



2011034099 00131

FORSYTH CO, NC FEE \$25.00
STATE OF NC REAL ESTATE EXT X
\$64.00

PRESENTED & RECORDED:
09-08-2011 01:02:07 PM

C. NORMAN HOLLEMAN
REGISTER OF DEEDS
BY: PATSY RUTH DAVIS
DPTY

BK: RE 3018
PG: 3682-3684

ew

Mail To: Charles H. McGirt, Brinkley Walser, PLLC, PO Box 1657, Lexington, NC 27293

This instrument was prepared by: Charles H. McGirt, Attorney at Law, Lexington, NC 27293

Excise Tax \$ 64.00

Parcel # 6846-07-0221.00 & 6836-84-5752.00

**DEED PREPARATION ONLY
NO TITLE OPINION RENDERED**

TRUSTEE'S DEED FOR SALE OF LAND

STATE OF NORTH CAROLINA

Forsyth County.

THIS DEED, Made this 7th day of September, 2011, by **Trustee Services, Inc.**, Post Office Box 1657, Lexington, NC 27293-1657, Trustee, party of the first part, to **LSB Properties, Inc., Post Office Box 867, Lexington, NC 27293-0867**, a North Carolina corporation of Davidson County, State of North Carolina, party of the second part, witnesseth:

That Whereas, on the 7th day of March, 2008, Calvin M. Oglesby AKA Calvin Oglesby and Oglesby Properties, LLC executed and delivered unto the said Trustee Services, Inc., Trustee, a certain Deed of Trust, which is recorded in the office of the Register of Deeds for Forsyth County, in Book 2817, page 2117;

And Whereas, under and by virtue of the authority conferred by the said Deed of Trust, and in accordance with the terms and stipulations of the same, and after due advertisement as in said Deed of Trust prescribed and by law provided, the said Trustee Services, Inc., Trustee, did on the 24th day of August, 2011, at 12:00 o'clock noon at the Courthouse door expose to public sale the lands hereinafter described; and whereas, NewBridge Bank has become entitled to purchase the same at the price of Thirty-One Thousand Six Hundred and No/100 Dollars (\$31,600.00); which bid has been assigned to LSB Properties, Inc.;

And Whereas, the said purchase price has been fully paid or arranged to be paid as in said Deed of Trust prescribed:

Now, Therefore, in consideration of the premises and of the sum of Thirty-One Thousand Six Hundred and No/100 Dollars (\$ 31,600.00) paid to the said party of the first part by the

said party of the second part, the receipt whereof is hereby acknowledged, and under and by virtue of the power and authority by said Deed of Trust conferred, the said Trustee Services, Inc., Trustee as aforesaid, does hereby bargain, sell and convey unto the said LSB Properties, Inc., its successor and assigns, that certain parcel or tract or lot of land lying and being in County of Forsyth, State of North Carolina, and defined and described as follows, to wit:

See Exhibit "A" attached hereto and incorporated herein by reference.

To have and to hold said land and premises and all privileges and appurtenances thereto belonging unto the said LSB Properties, Inc., its successor and assigns forever, in as full and ample manner as the said Trustee Services, Inc., Trustee as aforesaid, is authorized and empowered to convey the same.

This property was not the primary residence of the Grantor.

IN WITNESS WHEREOF, Trustee Services, Inc., Trustee, has caused this instrument to be duly executed, this 7th day of September, 2011.

TRUSTEE SERVICES, INC.
TRUSTEE

By: _____
Charles H. McGirt, President

Davidson County, North Carolina
I certify that the following person personally appeared before me this day, acknowledging to me that he voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Charles H. McGirt as President of Trustee Services, Inc., Trustee.

Date: 9-7-2011

Molly A. Barnhardt
(Official signature of notary)
Molly A. Barnhardt Notary Public
(Notary's printed or typed name)

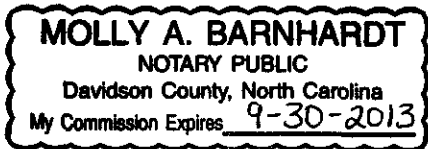


Exhibit "A"

Tract 1: BEING KNOWN AND DESIGNATED as Lot(s) 3, as shown on the map of City View, which map is recorded in Plat Book 1, page 108, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which map is hereby made for a more particular description.

Being informally known as 2810 Manchester Street, Winston-Salem, NC 27105 and also being known as Tax Lot 3 of Block 1842 and being PIN no. 6846-07-0221.00 on the Forsyth County Tax Maps.

Tract 2: BEING KNOWN AND DESIGNATED as Lot(s) 135, as shown on the Map of Fairview Heights (Andrews Addition to Fairview), which map is recorded in Plat Book 8 at Page 88, in the office of the Register of Deeds of Forsyth County, North Carolina, to which map reference is hereby made for a more particular description.

Together with a portion of a closed alley as shown in the recorded Resolution in Book 2072 at Page 1646, Forsyth County Registry.

Being informally known as 1626 East Twenty Third Street, Winston-Salem, NC 27105 and also being known as Tax Lot 135 and 310, Block 1477 and PIN no. 6836-84-5752.00 as shown on the records of the Forsyth County Tax office.