

**2025010903 00125**

FORSYTH COUNTY NC FEE \$26.00  
 GOVERNMENT  
 PRESENTED & RECORDED  
 04/04/2025 02:17:16 PM  
**LYNNE JOHNSON**  
 REGISTER OF DEEDS  
 BY: CHELSEA B MARTINEZ, DPTY  
**BK: RE 3856**  
**PG: 2627 - 2629**

Excise Tax *EXEMPT* Recording Time \_\_\_\_\_, Book \_\_\_\_\_ and Page \_\_\_\_\_

Tax Lot No.: \_\_\_\_\_ Parcel Identifier No.: 6844-04-1592  
 Verified by: \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_

By: \_\_\_\_\_

This instrument is exempt from State transfer taxes pursuant to NCGS §§ 105-278.1 and 105-228.29(5).

Mail after recording to: Grantee

This instrument was prepared by: Matthew S. Cheney, Attorney at Law/Brock & Scott, PLLC

Brief description for the Index

LOT 5, E.J. DURHAM, INC.

## NORTH CAROLINA SPECIAL WARRANTY DEED

THIS DEED made this 7th day of February, 2025, by and between

Grantor	Grantee
<b>Federal Home Loan Mortgage Corporation</b>	<b>RVest1, LLC, a NC Limited Liability Company</b>
Mailing Address: 6555 Excellence Way Plano, TX 75023	Mailing Address: <u>415 Pisgan Church Rd Ste 371</u> <u>Greensboro NC 27455</u> Property Address: 1008 East Brookline Street Winston-Salem, NC 27107
Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.	

Notice per NCGS §105-317-2: The above mentioned property is not a primary residence of the Grantor.

23-22830

Submitted electronically by "Steven Foskett, PA"  
 in compliance with North Carolina statutes governing recordable documents  
 and the terms of the submitter agreement with the Forsyth County Register of Deeds.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey into the Grantee in fee simple, all that certain lot or parcel of land situated in the City of Winston-Salem, Forsyth County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED AS LOT NO. 5 AS SHOWN ON THE MAP OF PROPERTY OF E.J. DURHAM, INC., AS RECORDED IN PLAT BOOK 23, 170, IN THE OFFICE OF THE REGISTER OF DEEDS OF FORSYTH COUNTY, NORTH CAROLINA, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION THEREOF.

Prior Grantor(s): Margaret Rosemond

Prior Address: 1008 East Brookline Street, Winston-Salem, NC 27107

The property hereinabove described was acquired by the Grantor by instrument recorded in Book 3820, Page 1032, Forsyth County Public Register of Deeds.

**TO HAVE AND TO HOLD** the aforesaid lot or parcel or land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor has done nothing to impair such title as Grantor received, and Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under or through Grantor, except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to the following exceptions:

**Easements, conditions, restrictions of record, and the 2025 Ad Valorem property taxes, a lien but not yet due and payable.**

[Signature Page to Follow]

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

**Federal Home Loan Mortgage Corporation by  
BROCK & SCOTT, PLLC, as Attorney-In-Fact via  
Power of Attorney Recorded on February 14, 2011 in  
Book 26291 at Page 306 in the Mecklenburg County  
Register of Deeds**

By: \_\_\_\_\_

Name:

Matthew S. Cheney

Title:

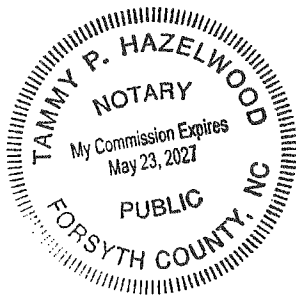
Managing Partner

STATE OF NORTH CAROLINA

COUNTY OF FORSYTH

I certify that the following person personally appeared before me this day, acknowledging to me that he/she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: **Matthew S. Cheney** as Managing Partner for Brock & Scott, PLLC as Attorney in Fact for Federal Home Loan Mortgage Corporation.

Witness my hand and notarial seal, this 7<sup>th</sup> day of February, 2025.



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

Name: Tammy P. Hazelwood

My Commission Expires: 5/23/2027