

**SATISFACTION:** The debt secured by this Deed of Trust, as evidenced by the note or other document(s) secured hereby, has been satisfied in full. This the \_\_\_\_\_ day of \_\_\_\_\_

**CENTRAL CAROLINA BANK & TRUST COMPANY**  
by: \_\_\_\_\_

FORSYTH CO, NC 2006 FEE: \$ 20.00  
PRESENTED & RECORDED: 04/07/2000 2:17PM  
DICKIE C. WOOD REGISTER OF DEEDS BY: POINDE

Return cancelled  
document to:  
FOR NOW

THIS INSTRUMENT WAS PREPARED BY: Steve Garland

AFTER RECORDING MAIL TO: Blanco Box #52

BORROWER'S NAME: V. Salem Development, LLC, Vahid Salem, Bita Sereshki Salem  
BRIEF DESCRIPTION FOR INDEX: (RECORDING TIME, BOOK AND PAGE)

Lot #62 Chadwyck, Winston-Salem, NC 27106

9071661385 - 00090

STATE OF NORTH CAROLINA  
COUNTY OF Forsyth

9071661385-00090

**CENTRAL CAROLINA BANK AND TRUST COMPANY**  
**DEED OF TRUST**  
(MULTI-PURPOSE)

This instrument has been cancelled of record  
DICKIE C. WOOD, REGISTER OF DEEDS

THIS DEED OF TRUST, made and entered into this 7th day of April, 2000, by and between \_\_\_\_\_

V. Salem Development LLC

("Grantors," whether one or more in number, corporation(s), limited liability company(ies), partnership(s), limited liability partnership(s), limited partnership(s), or individual(s)), **SOUTHLAND ASSOCIATES, INC., TRUSTEE** ("Trustee"), and **CENTRAL CAROLINA BANK AND TRUST COMPANY** ("CCB"), a North Carolina banking association with its principal office in Durham, North Carolina.

**WITNESSETH:** that whereas, the Grantors have requested CCB to extend them or any of them or either of them a loan and/or other financial accommodation(s), and CCB has agreed to extend to the Grantors a loan and/or other financial accommodation(s) not to exceed One Hundred Eight Four Thousand and No Cents (\$ 184,000.00) ("Maximum Limit") in accordance with the terms of any and all of the documents and/or other writings executed, signed, given and/or delivered by any of the Grantors in connection with the loan or other financial accommodation(s) secured hereby, which may include, but are not limited to, all notes, security instruments, guaranty agreements, loan agreements, the Construction Loan Agreement (if applicable), commitments and any other such evidences of indebtedness of Grantors and payable to CCB (together with any modifications, extensions or renewals thereof, referred to herein as "Loan Documents"), which said Loan Documents are incorporated herein by reference to the same extent as if made a part of this Deed of Trust; and

**IF THIS BOX IS CHECKED, THIS DEED OF TRUST SECURES OBLIGATIONS INCURRED IN PART FOR THE CONSTRUCTION OF IMPROVEMENTS UPON LAND** and these additional terms shall apply:

The Grantors or any of them or either of them have executed and delivered that certain Construction Loan Agreement between Grantors and CCB, dated the 7th day of April, 2000, (together with any modifications, extensions or renewals thereof, referred to herein as the "Construction Loan Agreement"); and

The funds advanced under the loan and/or other property described herein in accordance with the t

**WHEREAS,** the Grantors or any of them c notes payable to them) or any other such evide

**WHEREAS,** this Deed of Trust secures pr Chapter 45 (N.C.G.S. §45-67 et. seq.); and

**WHEREAS,** it is the intent of the parties t Grantors, and that CCB is authorized to make date of this Deed of Trust, upon the request of

**WHEREAS,** it has been agreed that no ex

**WHEREAS,** the obligations secured by th evidences of indebtedness of Grantors and pay this Deed of Trust); and Grantors' liability for by CCB for the purpose of protecting its security

**WHEREAS,** it has been agreed that in addi

said Grantors to CCB which may hereafter exist, either as principal, surety, guarantor, or otherwise, the Loan Documents, shall be secured by the conveyance of property hereinafter described, provided that the total of the Obligations hereby secured, exclusive of interest and amounts advanced to protect the property hereinafter described, including but not limited to taxes, assessments, prior liens and encumbrances, shall at no time exceed the Maximum Limit of this Deed of Trust as set out hereinabove and provided further that should any one item of the Obligations secured hereby be overdue and/or unpaid, CCB may at its option declare all such Obligations due and payable. If the total of the Obligations of the Grantors shall be greater than the Maximum Limit of this Deed of Trust as set forth hereinabove, the Obligations shall be reduced to the Maximum Limit. The Obligations shall be secured by this Deed of Trust; and

**THE OBLIGATIONS SECURED BY THIS DEED OF TRUST** are for present and any future Obligations of the maker(s) to the payee(s) thereof, and this Deed of Trust is executed to secure all such Obligations.

The total amount of the present obligation secured is

The maximum principal amount, including present and future obligations, which shall be secured hereby at any one time is the **MAXIMUM LIMIT** (set forth hereinabove).

The period within which such future obligations may be incurred shall not be more than \_\_\_\_\_ years from the date of this Deed of Trust.

The balance of the Obligations secured by this Deed of Trust shall always be due and payable in full according to the terms thereof.

**NOW, THEREFORE, IN CONSIDERATION OF** the premises and of the sum of One Dollar and other good and valuable consideration to the Grantors in hand paid by the said Trustee, the receipt of which is hereby fully acknowledged, and in order to carry out the intention expressed in the premises, the said

The original of this instrument with the notes or bonds secured thereby having this day been exhibited to the undersigned marked paid and satisfied as required by law, the same is hereby cancelled of record by virtue of authority contained in Section 45-37 of the General Statutes of NC.

this APR 17, 2001

Dickie C. Wood, Register of Deeds

By: [Signature]  
Asst. - Deputy

Sat BK 123 Pg 2975

Improvements upon a portion of the real and

notes (or negotiate and discount various within the Maximum Limit; and North Carolina General Statutes Article 7,

ature obligations of any one or more of the fifteen (15) year period beginning on the other; and

ure any advance made hereunder; and

by the Loan Documents or any other such ice to the same extent as if made a part or is, insurance premiums, monies advanced llectively referred to as "Obligations"; and

held by CCB, all of the Obligations of any of limits set forth in this Deed of Trust and in

exclusive of interest and amounts advanced to protect the property hereinafter described, including but not limited to taxes, assessments, prior liens and encumbrances, shall at no time exceed the Maximum Limit of this Deed of Trust as set out hereinabove and provided further that should any one item of the Obligations secured hereby be overdue and/or unpaid, CCB may at its option declare all such Obligations due and payable. If the total of the Obligations of the Grantors shall be greater than the Maximum Limit of this Deed of Trust as set forth hereinabove, the Obligations shall be reduced to the Maximum Limit. The Obligations shall be secured by this Deed of Trust; and

PAID AND SATISFIED

DATE 08/30/01

CENTRAL CAROLINA BANK

& TRUST CO.

BY [Signature]

Colleen S. Utley

Asst. Treasurer

VS, BS