with the Grantee, the 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.

The Bank of New York Mellon fka The Bank of New York as successor to JPMorgan Chase Bank, National Association, as trustee for the benefit of the Certificateholders of Equity One ABS, Inc. Mortgage Pass-Through Certificates Series 2002-4, as Trustee for the Pooling and Servicing Agreement referenced above, has delegated certain authority to the undersigned. The undersigned hereby warrants that The Bank of New York Mellon fka The Bank of New York as successor to JPMorgan Chase Bank, National Association, as trustee for the benefit of the Certificateholders of Equity One ABS, Inc. Mortgage Pass-Through Certificates Series 2002-4 has the authority to delegate its authority to execute all contracts, agreements, deeds, and other instruments necessary to effect any such sale, transfer, or disposition of assets held by the Trust. This deed is a disposition within the authority so delegated.


The Bank of New York Mellon fka The Bank of New York as successor to JPMorgan Chase Bank, National Association, as trustee for the benefit of the Certificateholders of Equity One ABS, Inc. Mortgage Pass-Through Certificates Series 2002-4, by and through its attorney in fact Litton Loan Servicing, LP


By _____ J LYNN BURROW
VICE PRESIDENT

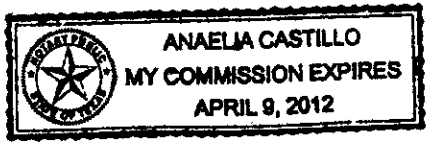
President

STATE OF Tx
COUNTY OF HARRIS

On this 14 day of Jan, 2011, before me, the undersigned Notary Public, personally appeared J LYNN BURROW personally known to me to be the Vice President of Litton Loan Servicing, LP and being by me duly sworn and known to me to be the person who executed the within instrument on behalf of said Litton Loan Servicing, LP, a company that executed and whose name is subscribed to the within instrument as the attorney-in-fact for The Bank of New York Mellon fka The Bank of New York as successor to JPMorgan Chase Bank, National Association, as trustee for the benefit of the Certificateholders of Equity One ABS, Inc. Mortgage Pass-Through Certificates Series 2002-4 and acknowledged to me that he/she subscribed the name of The Bank of New York Mellon fka The Bank of New York as successor to JPMorgan Chase Bank, National Association, as trustee for the benefit of the Certificateholders of Equity One ABS, Inc. Mortgage Pass-Through Certificates Series 2002-4 thereto as principal and the name of Litton Loan Servicing, LP as attorney-in-fact for said The Bank of New York Mellon fka The Bank of New York as successor to JPMorgan Chase Bank, National Association, as trustee for the benefit of the Certificateholders of Equity One ABS, Inc. Mortgage Pass-Through Certificates Series 2002-4 and that said Company executed the same as such attorney in fact and that the authority to execute and acknowledge said instrument is contained in an instrument duly executed, acknowledged, and recorded in the Office of the Register of Deeds, County of _____, State of North Carolina, on the _____ day of _____, _____, Book _____, Page _____.

WITNESS my hand and official seal.


Notary Public



My Commission Expires: _____

Property Address: 3750 Tulip Drive, Winston-Salem, NC 27105

10-004665 - JW