

2015032732 00103

FORSYTH CO. NC FEE \$26.00

STATE OF NC REAL ESTATE EXTX

\$54.00

PRESENTED & RECORDED

08/27/2015 02:07:45 PM

C. NORMAN HOLLEMAN

REGISTER OF DEEDS

BY: OLIVIA DOYLE

ASST

BK: RE 3247**PG: 2770 - 2771****TRUSTEE'S DEED****NORTH CAROLINA**

Prepared by: Hutchens Law Firm

Return To: Equity Trust Company Custodian FBO Z097756 IRA
2268 S. Shatford Road, Winston-Salem, NC 27103**FORSYTH COUNTY**

Firm Case No:1150609 (FC.FAY)

REVENUE: \$54.00**TAX ID: 6837-04-9383.00****Not the primary residence of the Grantor herein**

THIS TRUSTEE'S DEED, made this 25th day of August, 2015, by Substitute Trustee Services, Inc., Substitute Trustee, of the County of Cumberland, and State of North Carolina, 201 South McPherson Church Road, Suite 232, Fayetteville, NC 28303, party of the first part, to Equity Trust Company Custodian FBO Z097756 IRA, 2268 S. Shatford Road, Winston-Salem, NC 27103, party of the second part;

WITNESSETH:

THAT WHEREAS, on the 30th day of November, 2006, Carolyn L. Hooper, Sole Owner, Unmarried, executed and delivered to TRSTE, INC., Trustee, a certain Deed of Trust, which is recorded in Book RE 2714, Page 911, in the Office of the Register of Deeds of Forsyth County, North Carolina; and,

WHEREAS, the undersigned, Substitute Trustee Services, Inc., having been substituted as Trustee in said Deed of Trust by an instrument duly recorded in Book RE3218, Page 205, Forsyth County Registry; and,

WHEREAS, in Special Proceeding Number 15 SP 334, under and by virtue of the authority conferred by the said Deed of Trust, and in accordance with the terms and stipulations of the same, and after due advertisement as in said Deed of Trust prescribed and by law provided, the said Substitute Trustee did on the 3rd day of June, 2015, at the Courthouse Door, in the City of Winston-Salem, North Carolina, expose to public sale the lands hereinafter described. Pursuant to upset bid, Baka, LLC became the last and highest bidder for the sum of Twenty-Six Thousand Nine Hundred Twenty-Nine Dollars and 54/100 (\$26,929.54); and,

WHEREAS, Baka, LLC assigned its bid by an Assignment of Bid filed with the Clerk of Superior Court of Forsyth County to Equity Trust Company Custodian FBO Z097756 IRA, party of the second part;

WHEREAS, said sale was duly reported to the Office of the Clerk of Superior Court, Forsyth County, North Carolina and no increased bid has been filed within the time allowed therefore by law;

NOW, THEREFORE, in consideration of the premises and the sum of Twenty-Six Thousand Nine Hundred Twenty-Nine Dollars and 54/100 (\$26,929.54), paid to the said party of the first part by the said party of the second part, the receipt of which is hereby acknowledged and under and by virtue of the power and authority by said Deed of Trust conferred, the said Substitute Trustee, as aforesaid, does hereby bargain, sell and convey unto the said Equity Trust Company Custodian FBO Z097756 IRA, its successors and assigns, all

Submitted electronically by "Mark E. Randolph, Attorney At Law"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Forsyth County Register of Deeds.

that certain parcel, lot or tract of land lying and being in the County of Forsyth, State of North Carolina, and being more particularly described as follows:

Being known and designated as Lot Number 209, as shown on the map of Northhills, Phase IV, as recorded in Plat Book 24, Page 172, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

Together with improvements thereon, said property located at 350 Parkwood Ave., Winston Salem, NC 27105

Parcel ID 6837-04-9383.00

SUBJECT, HOWEVER, to all taxes, special assessments and prior liens or encumbrances of record against said property and any recorded releases.

TO HAVE AND TO HOLD said lands and premises and all privileges and appurtenances thereto belonging unto the said Equity Trust Company Custodian FBO Z097756 IRA, its successors and assigns, forever, in as full and ample a manner as the said Substitute Trustee, as aforesaid, is authorized and empowered to convey the same.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be signed in its corporate name by its duly authorized officers, the day and year first above written.

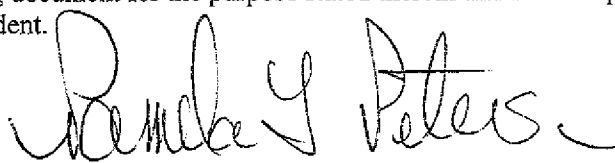
SUBSTITUTE TRUSTEE SERVICES, INC.
SUBSTITUTE TRUSTEE

BY: 
Palmer Maas Vice President

NORTH CAROLINA – CUMBERLAND COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Palmer Maas Vice President.

Date: August 25, 2015


Official Notary Signature

Pamela L. Peterson Notary Public
Notary Public printed typed name

My Commission Expires: May 15, 2020

Official Seal

