

**2025012745 00118**

FORSYTH COUNTY NC FEE \$26.00  
 STATE OF NC REAL ESTATE EXT  
**\$468.00**

PRESENTED & RECORDED  
 04/21/2025 11:52:35 AM

**LYNNE JOHNSON**  
 REGISTER OF DEEDS  
 BY: OLIVIA DOYLE, ASST

**BK: RE 3858**  
**PG: 4150 - 4152**

## NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$468.00

Parcel Identifier No.: 6836-93-7392.000

Mail after recording to: Grantee(s)

This instrument was prepared by: Stegall &amp; Clifford, PLLC, 202 Fair Oaks Lane, Winston-Salem, NC 27127

Brief Description from the Index: Pt. Lot 74 &amp; Lot 75, Overbrook (New Lot 1)

THIS DEED made this 21st day of April, 2025, by and between

**GRANTOR**

Glabex Consortium LLC, a North Carolina Limited Liability Company

Mailing Address: 4887 Hampton Oak Court  
 Clemmons, NC 27012

**GRANTEE**

Tremika Rashana Middleton, a married person

Property Address: 2034 East Eighteenth Street, Winston-Salem, NC 27105

Mailing Address: 186 Spriggs Lane  
 Reedville, VA 22539

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 unto the Grantee in fee simple, all that certain lot or parcel of land situated in \_\_, City of Winston-Salem, Forsyth County, North Carolina and more particularly described as follows:

**See Exhibit "A" Attached Hereto and Made a Part Hereof**

Is the property the primary residence of the Grantors? No

The property herein described was acquired by Grantor by instrument recorded in Book 3820, Page 1041, Forsyth County Registry.

A map showing the above described property is recorded in Plat Book 1, Page 5A, and referenced within this instrument.

Submitted electronically by "Stegall & Clifford, PLLC"  
 in compliance with North Carolina statutes governing recordable documents  
 and the terms of the submitter agreement with the Forsyth County Register of Deeds.

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

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

Easements, rights-of-way, and restrictions of record or visible upon the described property, and to ad valorem taxes for the current year.

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

Glabex Consortium LLC, a North Carolina Limited Liability Company

By: Anthony Okafor  
Anthony Okafor, Managing Member

STATE OF NORTH CAROLINA  
COUNTY OF DAVIDSON

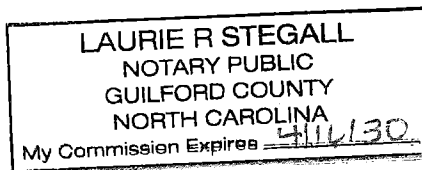
I, Laurie R Stegall certify that Anthony Okafor, Managing Member of Glabex Consortium LLC personally came before me this day and acknowledged that he/she is Managing Member of Glabex Consortium LLC, a Limited Liability Company, and that he/she, as Managing Member, being authorized to do so, executed the foregoing on behalf of the Limited Liability Company.

Witness my hand and official seal this 21st day of April, 2025.

Laurie R Stegall  
Official Signature of Notary

Printed or typed name of Notary

My Commission Expires: 4/16/30



**Exhibit "A"**

Beginning at an existing iron pipe on southern right of way of E. 18th Street, said iron being the northwest corner of lot 75 and the northeast corner of Lot 76, Map of Overbrook Subdivision as recorded in Plat Book 1 Page 5A. Thence with the right of way of E. 18th Street, North 84 Degrees, 10 Minutes, 38 Seconds East, 75.00 feet to a rebar set; thence a new line, South 5 Degrees, 56 Minutes, 30 Seconds East, 139.80 feet, to a rebar set on the northern line of of 91; thence with the northern line Lot 91 and Lot 90, South 84 Degrees, 10 Minutes, 38 Seconds West, 75.11 feet, to an existing iron pipe, the southwest corner of Lot 1, the northwest corner of Lot 90 and the northeast corner of Lot 89; thence with the western line Lot 1 and the eastern line of Lot 76, North 5 Degrees, 53 Minutes, 51 Seconds West, 139.80 feet, to the point of beginning containing 0.241 acres ( 10492.460 square feet ), more or less, per survey by Timothy M Fulton, PLS dated July 10, 2024 designated as Job #8043.

Being all of Lot 75 and the western half of Lot 74, Map of Overbrook Subdivision as recorded in Plat Book 1 Page 5A. and also being known as all of New Lot 1, as described in Deed Book 3820, Page 1041, Forsyth County Registry.

Parcel ID # 6836-93-7392.000

Property Address: 2034 East Eighteenth Street, Winston-Salem, NC 27105