2012012026 00006
FORSYTH CO, NC FEE $26.00
STATE OF NC REAL ESTATE EXTX
$78.00
PRESENTED & RECORDED:
03-21-2012 08:47:32 AM
C. NORMAN HOLLEMAN
REGISTER OF DEEDS
BY: S. GRIFFITH
ASST
BK: RE 3049
PG: 4243-4244

103.11-022400.FC01.206

TRUSTEE'S DEED

11-022400

Grantee's Address:

E-Loan Inc.
2001 Bishops Gate Blvd.
Attn: Mail Stop SV-01
Mount Laurel, New Jersey 08054

Drawn by and Mail to:

Shapiro & Ingle
10130 Perimeter Parkway, Suite 400
Charlotte, NC 28216

The property is not the primary residence of the Grantor, and Grantor has no knowledge of any foreclosed parties' use of the property. *(N.C.G.S. § 105-317.2)*

Tax Code#:4957 007
STATE OF NORTH CAROLINA

$ 78.00 REVENUE STAMPS

COUNTY OF FORSYTH

THIS DEED, made March 20, 2012 by and between Elizabeth B. Ells , Substitute Trustee per document recorded in Book 3038, Page 3054 Forsyth County, North Carolina Registry, for Hendrick & Bryant, LLP, Trustee, in the deed of trust hereinafter mentioned, of Forsyth County, North Carolina, hereinafter referred to as "first party"; and E-Loan Inc., hereinafter, whether one or more, referred to as "second party" (the singular masculine pronoun wherever hereinafter used to be construed as masculine, feminine or neuter and as singular or plural as the context may indicate or require),

WITNESSETH, THAT WHEREAS, Under date of February 2, 2007, Russell W. Newsom and Rebecca Newsom executed and delivered unto Hendrick & Bryant, LLP, as trustee, a certain deed of trust which is duly recorded in the office of the Register of Deeds for Forsyth County, N.C., in Book 2727, Page 4421 , to which reference is hereby made; and whereas, default having occurred in payment of the indebtedness secured by said deed of trust and in the performance of the stipulation and conditions therein contained, due demand was made upon the first party by the owner and holder of the indebtedness secured by said deed of trust or part of same that he foreclose the said deed of trust and sell the property under the terms thereof and a special proceeding having been instituted on January 10, 2012 with the Clerk of Superior Court of Forsyth County, said special proceeding being number 12SP72; and whereas, under and by virtue of the power and authority in him vested by the said deed of trust and in accordance with the terms and stipulation of same and after due advertisement as in said deed of trust provided and as by law required, the first party at 12:00 PM on March 8, 2012 did expose the land described in said deed of trust, and hereinafter described and

conveyed, to sale at public auction at the Forsyth County Courthouse door, when and where E-Loan Inc. became the last and highest bidder for the said land at the price of $39,250.00 and whereas the first party duly reported said sale to the Clerk of Superior Court of said county, as by law required, and thereafter said sale remained open ten days and no advance bid was placed thereon within the time allowed by law.

NOW, THEREFORE, In consideration of the premises and of the payment of the said purchase price by E-Loan Inc., the receipt of which acknowledged, and pursuant to the authority vested in him by the terms of said deed of trust, said first party, Substitute Trustee as aforesaid, does hereby bargain, sell, grant and convey unto E-Loan Inc. all that certain lot or parcel of land, lying and being in, Forsyth County, State of North Carolina, and more particularly described as follows:

Being Lots 7, 8, 9 and 10, Block A, E.L. Kiser Estate, Inc., as recorded in Plat Book 10, Page 167 (2) in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a More particular description

TO HAVE AND TO HOLD the said land, together with all the privileges and appurtenances thereunto belonging, unto said second party, its successors and assigns, forever, in as full and ample manner as the first party, Substitute Trustee, is authorized and empowered to convey the same.

IN WITNESS WHEREOF, The said first party, Substitute Trustee as aforesaid, has hereunto set his hand and affixed his seal the day and year first above written.

Elizabeth B. Ells (SEAL)
Elizabeth B. Ells
Substitute Trustee

STATE OF NORTH CAROLINA

COUNTY OF MECKLENBURG

I, Robert G. Horne, Notary Public for the State and County indicated on the seal or stamp affixed below, do hereby certify that Elizabeth B. Ells , Substitute Trustee, personally appeared before me this day and acknowledged the due execution by her of the foregoing and attached instrument as Substitute Trustee.

WITNESS my hand and official seal this March 20, 2012.

Robert G. Horne
Notary Public

My Commission expires: November 22, 2015
11-022400

ROBERT G. HORNE
NOTARY PUBLIC
Mecklenburg County
North Carolina
My Commission Expires Nov. 22, 2015