

2023030234 00112

FORSYTH COUNTY NC FEE \$26.00
 NO TAXABLE CONSIDERATION
 PRESENTED & RECORDED
 09/01/2023 02:30:53 PM
 LYNNE JOHNSON
 REGISTER OF DEEDS
 BY: CARLA B FLEMING, DPTY
 BK: RE 3771
 PG: 1442 - 1444

NORTH CAROLINA CORRECTIVE DEED

Excise Tax: \$0.00

PARCEL IDENTIFIER NO. 6844-06-6802 and 6844-28-3185

VERIFIED BY _____ COUNTY ON THE _____ DAY OF _____, 20_____

THIS INSTRUMENT WAS PREPARED BY: 24 HOUR CLOSING

RETURN TO: 24 HOUR CLOSING 1320 MATTHEWS MINT HILL ROAD, MATTHEWS NC 28105

BRIEF DESCRIPTION FOR THE INDEX:

THIS DEED made this ____ day of August 2023 by and between

GRANTOR	GRANTEE	
Hanan Emam	Neta Homes LLC, a North Carolina Limited Liability Company	
Mailing Address: 549 Arbor Hill Road Apt 43C Kernersville, NC 27286	Property Address: 1120 Marne Street and 1329 Belleauwood St Winston Salem NC 27101	Mailing Address: 125 Remount Rd C-1 #135 Charlotte NC 28203

WITNESSETH: That said Grantor has remained and released and by these presents do remise, release, convey and forever convey unto Grantee, their heirs, and/or successors and assigns, all right, title, claim and interest of the Grantor in and to a certain lot(s) or parcel of land situated in the City of Winston Salem Forsyth County, State of North Carolina, and more particularly described as follows:

See Attached Exhibit A

The purpose of this instrument is to release the marital interest of spouse, who is Grantor

submitted electronically by "Pinyan Law Office, PLLC d/b/a 24 Hour Closing"
 in compliance with North Carolina statutes governing recordable documents
 and the terms of the submitter agreement with the Forsyth County Register of Deeds.

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

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3680, at Page 2852 and Book 3667, at Page 4346. A deed attempted to convey title at Book RE 3706, Page 637-638 and Book RE 3706, Page 642-643 did not contain all necessary grantors. This instrument corrects that error.

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.

The Grantor makes no warranty, express or implied, as to title to the property hereinabove described.

IN WITNESS WHEREOF, the Grantor has hereunto set their hand and seal the day and year first above written.

Hanan Emam (SEAL)
Hanan Emam

STATE OF NORTH CAROLINA

COUNTY OF Forsyth

I certify that Hanan Emam, personally appeared before me this day, showing satisfactory evidence of identity, and acknowledged the due execution and authority to execute the foregoing instrument.

Date: 09/01/2023

My Commission Expires: Oct 21 2023

Signature of Notary: Laura Cruz

LAURA CRUZ
Notary Public
Guilford Co., North Carolina
My Commission Expires Oct. 21, 2023

Exhibit A (Legal Description)

Tract 1

BEING KNOWN and designated as Lot Number 5 as shown on the Map Showing Forest Park Terrace, recorded in Plat Book 14, Page 10, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

Property Address: 1120 Marne Street Winston-Salem NC 27107

Parcel ID: 6844-06-6802

Tract 2

Being known and designated as Lot Nos. 309, 310, 311 and 312, as shown on the Map of Longview Development No. 2, recorded in Plat Book 1, Page 39-A, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

Property Address: 1329 Belleauwood St Winston-Salem NC 27107

Parcel ID: 6844-28-3185