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FORSYTH CO, NC FEE \$17.00

NO TAXABLE CONSIDERATION 08-12-2009 11:28:00 AM C. NORMAN HOLLEMAN REGISTER OF DEEDS

BY: SHANNON BOSTIC-GRIFFITH

**BK: RE 2907** PG: 2269-2270

Prepared by & return to:

Bunch & Associates, PLLC 514 S. Stratford Road, Ste 240 #/53

Winston-Salem, NC 27103

STATE OF NORTH CAROLINA

COUNTY OF FORSYTH

**DEED OF RELEASE** (KEVIN A. DELANEY) (5093 BRIAN CENTER LANE)

THIS DEED OF RELEASE, made this 7th day of August between TRSTE, INC., Trustee, hereinafter called "Trustee", (whether a corporation or one or more persons), and WACHOVIA BANK, NATIONAL ASSOCIATION, hereinafter called "Beneficiary", (whether a corporation or one or more persons), parties of the first part, and Mulvaney Homes, Inc., parties of the second part, (whether a corporation or one or more persons);

## WITNESSETH:

THAT WHEREAS, said parties of the second part heretofore executed to the said Trustee a certain DEED OF TRUST recorded in Book 2203, Page 3880 and a MODIFICATION OF A DEED OF TRUST as amended in Book 2726 Page 1878, in the Office of the Register of Deeds of FORSYTH County, North Carolina, to secure a certain note or notes therein set out and payable to the Beneficiary; and whereas, said Beneficiary is the owner and holder of said note or notes; and whereas, said parties of the second part have requested the said Beneficiary to release from the lien of said MODIFICATION OF DEED OF TRUST so much of the land therein conveyed as is hereinafter described and the said Beneficiary has agreed to do so and has requested said Trustee to join in said release.

NOW, THEREFORE, said parties of the first part, for and in consideration of the sum of Ten Dollars and no/100's (\$10.00) paid to them by the parties of the second part, the receipt of which is hereby acknowledged, have remised and released, and by these presents do remise, release and forever quitclaim unto the said parties of the second part, their heirs, successors, and assigns that certain tract or parcel of land situated in FORSYTH County, North Carolina, and more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot 39 of BETHABARA TRACE, PHASE II, as shown on the map recorded in Plat Book 49, Page 48 and 49, in the Office of the Register of Deeds of Forsyth County Registry, reference to which is hereby made for a more particular description.

TO HAVE AND TO HOLD, said lands, premises, together with all privileges and appurtenances thereunto belonging to them, the said parties of the second part, and their heirs, successors and assigns, free and recorded in the Office of the Register of Deeds of FORSYTH County, North Carolina, and hereinabove referred to.

But it is understood and agreed that this release shall apply only to so much of said lands as are herein expressly described and conveyed and that as to the remainder of said lands described in said DEED OF TRUST and MODIFICATION OF DEED OF TRUST, said DEED OF TRUST and MODIFICATION OF DEED OF TRUST shall be and remain in full force and effect.

IN WITNESS WHEREOF, the said Trustee and Beneficiary, parties of the first part, have hereunto set their hands and seals, this the day and year first above written.

Trustee:

	TRSTE, INC.
	By: Carack Cook (SEAL) Title AVP
	Beneficiary:
	WACHOVIA BANK, NATIONAL ASSOCIATION
	By: Moura Delu (SEAL) Title AV
STATE OF North Carolina	
COUNTY OF <u>Pavidson</u>	
nbove written, do hereby certify that appeared before me this day and acknown TRSTE, INC., Trustee, a Virginious duly given and as the act of the corporation	Notary Public of the County and State first  Pana K. Cook personally dedged that he/she is AVP of corporation and that by authority n, the foregoing instrument was signed in its (Title), as the act and deed of said
Witness my hand and official seal this the	7th day of August 2009
LILA R. DUNN NOTARY PUBLIC DAVIDSON COUNTY NORTH CAROLINA Ny Commission expires:	Lila R. Durn Notary Public
STATE OF North Carolina	
COUNTY OF <u>Pavidson</u>	
bove written, do hereby certify that appeared before me this day and acknowled WACHOVIA BANK, NATIONAL ASSOC	ven and as the act of the corporation, the
Witness my hand and official seal this the	1th day of <u>August</u> , 2009.
Seal) NORTH CAROLINA My Commission Expires March 17, 2011	Kila R. Durr Notary Public
My commission expires: 03-17-201	<u> </u>