



2024033073 00111

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

\$1.00

PRESENTED & RECORDED
09-30-2024 02:39:52 PM

LYNNE JOHNSON
REGISTER OF DEEDS
BY: CARLA B FLEMING DPTY

BK: RE 3828
PG: 2942-2943

ENVELOPE

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

Revenue Stamps \$1.00

STATE OF NORTH CAROLINA

COMMISSIONER'S DEED

COUNTY OF FORSYTH

ID# 6837-42-2969.000

This deed, made this 10th day of September, 2024, by MARK B. BARDILL, Commissioner, to Evolve Real Estate Investments, LLC of 112 N. Marshall Street, Winston-Salem, North Carolina, 27101.

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 Fine Homes Association, Inc., Monticello, Inc., and City of Winston-Salem, et al, File No. 19 CvD 1947; 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

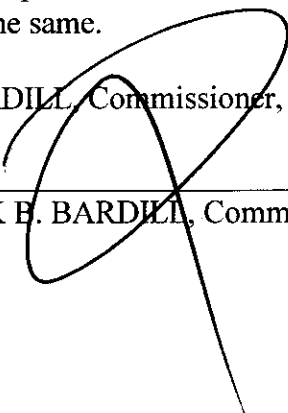
Whereas, the said MARK B. BARDILL, Commissioner, did on the 8th day of February, 2024, offer the land hereinafter described at a public sale at the Forsyth County Courthouse door, in Winston-Salem, North Carolina, and then and there the said Evolve Real Estate Investments, LLC became the last and highest bidder for said land for the sum of \$100.00; 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 \$100.00, 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 Evolve Real Estate Investments, LLC, and their successors, heirs and assigns that certain parcel or tract of land, situated in Winston Township, Forsyth County, North Carolina, and described as follows:

Lying and being in Winston Township, Forsyth County, North Carolina, and fronting on Mineral Avenue; and being known and designated as Lot No. 5, as shown on Map of the Subdivision of Lot "A" Montview (property of A.B. Cummings) recorded in Book 10 of Plats, of Page 170, Forsyth County Registry, to which map reference is hereby made for a more particular description. Also see Plat of Montview recorded in Book 1 of Plats on page 106, Forsyth County Registry.
Subject to restrictive covenants and easements of record.
Parcel Number: 6837-42-2969.000

To have and to hold the aforesaid tract of land, to the said Evolve Real Estate Investments, LLC, 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.

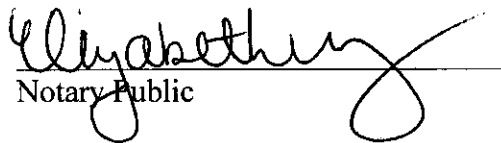
In witness whereof, the said MARK B. BARDILL, Commissioner, hath hereunto set his hand and seal.


_____(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 10th day of September, 2024.



Notary Public

My commission expires: 08/17/2026

