

This Deed drafted by: Norman L. Nifong / Box
Mail this Deed to: _____
(Name) (Street & Number) 118 (City) (State) (Zip)

STATE OF NORTH CAROLINA
COUNTY OF FORSYTH

DEED OF TRUST

This Indenture, made this 2nd day of January, 19 86, by and between
W & M INVESTMENT COMPANY, a North Carolina Partnership

part Y of the first part, and C. Penn Craver, Jr. Trustee, party of the second part,
and WILDA T. BRAWLEY part Y of the third part:

WITNESSETH, Whereas, the said part Y of the first part being indebted to said part Y of the third part
in the principal sum of Fifty-Six Thousand and No/100 (\$56,000) Dollars for balance of purchase
price of real property as evidenced by note(s) ~~of even date herewith, as follows:~~
dated January 12, 1983, and according to the terms and conditions set forth therein,
which are incorporated herein by reference as if set forth in their entirety,
the payment whereof the said part Y of the first part desire(s) to secure.

NOW, THEREFORE, in consideration of the premises, and in further consideration of one dollar to each in hand paid, the receipt whereof is hereby
acknowledged, the said part Y of the first part as granted, bargained and sold and by these presents as grant, bargain, sell and convey unto
the said C. Penn Craver, Jr. Trustee, his successors, or assigns, that certain piece, parcel, lot or tracts of land lying in Forsyth County, and
more particularly described as follows:

Being known and designated as Lots 49, 50 and 51 as shown on map
of The Claude Davis Place as recorded in Plat Book 7 Page 122(2)
in the Office of the Register of Deeds of Forsyth County, North
Carolina.

The above-described property is conveyed by W & M
Investment Company, a North Carolina Partnership as substitute
security for the payment of that certain Note dated January 12,
1983 in the face amount of \$56,000.00. The property described
hereinabove is conveyed to C. Penn Craver, Jr., Trustee,
as substitute security for the release of the real property
described in Book 1383 Page 1490 of the Forsyth County Registry.
W & M Investment Company, a North Carolina Partnership, by
conveyance of the above-described property to C. Penn Craver,
Jr., Trustee, does hereby submit the above-described prop
to all the terms and conditions of the Deed of Trust recorded in
Book 1383 Page 1490, which are incorporated herein by reference
as if set forth in its entirety.

TO HAVE AND TO HOLD The said premises, together with all the privileges and appurtenances thereto belonging, incident or appertaining thereto, unto the
said C. Penn Craver, Jr. Trustee, his successors and assigns, in trust for the uses and purposes hereinafter limited, described
and declared. And the said part Y of the first part covenant(s) with the said Trustee that it is seized of said premises in fee, and as
the right to convey the same in fee simple; that the same are free from all encumbrances, and that it will warrant and defend the title to the same against the
claims of any and all persons whomsoever, except easements and restrictions of record and Deed of Trust in
Book 1384 Page 525, and easement to Lafayette Academy, Inc.

PROVIDED, Nevertheless, and on this EXPRESS CONDITION, that if the said part Y of the first part shall fail or neglect to pay the interest on the
aforesaid note(s) as the said interest becomes due and payable, or if it shall fail or neglect to pay the principal and interest due on any said note(s) at the
maturity of any of them, or if any part of said note(s) shall remain due and unpaid, then it shall be the duty of the said C. Penn Craver,
Jr. Trustee, his successors or assigns, at the request of the said part Y of the third part, or assigns, to sell said land
at public auction to the highest bidder for cash at the courthouse door in Winston-Salem, Forsyth County, N.C., after giving all notices of hearing and sale for the
time and in the manner prescribed by applicable law, and thereafter shall make and deliver to the purchaser thereof a deed therefor, and the said Trustee, after
deducting 5% commission for making said sale, and after applying all expenses necessarily incurred in properly executing the trust herein declared, shall apply the
proceeds of said sale to the discharge and payment of the aforesaid note and interest, then pay the surplus, if any, to the parties entitled to same according to law.

It is stipulated and agreed that in case the said part Y of the first part shall pay off said note(s) and interest and shall discharge fully the trusts herein declared
before such sale then the aforesaid premises shall be reconveyed to the said part Y of the first part or the title hereto be revested according to the provisions
of law. And the said part Y of the first part covenant s and agree s that it will keep all taxes which may be assessed against said premises
promptly paid off, and that they will keep the buildings on premises insured against loss or damage by fire, for the benefit of the said part Y of the third part,
loss, if any, to be made payable in the policy or policies of insurance to said Trustee, as his interest may appear, and in case the said taxes or the premiums
for said insurance should at any time be paid by the said part Y of the third part, or assigns, then the amounts so expended shall become debts due, shall bear
interest at the rate of six per cent per annum, and their payment will be secured by this deed of trust.

The irrevocable power to appoint a substitute trustee or trustees is hereby expressly granted to the party of the third part, its successors or assigns, to be exercised
at any time hereafter, without notice and without specifying any reason therefor, by filing for record in the office where this instrument is recorded an instrument of
appointment. The part Y of the first part, for themselves, their heirs, executors, administrators, successors and assigns, and the party of the second part herein
named, or that may be substituted hereunder, expressly waive notice of the exercise of this power, and any necessity for making oath or giving bond by any trustee,
as well as any requirement for application to any court for the removal, appointment or substitution of any trustee hereunder, and the part Y of the third part,
its successors or assigns, may elect to appoint a substitute trustee in accordance with the laws of North Carolina.

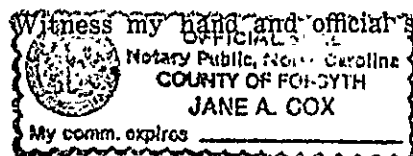
IN TESTIMONY WHEREOF, the said General Partners of W & M Investment Company, a North
Carolina Partnership

have hereunto set their hands and seals the day and year first above written
M & W Investment Company, a North Carolina Partner/ ship
(SEAL) By Boris A. Kozlov (SEAL)
Partner
(SEAL) By Olex E. Moser (SEAL)
Partner

BOOK 1523 P 2032

STATE OF NORTH CAROLINA—Forsyth County

I, Jane A. Cox, a Notary Public of Forsyth County, North Carolina, do certify that Bobby G. Wooten and Alex E. Moser/ Partners of W & M Investment Company. a North Carolina Partnership, each personally appeared before me this day and acknowledged the due execution of the foregoing Deed of Trust.



Witness my hand and official seal, this 2nd day of January, 19 86.
Jane A. Cox Notary Public
 My commission expires: June 22, 1990

STATE OF NORTH CAROLINA—Forsyth County

I, _____, a Notary Public of Forsyth County, North Carolina, do certify that _____ and his wife, _____

each personally appeared before me this day and acknowledged the due execution of the foregoing Deed of Trust.



Witness my hand and official seal, this _____ day of _____, 19____.
 _____ Notary Public
 My commission expires: _____

STATE OF NORTH CAROLINA—Forsyth County

This _____ day of _____, A.D., 19____, personally came before me, _____, a notary public, _____ (Name of Secretary or Assistant Secretary) who, being by me duly sworn, says that he knows the Common Seal of _____ (Name of Corporation) and is acquainted with _____ who is the _____ President of said Corporation, and that he, the said _____, is the _____ Secretary of said Corporation, and saw the said _____ President sign the foregoing instrument, and saw the said Common Seal of said Corporation affixed to said instrument by said _____ President, and that he, the said _____, signed his name in attestation of the execution of said instrument in the presence of said _____ President of said Corporation.



Witness my hand and notarial seal, this the _____ day of _____, A.D., 19____.
 _____ Notary Public
 My commission expires: _____

STATE OF NORTH CAROLINA—Forsyth County

The foregoing (or annexed) certificate of Jane A. Cox N.P. Forsyth (here give name and official title of the officer signing the certificate, passed upon)

is (are) certified to be correct. This the 17 day of Jan, A.D. 19 86.

L.E. Speas, Register of Deeds

Probate and filing fee \$ 6.50 paid. By Jessie Goldner Deputy-~~Assistant~~

PRESENTED FOR
REGISTRATION
AND RECORDED
Jan 17 4 12 PM '86
L.E. SPEAS
REGISTER OF DEEDS
FORSYTH CO., N.C.

Insert brief description here to be used
on Register of Deeds Index

FOR

TRUSTEE

TO

FROM

DEED OF TRUST

1523P2033