

**2009054360 00139**

FORSYTH CO, NC FEE \$22.00

NO TAXABLE CONSIDERATION

PRESENTED & RECORDED:

12-18-2009 01:35:00 PM

C. NORMAN HOLLEMAN

REGISTER OF DEEDS

BY: PATSY RUTH DAVIS
DPT**BK: RE 2926****PG: 221-222****NORTH CAROLINA SPECIAL WARRANTY DEED**

Excise Tax: EXEMPT

Dobbins Box 176

Parcel Identifier No.6829-57-6268.00 Verified by FORSYTH County on the ___ day of _____, 20__

By: _____

Mail/Box to: GRANTEE

Drawn by: Kellam & Pettit, PA 2701 Coltsgate Road, Suite 300, Charlotte, NC 28211 (759.0000283) - kmm

Brief description for the Index: Lot 2, as shown on the map of Dogwood Trails, Forsyth County Registry.

THIS DEED made this 17th day of December, 2009, by and between

GRANTOR

GRANTEE

FANNIE MAE a/k/a FEDERAL NATIONAL
MORTGAGE ASSOCIATION organized and existing
under the laws of the United States of America

G 2 HOLDINGS, LLC

Mailing Address: _____

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot or parcel of land situated in FORSYTH County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED AS LOT 2, AS SHOWN ON THE MAP OF DOGWOOD TRAILS, WHICH MAP IS RECORDED IN PLAT BOOK 22, PAGE 13, IN THE OFFICE OF REGISTER OF DEEDS OF FORSYTH COUNTY, NORTH CAROLINA, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

Property Address: 5934 STANLEYVILLE DRIVE, RURAL HALL, NC 27045

The property hereinabove described was acquired by Grantor by instrument recorded in Book RE 2909 Page 3685.

A map showing the above described property is recorded in Plat Book 22 Page 13.

Grantee herein shall be prohibited from conveying captioned property to a bonafide purchaser for value for a sales price of Greater than \$84,000.00 for a period of three (3) month(s) from the date of this Deed. Grantee shall also be prohibited from encumbering subject property with a security interest in the principal amount of greater than \$84,000.00 for a period of three (3) month(s) from the date of this Deed. These restrictions shall run with the land and are not personal to Grantee. This restriction shall terminate immediately upon conveyance at any foreclosure sale related to a mortgage or deed of trust.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor has done nothing to impair such title as Grantor received, and Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under or through Grantor, other than the following exceptions:

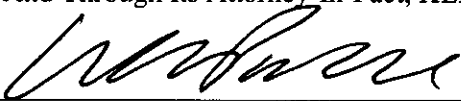
Easements and Restrictions of record as may appear
Ad Valorem taxes for 2010

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

FANNIE MAE a/k/a FEDERAL NATIONAL MORTGAGE ASSOCIATION organized and existing under the laws of the United States of America

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION
organized and existing under the laws of the United States of America

By And Through Its Attorney-In-Fact, KELLAM & PETTIT, P. A.



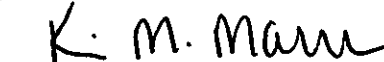
By: W. CHRIS PARNELL

Its: Vice President

State of North Carolina - County of Mecklenburg:

I, the undersigned Notary Public of the County and State aforesaid, certify that W. Chris Parnell, Vice President of KELLAM & PETTIT, P.A., said KELLAM & PETTIT, P.A. being Attorney-in-Fact for FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION organized and existing under the laws of the United States of America, personally came before me this day and being duly sworn says that KELLAM & PETTIT, P.A. by and through its Vice President, W. Chris Parnell, executed the foregoing and annexed instrument for and on behalf of FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION organized and existing under the laws of the United States of America, and that KELLAM & PETTIT, P.A.'s authority to execute and acknowledge said instrument is contained in an instrument duly executed, acknowledged and recorded in the Office of the Register of Deeds of Forsyth County, North Carolina, in Book 2866 at Page 2977 and that this instrument was duly executed under and by virtue of the authority given by said instrument granting it Power of Attorney; that W. Chris Parnell acknowledged that he is Vice President of KELLAM & PETTIT, P.A. and the due execution of the foregoing and annexed instrument is for the purpose therein expressed by its Vice President, W. Chris Parnell for and on behalf of the said KELLAM & PETTIT, P.A., as attorney-in-fact for FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION organized and existing under the laws of the United States of America, and authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed.

Witness my hand and official seal, this 17th day of December, 2009.
(Notarial Seal/Stamp)

Kim M. Marrs, Notary Public

My Commission Expires: March 7, 2011

Property Address: 5934 STANLEYVILLE DRIVE, RURAL HALL, NC 27045