



2025006360 00173

FORSYTH CO, NC FEE \$26.00
STATE OF NC REAL ESTATE EXTX
\$61.00

PRESENTED & RECORDED:
02-28-2025 02:40:48 PM
LYNNE JOHNSON
REGISTER OF DEEDS
BY: OLIVIA DOYLE, ASST

BK: RE 3850
PG: 3673-3674

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

Revenue Stamps \$61.00

STATE OF NORTH CAROLINA

COMMISSIONER'S DEED

COUNTY OF FORSYTH

ID# 6836-02-8589.00

This deed, made this 10th day of February, 2025, by MARK B. BARDILL, Commissioner, to Yarazeth Salgado of 1419 Underwood Ave., Winston-Salem, North Carolina, 27105.

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 Isaiah Rhody and spouse, if any, Defendants, and City of Winston-Salem, Defendant and Lienholder, et al, File No. 17 CvD 3864; 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 3rd day of May, 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 Yarazeth Salgado became the last and highest bidder for said land for the sum of \$7,500.00; and after numerous upset bids, Yarazeth Salgado became the last and highest bidder for said land for the sum of \$30,193.89; 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 \$30,193.89, 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 Yarazeth Salgado, and their successors, heirs and assigns that certain parcel or tract of land, situated in Winston-Salem Township, Forsyth County, North Carolina, and described as follows:

Being known and designated as Lot(s) 5, Block F, as shown on the map of Snipes Estate, which map is recorded in Plat Book 3, Page 32, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which map is hereby made for a more particular description.

Subject to restrictive covenants and easements of record.

Parcel Number: 6836-02-8589.00

To have and to hold the aforesaid tract of land, to the said Yarazeth Salgado, 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.

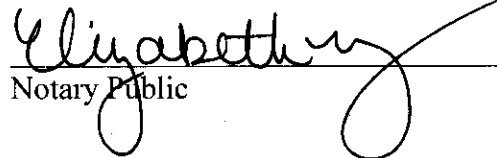
In witness whereof, the said MARK B. BARDILL, Commissioner, hath hereunto set his hand and seal.

_____(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 February, 2025.



Notary Public

My commission expires: 08/17/2026

