



2017020623 00227

FORSYTH CO, NC FEE \$26.00  
STATE OF NC REAL ESTATE EXT

\$120.00

PRESENTED & RECORDED:

05-26-2017 03:21:07 PM

LYNNE JOHNSON

REGISTER OF DEEDS

BY: SANDRA YOUNG

DPTY

BK: RE 3349

PG: 1549-1550

Original To:

*Pat Diamond*

**NORTH CAROLINA SPECIAL WARRANTY DEED**

Excise Tax: \$120.00

Parcel Identifier No. 6854-14-9390.00

Mail/Box to: Grantee *AT 4-C Oak BRANCH Drive, Greensboro, NC 27407*

This instrument was prepared by **Brady & Kosofsky, PA, 3065B Senna Drive, Matthews, NC 28105**, a duly licensed North Carolina and South Carolina law firm. Delinquent taxes, if any will be paid by the closing attorney from the closing proceeds as shown on the settlement statement.

**No title examination or statutory lien search, pursuant to Chapter 44A of the North Carolina General Statutes, was performed and no opinion as to these matters is expressed.**

Brief Description for the Index: **BEING KNOWN AND DESIGNATED as Lot No. 7, as shown on the Map of Dizeland**

THIS DEED made this 8 day of May, 2017 by and between

GRANTOR	GRANTEE
<p><i>U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust</i></p> <p><i>Mailing Address: c/o Caliber Real Estate Services, LLC 13801 Wireless Way Oklahoma City, OK 73134</i></p>	<p><i>Raj Arora</i></p> <p><i>Property Address: 901 Dize Drive Winston-Salem, NC 27107</i></p>

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 the City of **Winston-Salem, Forsyth** County, North Carolina and more particularly described as follows:

SEE ATTACHED EXHIBIT "A"

Property Address: *901 Dize Drive, Winston-Salem, NC 27107*

The property hereinabove described was acquired by Grantor by instrument recorded Book RE 3319, Pages 193-195.

A map showing the above described property is recorded in Plat Book 17, Page 170.

All or a portion of the property herein conveyed DOES NOT include primary residence of a 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 has done nothing to impair such title as Grantor received and Grantor will warrant and defend title against the lawful claims of all persons claiming by under or through Grantor, other than the following exceptions:

ALL EASEMENTS, COVENANTS AND RESTRICTIONS OF RECORD, AD VALOREM TAXES FOR THE CURRENT YEAR WHICH MAY NOT BE DUE AND PAYABLE.

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

Title Insurance Company: U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust by Caliber Real Estate Services, LLC, its Attorney in Fact

*Odette Hodges*  
By Odette Hodges  
Title: Authorized Signatory

STATE OF Texas COUNTY OF Dallas

I, Timothy J. Walter do hereby certify that Odette Hodges personally came before me this day and acknowledged that he/she is Authorized Signatory (Title) of Caliber Real Estate Services, LLC, a LLC and being authorized to do so, executed the foregoing on behalf of the LLC, as attorney-in-fact for U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust and being by me duly sworn, says that he/she executed the foregoing and annexed instrument for and in behalf of Caliber Real Estate Services, LLC as attorney-in-fact for U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust, and that the authority of Caliber Real Estate Services, LLC 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 Cumberland County, North Carolina, on the 25th day of May, 2016, in Book 09867 at Pages 0752-0756 and that this instrument was executed under and by virtue of the authority given by said instrument granting it power of attorney; that the said Caliber Real Estate Services, LLC by and through its officers above-stated, acknowledged the due execution of the foregoing and annexed instrument.

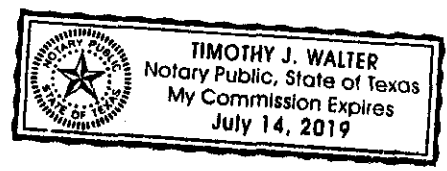
WITNESS my hand and official seal this the 8 day of May, 2017.

Date: 5/8/17

*[Signature]*  
Notary Public

SEAL

My Commission Expires: \_\_\_\_\_



"Exhibit A"

ALL THAT REAL PROPERTY SITUATED IN THE COUNTY OF FORSYTH, STATE OF NORTH CAROLINA:

BEING THE SAME PROPERTY CONVEYED TO THE GRANTOR BY DEED RECORDED IN BOOK 2629, PAGE 179 FORSYTH COUNTY REGISTRY, TO WHICH DEED REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF THIS PROPERTY.

And being more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot No. 7, as shown on the Map of Dizeland, as recorded in Plat Book 17, Page 170, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

Said property is commonly known as 901 Dize Drive, Winston-Salem, NC 27107.