

**2024004024 00182**FORSYTH CO, NC FEE \$26.00  
STATE OF NC REAL ESTATE EXT  
**\$4.00**PRESENTED & RECORDED  
02-08-2024 04:20:54 PMLYNNE JOHNSON  
REGISTER OF DEEDS  
BY: CARLA B FLEMING, DPTY

ENVELOPE

**BK: RE 3792**  
**PG: 1474-1475****Prepared by: Zacchaeus Legal Services**  
**Return to: Zacchaeus Legal Services, P.O. Box 25, Trenton, NC 28585****Revenue Stamps \$4.00**

STATE OF NORTH CAROLINA

COUNTY OF FORSYTH

COMMISSIONER'S DEED

ID# 6836-71-7644.000

This deed, made this 1st day of February, 2024, by MARK B. BARDILL, Commissioner, to Southern Property Solutions of 6001 Buckner Creek Ct, Mableton, Georgia, 30126.

WITNESSETH:

That whereas the said MARK B. BARDILL was appointed Commissioner under an order of the District Court, in the tax foreclosure proceeding entitled Forsyth County versus Cheryl E. Lamar and spouse, if any, Vernon Dover and spouse, if any, Margaret Jones and spouse, if any, Defendants, and City of Winston-Salem, Defendant and Lienholder, et al, File No. 20 CvD 955; and said MARK B. BARDILL was directed by said Order as Commissioner to sell the land hereinafter described at public sale after due advertisement according to law; and

Whereas, the said MARK B. BARDILL, Commissioner, did on the 5th day of October, 2023, offer the land hereinafter described at a public sale at the Forsyth County Courthouse door, in Winston-Salem, North Carolina, and then and there the said Habitat for Humanity became the last and highest bidder for said land for the sum of \$800.00; and after said bid was upset, Southern Property Solutions became the last and highest bidder for said land for the sum of \$1,550.00; and no upset or increased bid having been made within the time allowed by law, and said sale having been confirmed by said Court, and said MARK B. BARDILL, Commissioner, having been ordered to execute a deed to said purchaser upon payment of the purchase money;

Now, therefore, for and in consideration of the premises and the sum of \$1,550.00, receipt of which is hereby acknowledged, the said MARK B. BARDILL, Commissioner, does by these presents, hereby bargain, sell, grant, and convey to the said Southern Property Solutions, and their successors, heirs and assigns that certain parcel or tract of land, situated in Forsyth County, North Carolina, and described as follows:

Being known and designated as Lot Number 56 as shown on the Map of Oakdale, as recorded in Plat Book 8, Page 93, in the Office of the Register of Deeds of Forsyth County, North Carolina.

Subject to restrictive covenants and easements of record.

Parcel Number: 6836-71-7644.00

To have and to hold the aforesaid tract of land, to the said Southern Property Solutions, and their successors, heirs and assigns forever, in as full and ample manner as said MARK B. BARDILL, Commissioner as aforesaid, is authorized and empowered to convey the same.

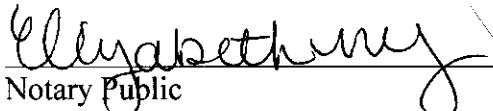
In witness whereof, the said MARK B. BARDILL, Commissioner, hath hereunto set his hand and seal.

\_\_\_\_\_(SEAL)  
MARK B. BARDILL, Commissioner

NORTH CAROLINA  
CRAVEN COUNTY

I, Elizabeth McCoy of said County, do hereby certify that MARK B. BARDILL, Commissioner, Grantor, personally appeared before me this day and acknowledged the execution of the foregoing deed.

Witness my hand and official seal this the 1st day of February, 2024.

  
\_\_\_\_\_  
Notary Public

My commission expires: 08/17/2026

