



2012040374 00155
 FORSYTH CO, NC FEE \$26.00

NO TAXABLE CONSIDERATION

PRESENTED & RECORDED:
 09-13-2012 02:17:10 PM

C. NORMAN HOLLEMAN
 REGISTER OF DEEDS
 BY: S. GRIFFITH
 ASST

BK: RE 3079
 PG: 4355-4356

original to Yvonne Hines

Excise Tax \$ NTC	PIN: 6836-96-8771.00 Block: 1842 Lot 022
-------------------	---

Drawn by: Norman L. Nifong (Box 33)

Property Address: 2705 Ansonia Street, Winston-Salem, NC 27105

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this the 22nd day of August, 2012, by and between

GRANTOR	GRANTEE
OLIVETTE H. BYNUM, (widow)	MOUNT SINAI FULL GOSPEL DELIVERANCE CENTER
Grantor's address: 1199 Hayes Forest Dr., Apt. 103A Winston-Salem, NC 27106	Grantee's address: 2721 Manchester Street Winston-Salem, NC 27105

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:

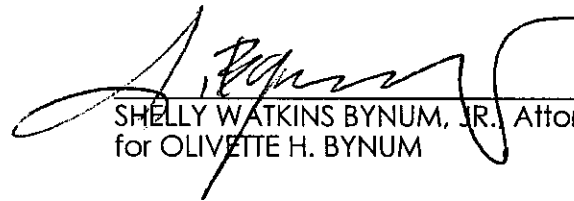
BEING known and designated as Lot No. 22, as shown on the Map of City View Development, same being of record in Plat Book 1, Page 108, in the Office of the Register of Deeds, Forsyth County, North Carolina.

All or a portion of the property herein conveyed does not include the primary residence of Grantor.

TO HAVE AND TO HOLD the 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 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 **ad valorem taxes for subsequent years, easements and restrictions of record, and any local, county, state, or federal laws, ordinances, or regulations relating to zoning, environment, subdivision, occupancy, use, construction, or development of the subject property, including existing violations of said laws, ordinances, or regulations.**

IN TESTIMONY WHEREOF, the Grantor has hereunto set his hand and adopted the printed word [SEAL] as his own seal.

 [SEAL]
SHELLY WATKINS BYNUM, JR., Attorney-in-Fact
for OLIVETTE H. BYNUM

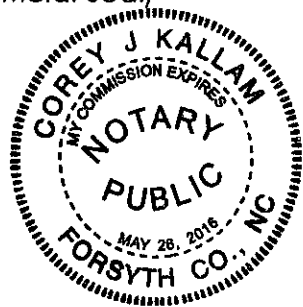
STATE OF NORTH CAROLINA – COUNTY OF FORSYTH

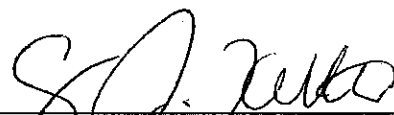
I, Corey J. Kallam, a Notary Public for Forsyth County, North Carolina, do hereby certify that SHELLY WATKINS BYNUM, JR., Attorney-in-Fact for OLIVETTE H. BYNUM, personally appeared before me this day, and being by me duly sworn, says that he executed the foregoing and annexed instrument for and in behalf of OLIVETTE H. BYNUM, and that his 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 of Forsyth County, North Carolina in Book 3026 at Page 1390, and that this instrument was executed under and by virtue of the authority given by said instrument granting him power of attorney; that the said SHELLY WATKINS BYNUM, JR. acknowledged the due execution of the foregoing and annexed instrument for the purposes therein expressed for and in behalf of the said OLIVETTE H. BYNUM.

I do further certify that I am not a party to the attached instrument.

Witness my hand and notarial stamp or seal, this the 25th day of August, 2012.

Date: 8/25/12
(Official Seal)




Official Signature of Notary
Corey J. Kallam
Notary's printed or typed name

My commission expires: May 26, 2016