

**2024032793 00044**

FORSYTH CO, NC FEE \$26.00
 STATE OF NC REAL ESTATE EXT
\$15.00

PRESENTED & RECORDED:
 09-27-2024 10:47:21 AM
 LYNNE JOHNSON
 REGISTER OF DEEDS
 BY: CARLA B FLEMING, DPTY

BK: RE 3828
PG: 1069-1070

Prepared by: Zacchaeus Legal Services
 Return to: Zacchaeus Legal Services, P.O. Box 25, Trenton, NC 28585

Revenue Stamps \$15.00

STATE OF NORTH CAROLINA

COUNTY OF FORSYTH

SHERIFF'S DEED

ID#: 6848-11-5982.000

This deed, made this 26 day of September, 2024, by and between Bobby F. Kimbrough, Jr., Sheriff of Forsyth County, North Carolina, (the "Sheriff"), and John Dahmer, 1633 Sanford Dr., Winston-Salem, NC 27105, (the "Buyer"),

WITNESSETH

That whereas the Sheriff, being duly authorized by an Execution issued upon a judgment docketed in the office of the Clerk of the Superior Court for Forsyth County in a proceeding entitled COUNTY OF FORSYTH, Plaintiff, vs. The HEIRS, ASSIGNS and DEVISEES of EVELYN MCINNIS A/K/A EVELYN MCINNES *et, al.*, FILE NO.: 23 M 992 and after due advertisement in accordance with law, did offer for sale and did sell, at public auction for cash to the highest bidder, at the courthouse door in Forsyth County, on July 31, 2024, the real property herein described, when and where John Edward Dahmer became the last and highest bidder for the same at the price of \$5,000.00; and

Whereas, during the upset bidding period, John Dahmer offered the last upset bid in the amount of \$7,500.00; and

Whereas the sale has been confirmed by order of the Superior Court, and the Buyer has fully paid the amount of the bid to the Sheriff;

Now, therefore, in consideration of the premises and in further consideration of the sum of dollars (\$7,500.00) in hand paid to the Sheriff by the Buyer, receipt of which is hereby fully acknowledged, the Sheriff does hereby give, grant, bargain, sell, and convey unto the Buyer, his or her heirs and assigns, all of the lot, tract, or parcel of real estate described as follows:

Original to: Corporal BAUKERT

All that certain tract or parcel of land in the County of Forsyth and State of North Carolina, in Middlefork Township, and bounded as follows:

Adjoining the lands of Ferrell Heights, J. A. Davis, Jr. and others; and BEGINNING at an iron stake in the north line of Ferrell Heights Development 527 feet North 87 degrees 57 minutes west from the right-of-way line of Davis Road, said iron being the southwest corner of a tract recently sold to Gail M. Norman, also being the southeast corner of the within described tract; and runs thence with the north line of Ferrell Heights, North 87 degrees 57 minutes west 241 feet to an iron stake, a new corner with J. A. Davis, Jr.; thence on a new line with said Davis, North 1 degree 33 minutes east 185.8 feet to an iron stake in the south line of a proposed street; thence with the south line of said proposed street South 88 degrees 23 minutes east 241 feet; thence with the west line of Gail M. Norman, South 1 degree 33 minutes west 183.8 feet to the BEGINNING.

BEGINNING at an iron stake, the southwest corner of Lot No. 1 of the J. A. Davis Estate, and runs thence with the line of Ferrell Heights North 1 degree 29 minutes east 193.2 feet to an iron stake, a new corner with J. A. Davis, Jr.; thence with said Davis on a new line Eastwardly 445.8 feet to an iron stake, the northwest corner of a tract recently purchased by Allen McInnis; thence with the west line of said McInnis South 1 degree 33 minutes west 185.8 feet to an iron stake in Ferrell Heights; thence with the line of Ferrell Heights North 87 degrees 57 minutes West 441.4 feet to the BEGINNING.

Subject to restrictive covenants, easements, and rights-of-way of record.

Parcel Number: 6848-11-5982.000

To have and to hold the above-described premises and all privileges and appurtenances thereunto appertaining, to the Buyer, his, hers, its heirs and assigns, in as full and ample manner as the Sheriff is authorized and empowered to convey the same;

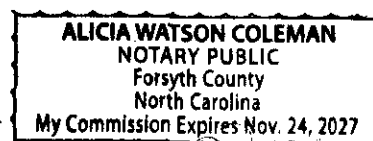
In witness whereof, the Sheriff has hereunto set his hand and seal, the day and year first above written.

 (Seal)
Sheriff

I, Alicia Watson Coleman, notary public in and for the County of Forsyth, do hereby certify that Bobby F. Kimbrough, Jr., Sheriff of FORSYTH County, personally appeared before me this day and acknowledged the due Execution of the foregoing deed as his or her own act and deed.

Witness my hand and official seal, this 26 day of September, 2024.


Notary Public



My commission expires _____