2015006800 00115
FORSYTH CO, NC FEE $26.00
STATE OF NC REAL ESTATE EXTX
$15.00
PRESENTED & RECORDED:
03-02-2015 12:28:20 PM
C. NORMAN HOLLEMAN
REGISTER OF DEEDS
BY: S. GRIFFITH
DPTY
BK: RE 3218
PG: 4062-4063

Prepared by: Zacchaeus Legal Services **Revenue Stamps $15.00**
Return to: Zacchaeus Legal Services, P.O. Box 25, Trenton, NC 28585

ENVELOPE

STATE OF NORTH CAROLINA

COMMISSIONER'S DEED

COUNTY OF FORSYTH ID# 6844-00-7676.00

This deed, made this 27th day of February, 2015, by MARK D. BARDILL, Commissioner, to Legacy Real Estate Investment Fund II of 250 E. 5th Street, Suite 1500, Cincinnati, Ohio, 45202.

WITNESSETH:

That whereas the said MARK D. BARDILL was appointed Commissioner under an order of the District Court, in the tax foreclosure proceeding entitled Forsyth County versus Gary L. Warren and spouse, if any and City of Winston-Salem, Defendants, and Department of the Treasury, Internal Revenue Service, GE Capital Retail Bank, Orthopaedic Specialists of the Carolinas, P.A. and Suntrust Bank, Lienholders, et al, File No. 12-CVD-602; and said MARK D. 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 D. BARDILL, Commissioner, did on the 1st day of December, 2014, 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 Easton Development Trust became the last and highest bidder for said land for the sum of $200.00, and that after numerous upset bids, Legacy Real Estate Investment Fund II became the last and highest bidder for the sum of $7,500.00; 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 D. 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 $7,500.00, receipt of which is hereby acknowledged, the said MARK D. BARDILL, Commissioner, does by these presents, hereby bargain, sell, grant, and convey to the said Legacy Real Estate Investment Fund II, 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:

A tract or parcel of land in Forsyth County, North Carolina, in Winston Township, and bounded as follows: BEING KNOWN AND DESIGNATED as Lot Number 103 as shown on the Map of Easton, which map is recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, in Plat Book 14, Page 23(4), reference to which is hereby made for a more particular description.
Subject to restrictive covenants and easements of record.
This conveyance is made subject to a 120 day right of redemption by the United States of America pursuant to 26 U.S.C. Section 7425 and 28 U.S.C. Section 2410.
Parcel Identification Number : 6844-00-7676.00

To have and to hold the aforesaid tract of land, to the said Legacy Real Estate Investment Fund II, and their successors, heirs and assigns forever, in as full and ample manner as said MARK D. BARDILL, Commissioner as aforesaid, is authorized and empowered to convey the same.

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

(SEAL)
MARK D. BARDILL, Commissioner

NORTH CAROLINA
CRAVEN COUNTY

I, Shelly D Daugherty of said County, do hereby certify that MARK D. 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 27th day of February, 2015.

Shelly D Daugherty
Notary Public

My commission expires: 06/05/2017

SHELLY D DAUGHERTY NOTARY PUBLIC CRAVEN COUNTY, N.C.